

EASTLAKE VILLAGE SHOPPING CENTER

20355-20655 YORBA LINDA BOULEVARD
YORBA LINDA, CA92886

750 – 43,678 SQUARE FEET AVAILABLE



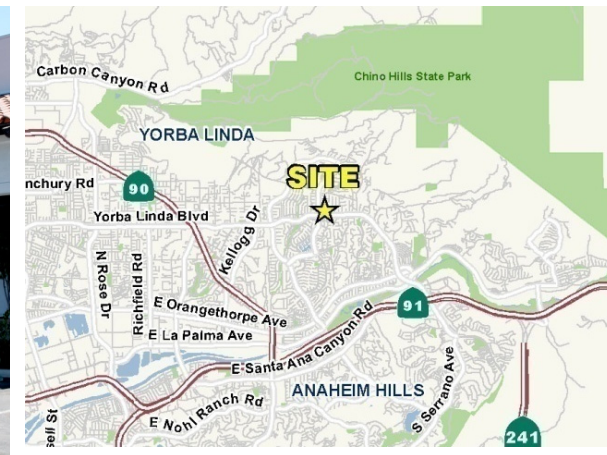
RETAIL FOR LEASE

PROPERTY FEATURES

- Strategically located grocery and drug anchored neighborhood shopping center in the heart of an affluent and dense trade area.
- Offers a strong and diverse tenant mix including a multitude of restaurant, retail and medical services.
- Convenient access via multiple ingress/egress points on Yorba Linda Boulevard and Village Center Drive.
- In close proximity to multiple elementary, middle and high schools in the immediate area.

TRAFFIC COUNTS (Costar, 2014)

- 29,590 Average Daily Traffic on Yorba Linda Boulevard
- 9,296 Average Daily Traffic on Village Center Drive



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
2014 EST. POPULATION	13,492	74,561	186,612
2019 FORECAST POPULATION	14,041	78,476	197,033
AVERAGE H.H. INCOME	\$148,495	\$123,811	\$123,627
DAYTIME POPULATION	1,520	20,754	75,949

Claritas, 2014

For more information, please contact:

KEVIN HANSEN
Senior Associate
(949) 930-2471
kevin.hansen@cushwake.com
Lic. #1937047

CHRIS WALTON
Senior Director
(949) 930-9206
chris.walton@cushwake.com
Lic. #1839264

CUSHMAN & WAKEFIELD OF CALIFORNIA, INC.
Lic. #616335
2020 Main Street, Suite 1000
Irvine, CA 92614
www.cushmanwakefield.com



The depiction in the included photograph of any person, entity, sign, logo or property, other than Cushman & Wakefield's (C&W) client and the property offered by C&W, is incidental only, and is not intended to connote any affiliation, connection, association, sponsorship or approval by or between that which is incidentally depicted and C&W or its client. This listing shall not be deemed an offer to lease, sublease or sell such property; and, in the event of any transaction for such property, no commission shall be earned by or payable to any cooperating broker except if otherwise provided pursuant to the express terms, rates and conditions of C&W's agreement with its principal, if, as and when such commission (if any) is actually received from such principal. (A copy of the rates and conditions referred to above with respect to this property is available upon request.)

