

PRIME FOOD COURT/RETAIL SPACE AVAILABLE

3490-3530 Madison Street, Riverside, CA

Join 24 Hour Fitness, Grocery Outlet, & Starbucks!



PROPERTY FEATURES

- 24 Hour Fitness & Starbucks Now Open
- Food Court Space Available with Communal Grease Trap Included
- Prime Location With 91 FWY Visibility
- Last Space Available ±1,262 SF
- Ideal For Restaurant and Daily Needs Users

Join Major Retailers:



	ESTIMATED 2018 POPULATION 3 Mile Radius 109,000	
	ADJUSTED DAYTIME DEMOGRAPHICS 3 Mile Radius 74,888	
	AVERAGE HOUSEHOLD INCOME 3 Mile Radius \$81,983	
TRAFFIC COUNTS		
	On Madison St 21K CPD	On 91 Freeway 168K CPD

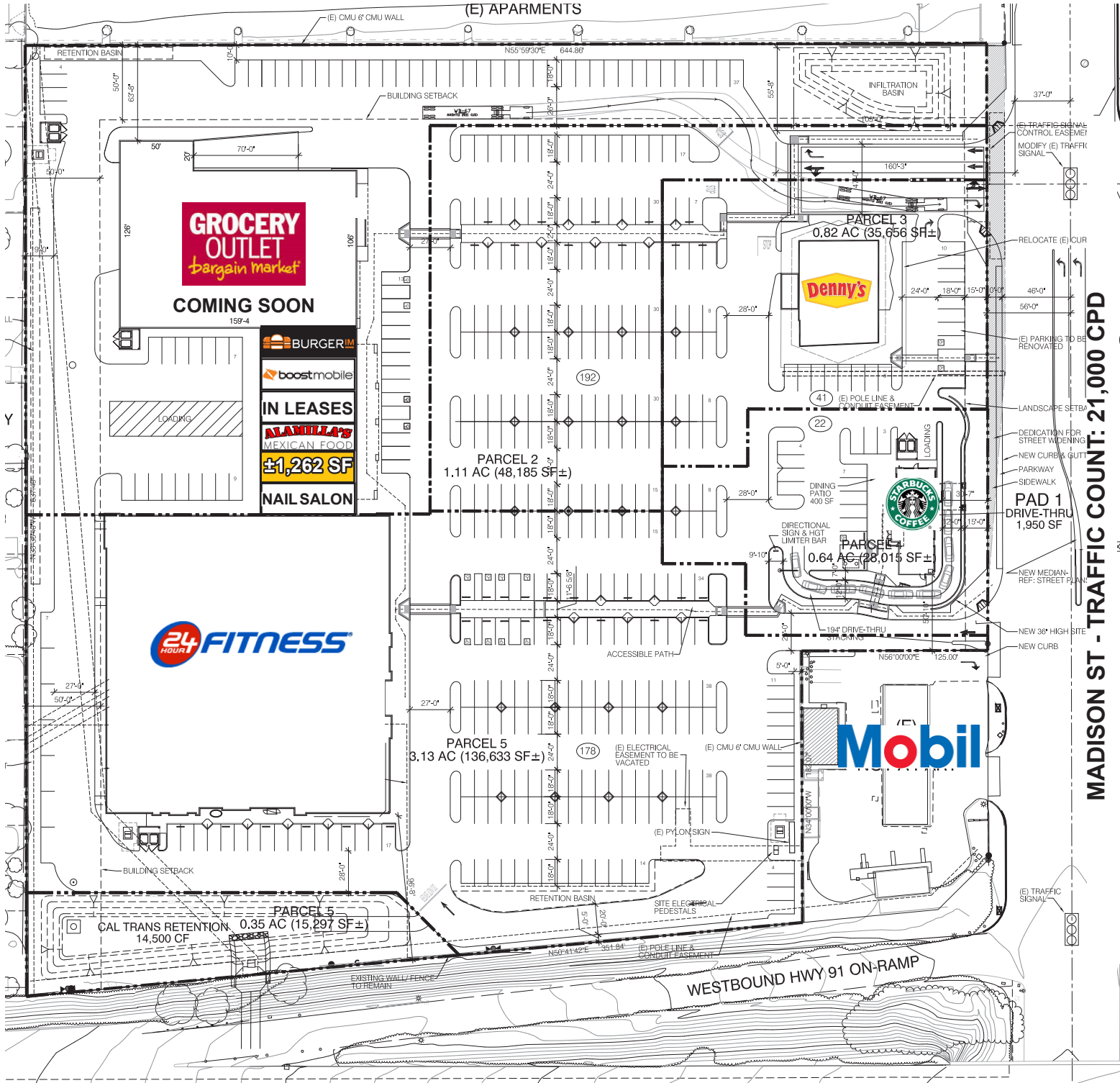
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MADISON ST - TRAFFIC COUNT: 21,000 CPD

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