

ANAHEIM HILLS FESTIVAL

Weir Canyon Rd & Santa Ana Canyon Rd • Anaheim, CA

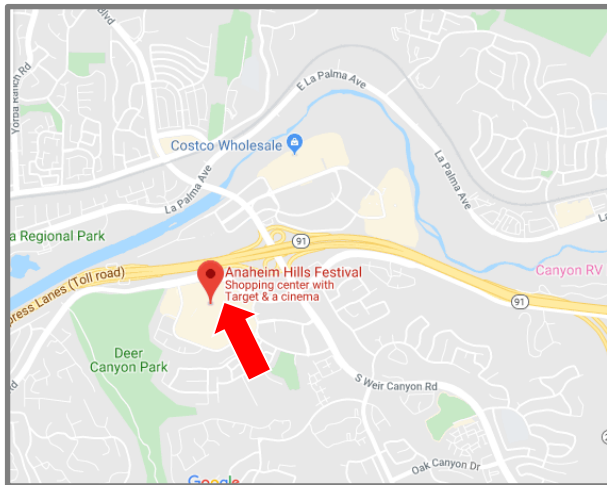
Target
Hobby Lobby
Tillys
BJ's Restaurant Brewhouse
24 Hour Fitness
Petco
T. J. Maxx
Wood Ranch BBQ & Grill
First Team Real Estate
Chipotle Mexican Grill
St. Jude Heritage Medical Center

Vons
Edwards Theatres
A T & T
Carter's
El Cholo
Panera Bread
Tutor Time
Nekter Juice Bar
The Habit Burger Grill
CAVA Mezze Grill

Coming Soon: **Orangetheory**
FITNESS



**AVAILABLE FOR LEASE | FORMER Pier1 SPACE
9,825 SF | CAN BE DEMISED**



• Approx 573,000 SF (GLA) • Easy access from 91 Fwy

POPULATION	DAYTIME POPULATION	AVERAGE HH INCOME	NUMBER OF HOUSEHOLDS	AVERAGE AGE
5-mile 147,195	5-mile 46,324	1-mile \$147,637	5-mile 50,297	5-mile 42.4

TRAFFIC COUNTS

91 Fwy, S of Weir Cyn Rd - 260,000 cpd • Santa Ana Cyn Rd - 36,000 cpd

SRA

Strategic Retail Advisors

PARTNER **XTEAM**
RETAIL ADVISORS

For More Information, Please Contact:

Kathy Fox-Limburg | CalBRE Lic: 01199297 | 949.640.6678 x21 | kathy@strategicretailadvisor.com

Managed by



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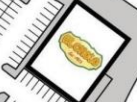
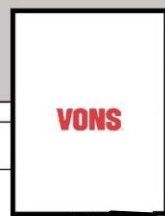


SANTA ANA CANYON ROAD

Pad E - 7,300 SF

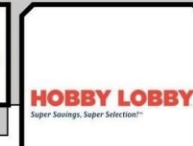
AVAILABLE Major H - 9,825 SF**

FESTIVAL DRIVE



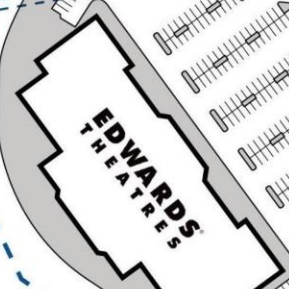
5J - 908 SF***

6B - 2,990 SF



4B - 1,877 SF

UPPER LEVEL



2B - 5,010 SF***

ROOSEVELT ROAD

4A - 2,066 SF*

As of December 1, 2020

*LOI/Lease Negotiations 3A - 3,923 SF***

**Divisible

***Month-to-Month, Temp Tenant, or Occupied/Possible Recapture



SOUTH FESTIVAL DRIVE

Major B - 35,000 SF**



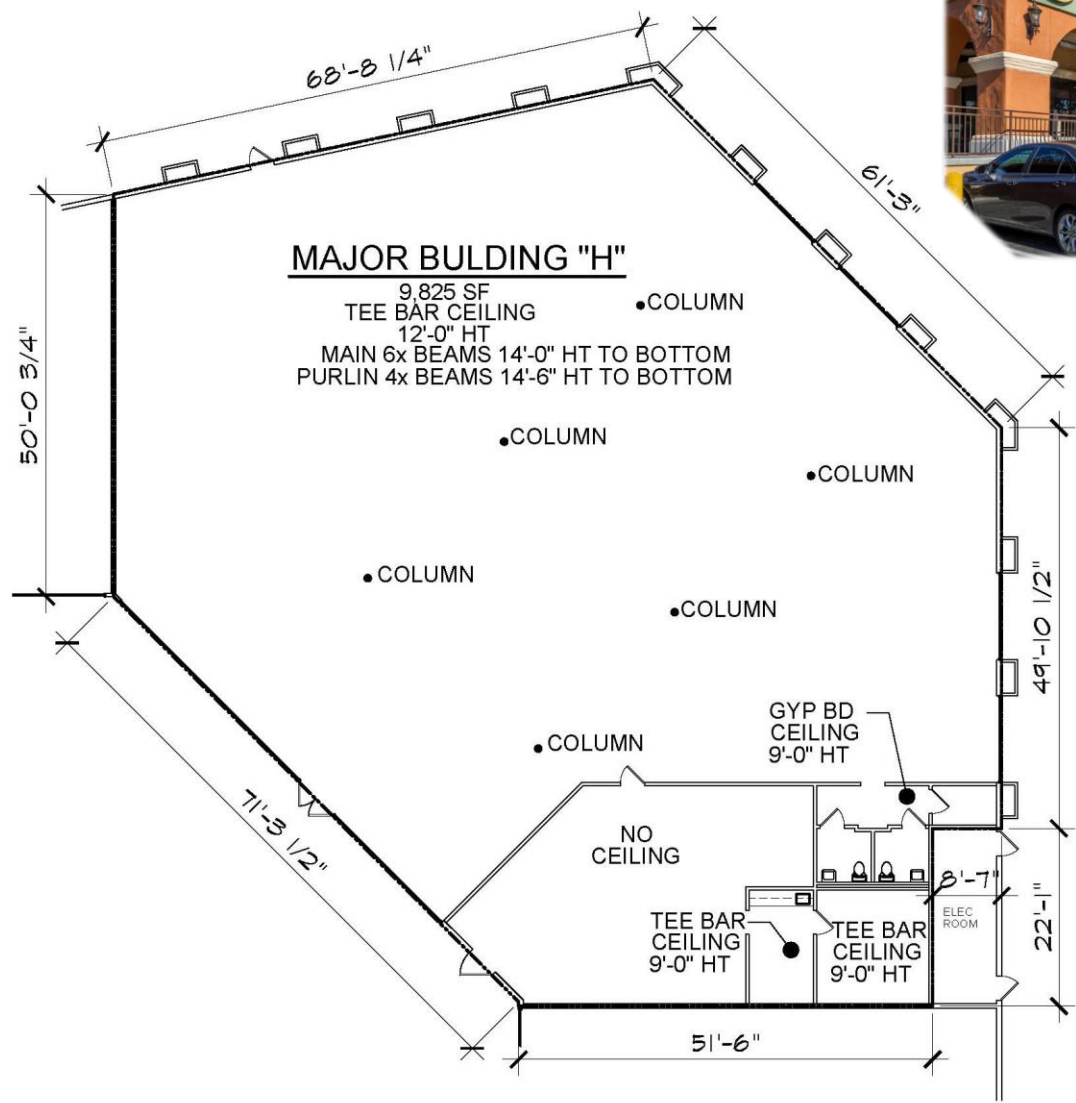
STURGILL ASSOCIATES

ARCHITECT

314 EAST BROADWAY SUITE E
 GLENDALE, CALIFORNIA 91205
 (818) 240-2095 FAX (818) 240-2096

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MAJOR BULDING "H"
 9,825 SF
 TEE BAR CEILING
 12'-0" HT
 MAIN 6x BEAMS 14'-0" HT TO BOTTOM
 PURLIN 4x BEAMS 14'-6" HT TO BOTTOM