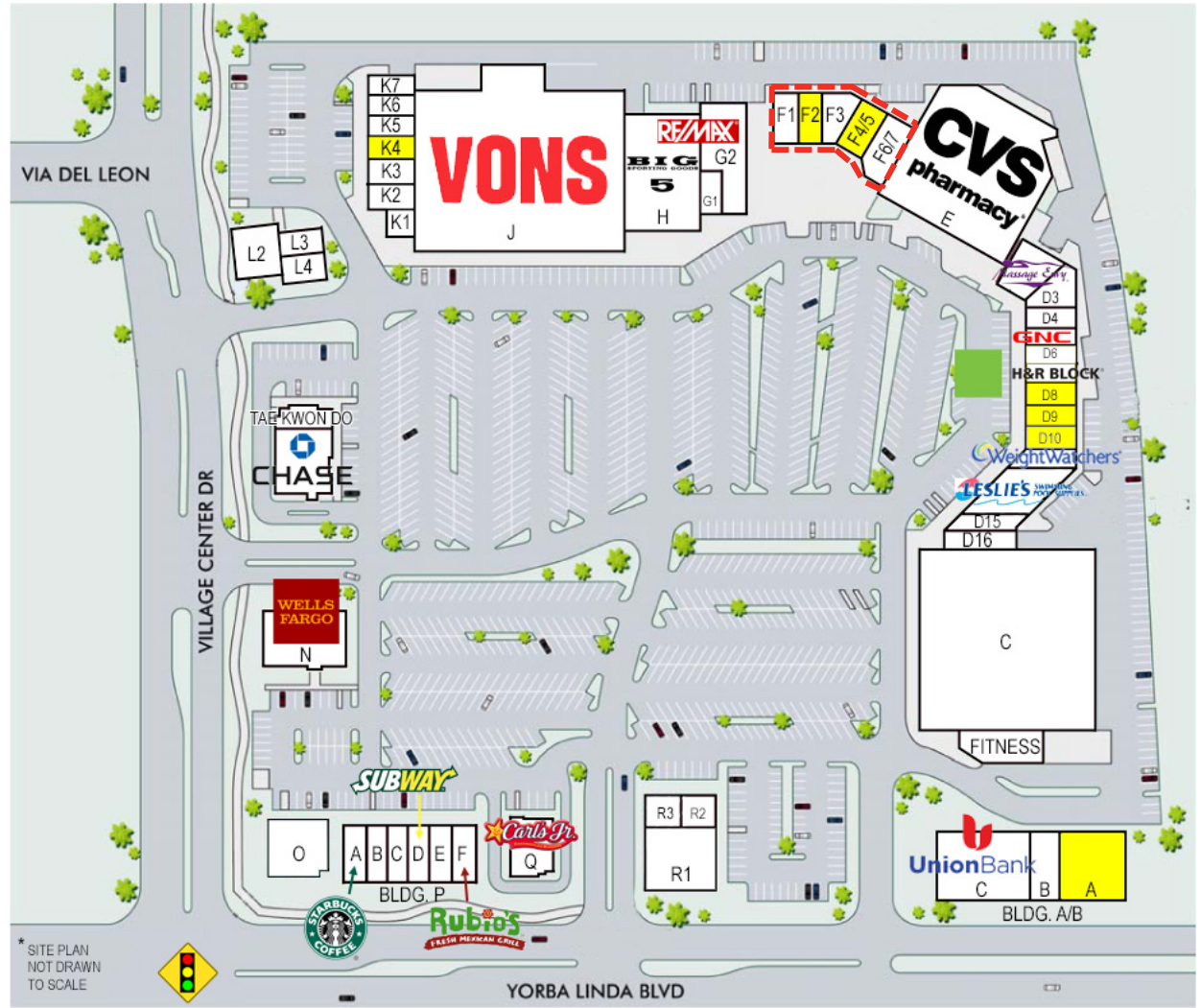
EASTLAKE VILLAGE SHOPPING CENTER

20355-20655 Yorba Linda Boulevard – Yorba Linda, CA

RETAIL
FOR LEASE

SITE PLAN & TENANT ROSTER

SUITE	TENANT	SQ. FT.
A/B-A	Available	3,000
A/B-B	Salvosa Dental Office	1,950
A/B-C	Union Bank	5,000
C	Available	43,678
D-1/2	Massage Envy	3,440
D-3	Lettuce Wok N Roll	2,540
D-4	Happiness Nails	1,200
D-5	GNC	900
D-6	Studio 190 Hair & Spa	1,200
D-7	H & R Block	1,200
D-8	Angelo's Alterations (Available 1/1/16)	900
D-9	Available	1,200
D-10	Lease Pending	2,245
D-11	Weight Watchers	1,737
D12-14	Leslie's Pool Supplies	2,908
D-15	Modern Image Beauty Supply	1,695
D-16	Dr. Bae	2,105
E	CVS Pharmacy	25,009
F-1	Happy Bagel	1,500
F-2	Available	1,200
F-3	Rainbow Kids	1,980
F-4/5	Available	2,280
F-6/7	Joaquin's Mexican Restaurant	2,515
G-1	OC Waxing & Aesthetics	800
G-2	ReMax Real Estate	5,450
H	Big 5 Sporting Goods	10,800
J	Vons	42,600
K-1	Eastlake One Day Cleaners	1,400
K-2	Mailbox It	1,000
K-3	State Farm Insurance	1,000
K-4	Available	750
K-5	Eastlake Chiropractic	1,000
K-6	Eastlake Acupuncture Clinic	1,000
K-7	Eastlake Village Dental	2,250
L-2	Simon Hong, D.M.D.I	1,880
L-3	Andrey Eng, D.D.S.	1,600
L-4	Charles Bittel, O.D.	1,500
M	Chase	6,000
N	Wells Fargo	4,550
O	Oceans and Earth	3,013
P-A	Starbucks	1,610
P-B	Pepperoni Pizza	2,000
P-C	Tampopo Sushi Restaurant	1,493
P-D	Subway	1,397
P-E	Nekter Juice Bar	1,397
P-F	Rubio's Baja Grill	1,996
Q	Carl's Jr. Restaurant	3,355
R-1	Urgent Care by Placentia-Linda Hospital	6,000
R-2	Fantastic Sam's	1,200
R-3	Verizon Wireless	1,080



For more information, please contact:

KEVIN HANSEN
Senior Associate
(949) 930-2471
kevin.hansen@cushwake.com
Lic. #1937047

CHRIS WALTON
Senior Director
(949) 930-9206
chris.walton@cushwake.com
Lic. #1839264

CUSHMAN & WAKEFIELD OF CALIFORNIA, INC.
Lic. #616335
2020 Main Street, Suite 1000
Irvine, CA 92614
www.cushmanwakefield.com



The depiction in the included photograph of any person, entity, sign, logo or property, other than Cushman & Wakefield's (C&W) client and the property offered by C&W, is incidental only, and is not intended to connote any affiliation, connection, association, sponsorship or approval by or between that which is incidentally depicted and C&W or its client. This listing shall not be deemed an offer to lease, sublease or sell such property; and, in the event of any transaction for such property, no commission shall be earned by or payable to any cooperating broker except if otherwise provided pursuant to the express terms, rates and conditions of C&W's agreement with its principal, if, as and when such commission (if any) is actually received from such principal. (A copy of the rates and conditions referred to above with respect to this property is available upon request.)