

NEC Foothill Boulevard & Citrus Avenue, Fontana, CA

±1,500 SF & 1,528 SF SHOP SPACE AVAILABLE FOR LEASE IN FONTANA



Description

- Fully improved former salon, including plumbing and sinks
- Anchored by Cardenas Market
- Area Tenants Include: Superior Grocers, Walmart, El Super, Smart & Final and Stater Bros
- In line shop space available
- Located along heavily travelled Foothill Boulevard

Traffic Counts

- ±30,700 Average Daily Traffic on Foothill Boulevard
- ±27,500 Average Daily Traffic on Citrus Avenue

Demographics

	1 Mile	3 Miles	5 Miles
2021 Population	27,127	187,373	359,452
2021 Avg. H.H. Income	\$65,292	\$83,556	\$92,279
Daytime Population	21,813	156,135	311,587

Pablo Rodriguez

Managing Director

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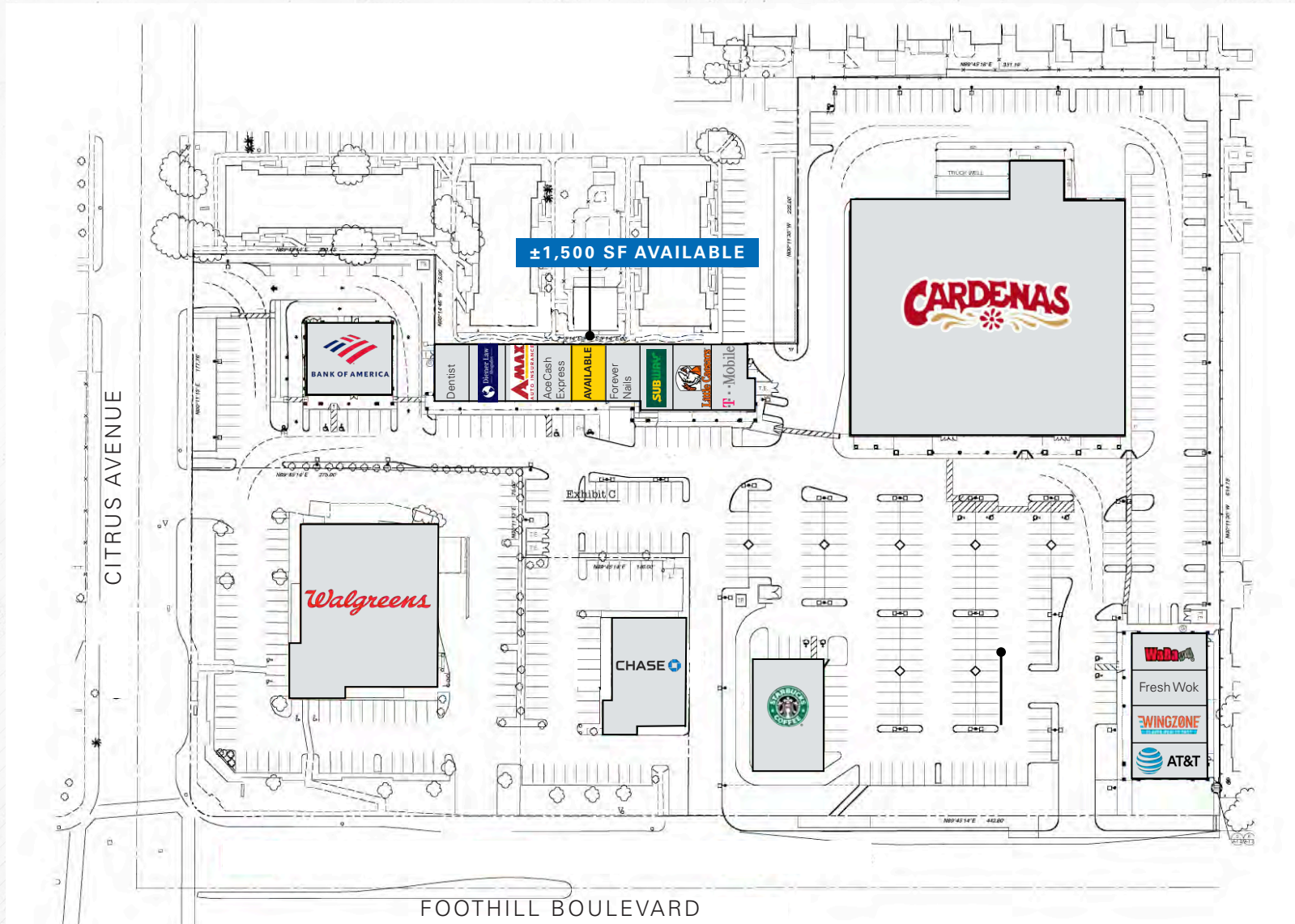
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CA RE Lic. #01870757

