

# THE TRIANGLE

Murrieta

559,000 SF Regional Shopping Center

**BILL BAUMAN**

bill.bauman@nmrk.com | t 213-298-3593 | CA RE Lic. #00969493

**BRYAN NORCOTT**

bryan.norcott@nmrk.com | t 213-298-3595 | CA RE Lic. #01200077



## PROPERTY HIGHLIGHTS

- Northwest quadrant of the 15 Freeway and the 215 Freeway
- New super regional shopping center development
- Direct regional access from the 15 Freeway and 215 Freeway
- Anchor, theater, fitness, restaurants and specialty shop space available
- Outstanding residential densities and incomes in the immediate trade area

## PROJECT DATA

### PHASE 1

**LAND AREA:** 12.0 Acres

**RETAIL:** 87,270 SF

**PARKING:** 435 Spaces

### PHASE 2

**LAND AREA:** 19.0 Acres

**RETAIL:** 167,360 SF

**PARKING:** 836 Spaces

**NEWMARK**



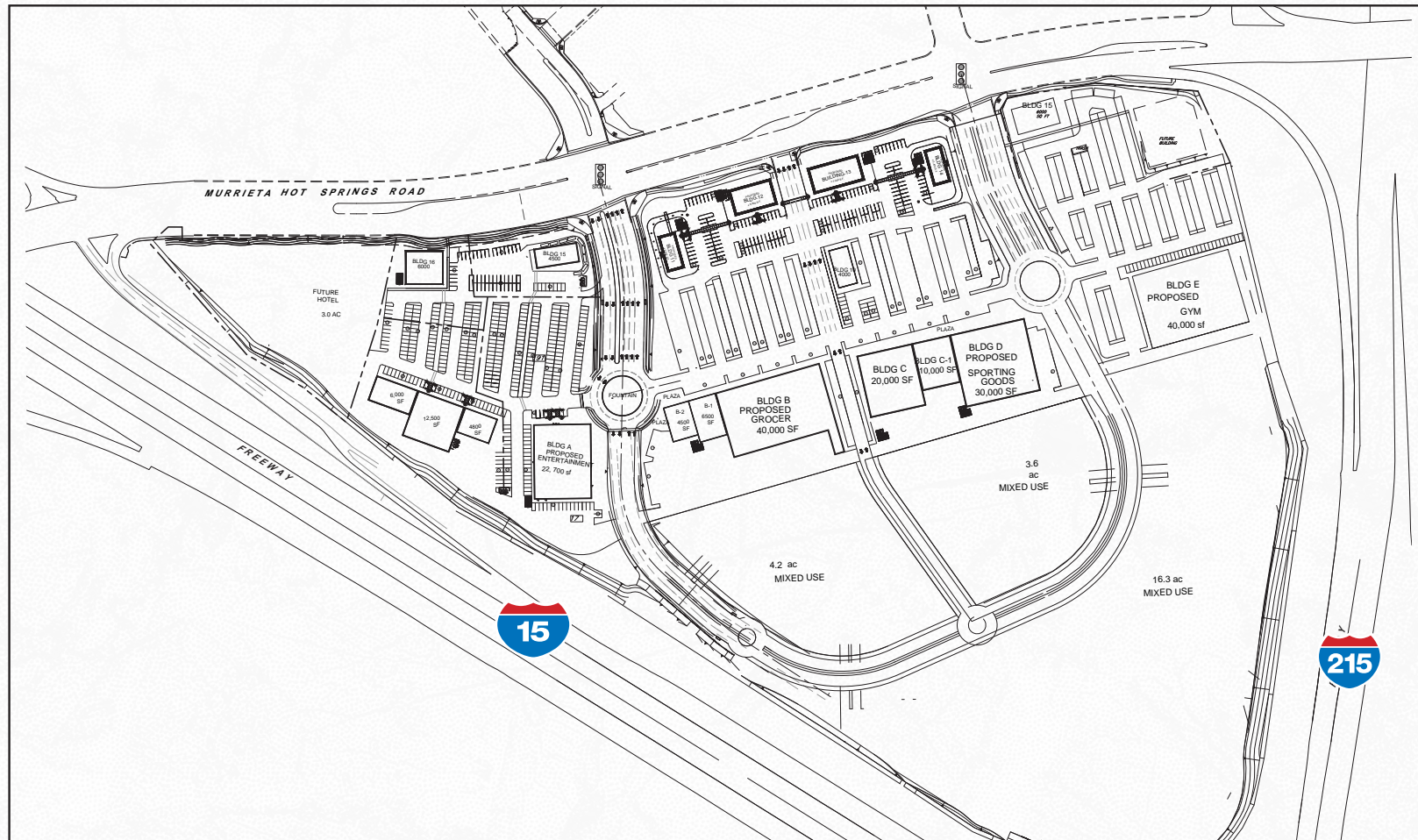
# THE TRIANGLE

Murrieta  
559,000 SF Regional Shopping Center

**BILL BAUMAN**  
bill.bauman@nmrk.com | t 213-298-3593 | CA RE Lic. #00969493

**BRYAN NORCOTT**  
bryan.norcott@nmrk.com | t 213-298-3595 | CA RE Lic. #01200077

## SITE PLAN









# THE TRIANGLE

Murrieta  
559,000 SF Regional Shopping Center

BILL BAUMAN  
bill.bauman@nmrk.com | t 213-298-3593 | CA RE Lic. #00969493

BRYAN NORCOTT  
bryan.norcott@nmrk.com | t 213-298-3595 | CA RE Lic. #01200077





5 MILE



SITE



NEWMARK



# THE TRIANGLE

Murrieta

---

*For More Information Contact:*

**Bill Bauman**

*Vice Chairman*

t 213-298-3593

bill.bauman@nmrk.com

CA RE Lic.#00969493

**Bryan Norcott**

*Executive Managing Director*

t 213-298-3595

bryan.norcott@nmrk.com

CA RE Lic.#01200077

**DTLA Office**

700 S. Flower St, Suite 2500

Los Angeles, CA 90017

Corporate License #01355491

The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice.