NATIONAL RETAIL GROUP

±1,028-3,256 SQ FT 1665 THIRD STREET

NORCO, CA 92860

RETAIL SPACE AVAILABLE FOR LEASE



DESCRIPTION

- SIGNALIZED INTERSECTION OF HAMNER AVE & 3RD STREET
- ADJACENT TO NORCO COLLEGE STEM CENTER
- CLOSE PROXIMITY TO INTERSTATE 15
- CLOSE PROXIMITY TO NAVAL SEA SYSTEMS COMMAND

DEMOGRAPHICS

2018A		MED. HH
ESTIMATE	POPULATION	INCOME
1-MILE	9,428	\$70,749
2-MILE	91,220	\$77,059
3-MILE	292,712	\$73,951

TRAFFIC COUNTS

HAMNER / 3RD	29,360 VPD
HAMNER / NORCO	37,000 VPD
I-15 / FOURTH	149,000 VPD

EASTVALE VOICO DR SIXTH ST FOURTH ST THIRD ST CORONA

CONTACT

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MARCUS & MILLICHAP:

3281 EAST GUASTI ROAD, SUITE 800, ONTARIO, CA 91761 | CAL LIC 00530854

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AERIAL SITE PLAN









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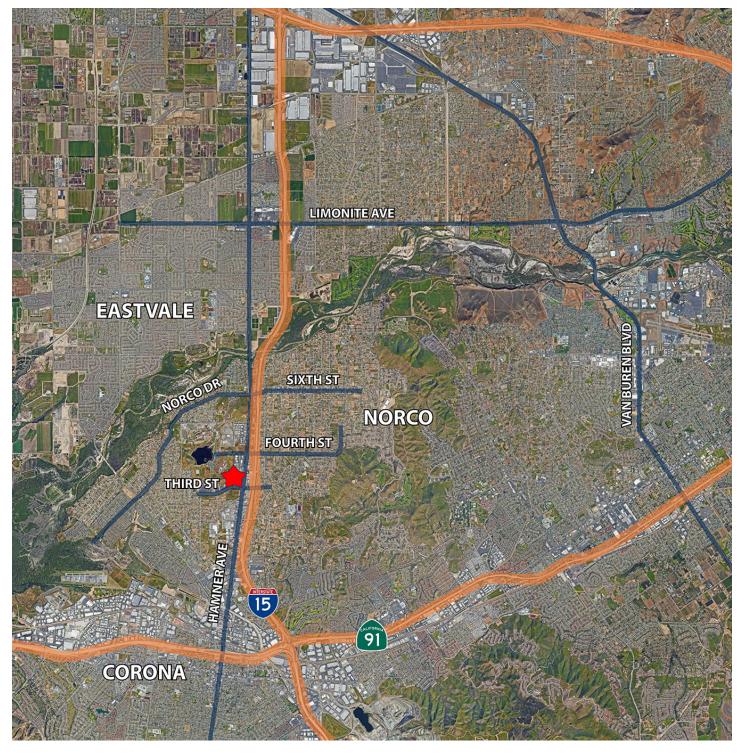
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TRADE AREA



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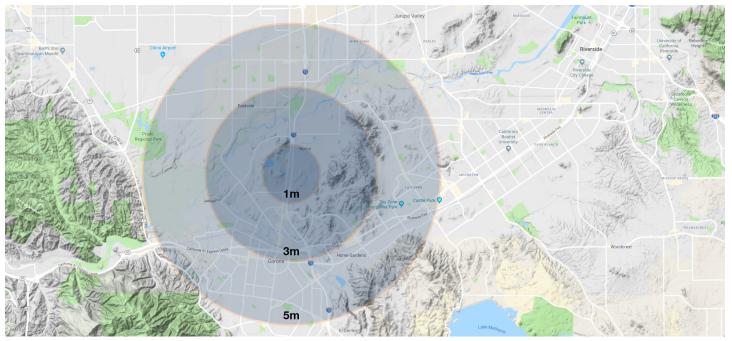
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NATIONAL RETAIL GROUP

±1,665 SQUARE FEET

1665 THIRD STREET NORCO, CA 92860

DEMOGRAPHICS



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,428	91,220	292,712
% Female	29.18%	48.28%	50.17%
% Male	70.82%	51.72%	49.83%
Median Age	39.2	34.4	33.4
HOUSE HOLDS AND INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,716	25,109	80,270
# of persons per HH	3.120	3.398	3.459
Average HH Income	\$95,376	\$98,653	\$93,838
ETHNICITY (%)	1 MILE	3 MILES	5 MILES
Hispanic	40.1%	45.7%	52.2%
RACE (%)	1 MILE	3 MILES	5 MILES
White	70.3%	54.7%	51.2%
Black	17.1%	8.4%	6.9%
Asian	1.3%	12.5%	12.5%
American Indian	0.8%	0.8%	0.9%
Other	10.5%	23.6%	28.5%

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