NEWMARK

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DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population			
2000 Population	21,998	133,036	255,562
2010 Population	25,354	171,858	331,871
2021 Population	27,127	187,373	359,452
2026 Population	27,906	194,708	371,229
2000-2010 Annual Rate	1.43%	2.59%	2.65%
2010-2021 Annual Rate	0.60%	0.77%	0.71%
2021-2026 Annual Rate	0.57%	0.77%	0.65%
2021 Male Population	50.3%	49.7%	49.8%
2021 Female Population	49.7%	50.3%	50.2%
2021 Median Age	27.7	30.1	30.9
Median Household Income			
2021 Median Household Income	\$58,063	\$69,803	\$77,241
2026 Median Household Income	\$62,400	\$76,330	\$83,032
2021-2026 Annual Rate	1.45%	1.80%	1.46%
Average Household Income			
2021 Average Household Income	\$65,292	\$83,556	\$92,279
2026 Average Household Income	\$72,089	\$93,713	\$104,179
2021-2026 Annual Rate	2.00%	2.32%	2.46%
Per Capita Income			
2021 Per Capita Income	\$15,295	\$20,093	\$22,892
2026 Per Capita Income	\$16,860	\$22,490	\$25,820
2021-2026 Annual Rate	1.97%	2.28%	2.44%

Fontana Snapshot

215,753

TOTAL POPULATION

\$93,405

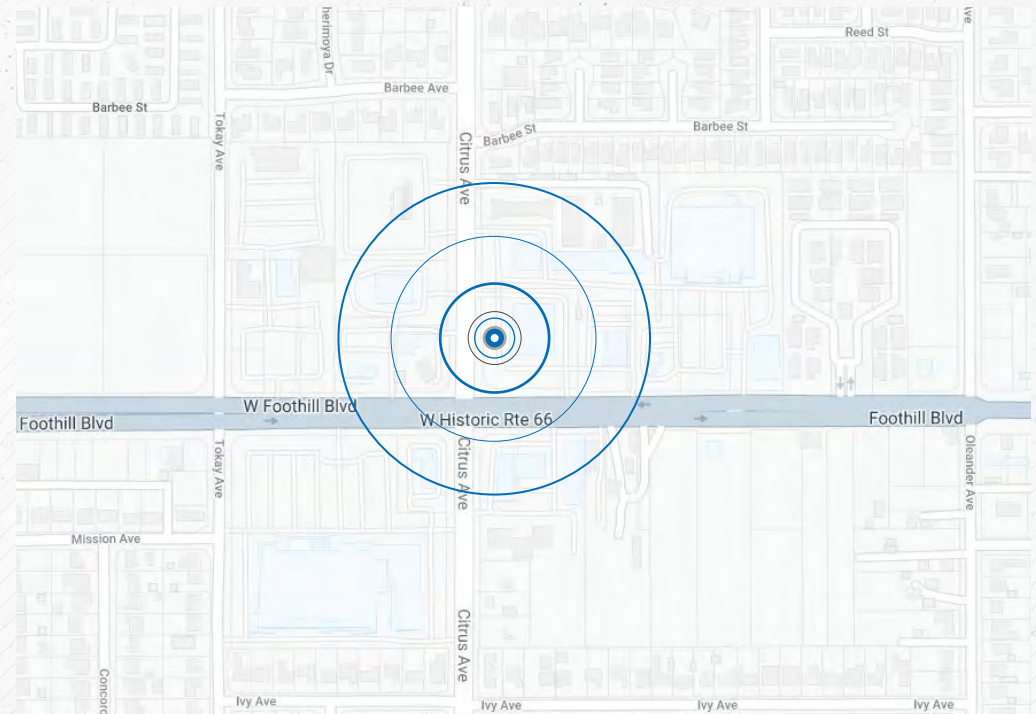
AVG H.H. INCOME

53,572

TOTAL HOUSEHOLDS

187,059

DAYTIME POPULATION



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For More Information:

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NEWMARK

nmrk.com/site/la-retail-leasing-group