

FOR LEASE

La Verne Towne Center

FOOTHILL BLVD. & N. WHITE AVE.
LA VERNE, CA 91750



LA VERNE TOWNE CENTER

| TENANT | SQ FT |
|------------------------------|--------------|
| 1 Target | 114,732 |
| 2 Five Below | 9,356 |
| 3 Available | 2,880 |
| 4 Banfield Pet Hospital | 3,000 |
| 5 Available | 2,800 |
| 6 New China Mongolian BBQ | 2,242 |
| 7 Sally Beauty | 1,600 |
| 8 Marshalls | 27,764 |
| 9 Staples | 15,661 |
| 10 IV Juice Bar | 1,810 |
| 11 Sol Flower | 1,440 |
| 12 Jimmy Johns | 800 |
| 13 Chipotle Mexican Grill | 2,178 |
| 14 Available | 3,510 |
| 15 Vitamin Shoppe | 3,510 |
| 16 Mattress Firm | 5,147 |
| 17 LA Nail | 900 |
| 18 Tho One Thai Eatery | 1,352 |
| 19 The Joint Chiropractic | 1,342 |
| 20 El Pollo Loco | 1,940 |
| 21 Andy's Shoe Repair | 688 |
| 22 L&L Hawaiian Barbecue | 1,256 |
| 23 Cielo Mio Spa Salon | 1,831 |
| 24 Blaze Fast Fire'd Pizza | 3,996 |
| 25 Available | 2,600 |
| 26 The Broken Yolk Cafe | 3,997 |
| 27 La Verne Dental & Implant | 1,610 |
| 28 AAA Auto Club | 6,930 |



| DEMOGRAPHICS | 1 Mile | 3 Miles | 5 Miles |
|---------------------|----------|----------|----------|
| Population | 20,294 | 104,847 | 291,868 |
| Average HH Income | \$82,685 | \$94,735 | \$85,180 |
| Business Population | 7,258 | 46,461 | 117,536 |

| TRAFFIC COUNTS | |
|------------------|--------------|
| Foothill Blvd. | ± 28,000 CPD |
| Fruit St. | ± 20,200 CPD |
| Towne Center Dr. | ± 6,300 CPD |

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Property Features

- Ideally located at two signalized intersections
- The center is anchored by Target, Marshall's and Staples
- Additional area retailers include: Kohl's, Office Depot, Michael's, Edwards Theater, Steinmart and OSH
- Close proximity to the Foothill (210) freeway
- Excellent regional access
- High density trade area demographics

For More Information Contact:

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