GYP BD
 CEILING
 9'-0" HT

NO
 CEILING

TEE BAR
 CEILING
 9'-0" HT

TEE BAR
 CEILING
 9'-0" HT

ELEC
 ROOM

WALL LEGEND

- EXISTING STUD WALLS
- EXISTING MASONRY WALL
- LEASE LINE
- ELECTRIC PANEL

EXISTING FLOOR PLAN

ANAHEIM HILLS FESTIVAL
 MAJOR H BUILDING
 ANAHEIM, CA

LEASE OUTLINE
 DOCUMENT

Date	08-18-11
Scale	1/16"=1'-0"
Sheet	1
Project No.	202020.00



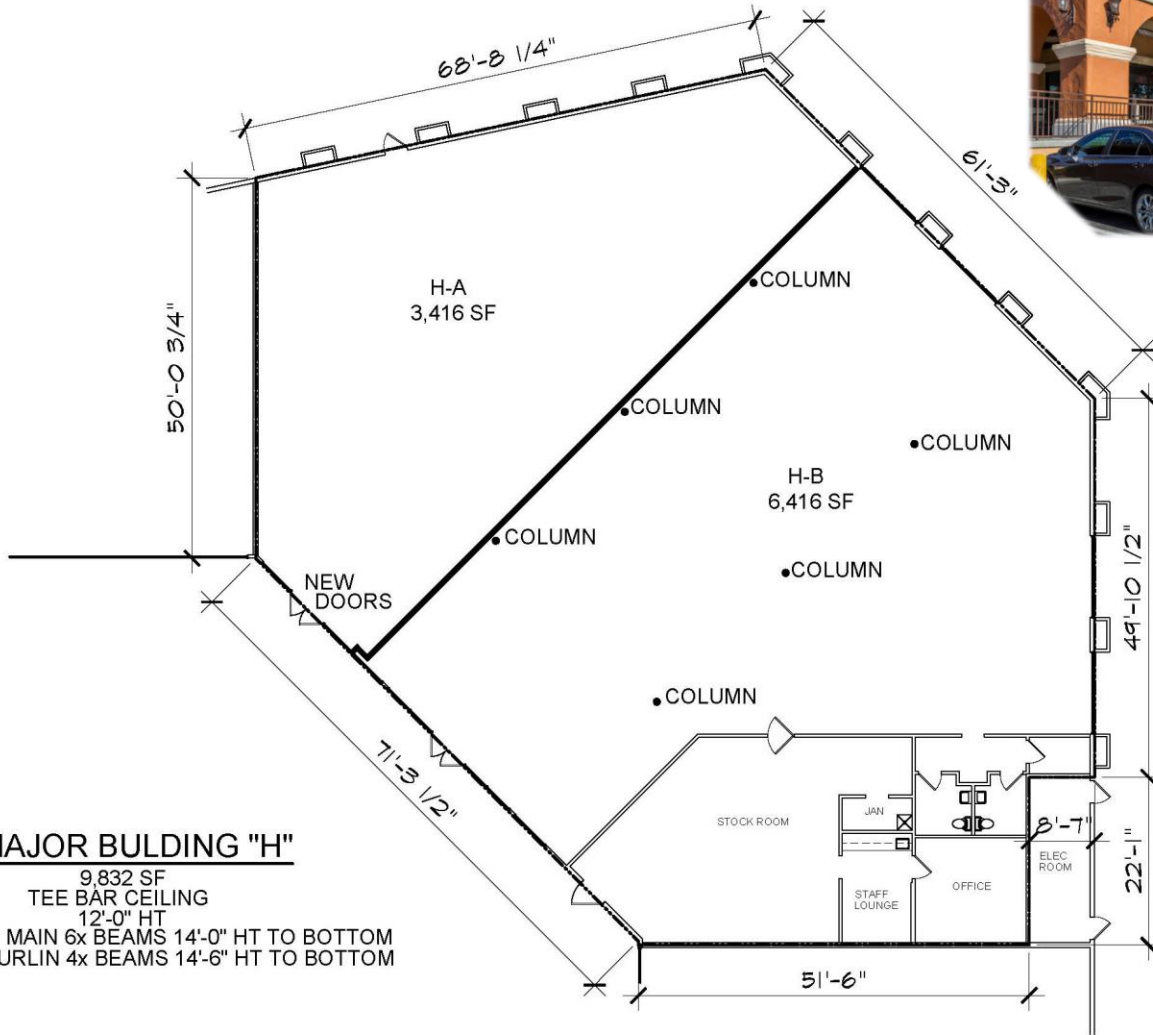
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ANAHEIM HILLS FESTIVAL
MAJOR H BUILDING
ANAHEIM, CA

PROPOSE
SPACE SPLIT
SCHEME A

DATE	08-18-11
SCALE	1/16"=1'-0"
SHEET NO.	2
DATE	202020.00



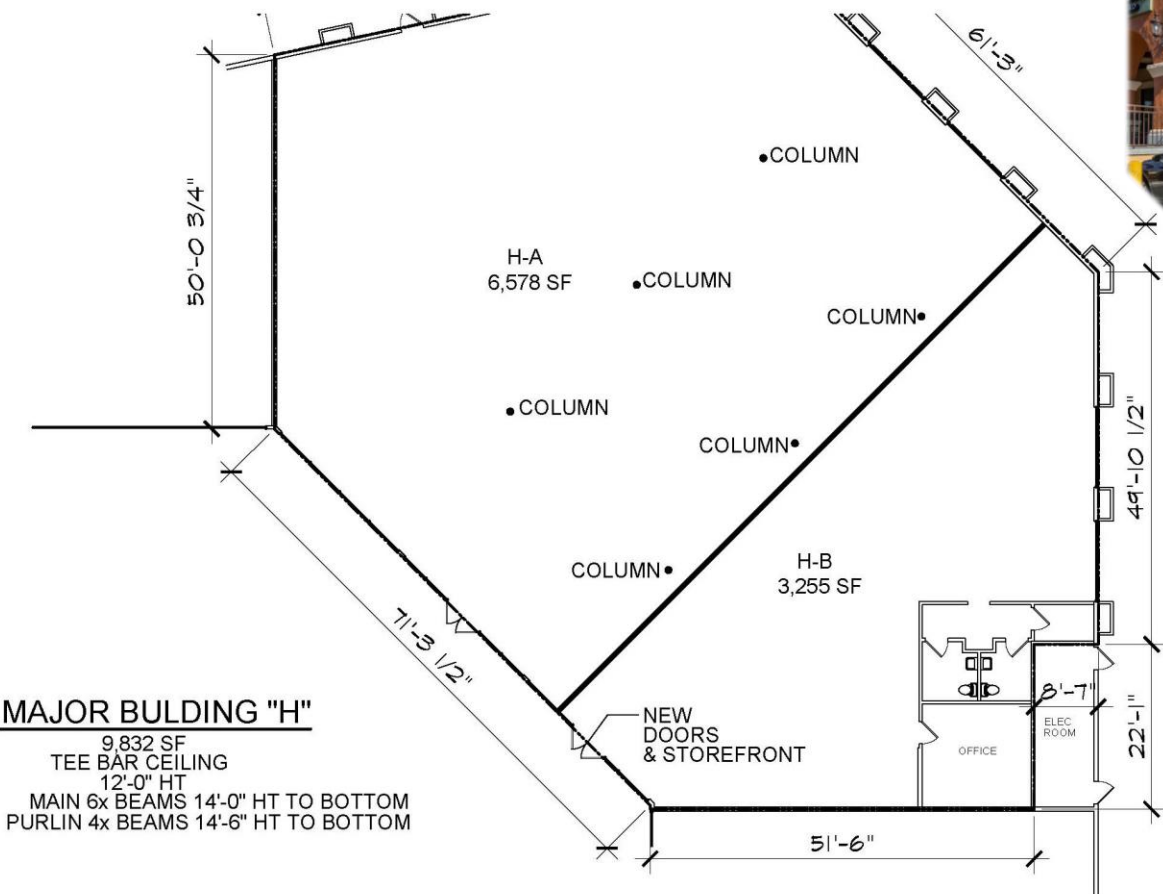
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MAJOR BUILDING "H"
 9,832 SF
 TEE BAR CEILING
 12'-0" HT
 MAIN 6x BEAMS 14'-0" HT TO BOTTOM
 PURLIN 4x BEAMS 14'-6" HT TO BOTTOM

PROPOSE FLOOR PLAN SCHEME B

- WALL LEGEND**
- EXISTING STUD WALLS
 - ▨ EXISTING MASONRY WALL
 - - - LEASE LINE
 - ⊞ ELECTRIC PANEL

ANAHEIM HILLS FESTIVAL
 MAJOR H BUILDING
 ANAHEIM, CA

PROPOSE
 SPACE SPLIT
 SCHEME B

Date	08-18-11
Scale	1/16"=1'-0"
Sheet	3
Revised	

ANAHEIM HILLS FESTIVAL
Anaheim, California
Tenant Roster ~ Space Availability

December 1, 2020

UNIT	TENANT	SQ. FT.
ANCHORS		
	Edwards Theatres	62,676
Major A	Target	111,743
Major B	AVAILABLE** (Former Stein Mart)	35,000
Major C	T J Maxx	25,050
Major D	Hobby Lobby	77,883
Major E	Petco	13,300
Major G	Vons	55,000
Major H	AVAILABLE** (Former Pier 1 Imports)	9,825
Major J	Tillys	9,330
Major K	St. Jude Heritage Medical Group	11,033
Major X	24 Hour Fitness	38,160
Major Y	Tutor Time	10,200
PADS		
Pad A	El Cholo Mexican Restaurant	8,169
Pad B	BJ's Brewhouse	6,188
Pad C2	Verizon 4G Wireless	2,175
Pad C1	Chase Bank	4,200
Pad D1	Dentists of Anaheim Hills	2,800
Pad D2	Nekter Juice	800
Pad D3	CAVA Mezze Grill	2,400
Pad E	AVAILABLE** (Former Macaroni Grill)	7,300
Pad F	Chevron	2,000
Pad G	First Team Real Estate	9,200
SHOP SPACE		
1A	AT&T	2,700
1B	Bank of America	4,426
2A	StretchLab	1,424
2B	AVAILABLE*** (Former Justice For Girls)	5,010
3A	AVAILABLE*** (Existing Carter's Babies & Kids)	3,937
3B	ORANGETHEORY FITNESS	2,367
4A	AVAILABLE* (Former Sally Beauty)	2,066
4B	AVAILABLE (Former Bagel Me)	1,877
4C	Fusion Sushi	1,022
4D	Kimmie's Coffee Cup	2,236
5A	Brain Balance	1,973
5C	Unique Alterations	1,200
5D	Taekwondo USA	1,600
5E	Color Me Nail Spa	2,000
5F	Ritz Cleaners	1,600
5G	Vision Boutique Optometry	900

ANAHEIM HILLS FESTIVAL
Anaheim, California
Tenant Roster ~ Space Availability

December 1, 2020

UNIT	TENANT	SQ. FT.
5H	Blow Out Parlor	908
5J	AVAILABLE*** (Existing Pak Mail)	908
6A	Wood Ranch BBQ & Grill	6,475
6B	AVAILABLE (Former Gymboree)	2,990
7A	Skin Nirvana Med Spa	2,404
11E	Panera Bread	4,124
12A	SchoolsFirst Credit Union	2,400
12C	GNC	1,200
12D	Family Hair Cut	900
13A	Chipotle Mexican Grill	2,700
13E	The Habit Burger Grill	2,370
14A	Togo's Eatery	1,508
14B	T-Mobile	1,208
14C	"Snip-Its" Kids Hair Studio	897
14D	Anaheim Hills Smile Studio	900

COMING SOON

* LOI/Lease Negotiations

** Divisible

***Month-to-Month, Temp Tenant, or Occupied/Possible Recapture