

# Mountain Square Plaza

250 S. Mountain Ave., Upland, CA

**FOR LEASE** | JR. ANCHOR SPACE AVAILABLE



**NEWMARK**

**Bryan Norcott**  
*Executive Managing Director*  
t 213-298-3595  
bryan.norcott@nrmk.com  
CA RE Lic. #01200077

**Pablo Rodriguez**  
*Managing Director*  
t 213-340-5682  
pablo.rodriguez@nrmk.com  
CA RE Lic. #01870757

# MOUNTAIN SQUARE PLAZA

AVAILABLE  
18,000 - 23,525 SF



	TENANT	SQ FT
1	Home Depot	98,064
2	Bright Now! Dental	4,000
3	Home Depot	4,800
4	Lux Threading	1,000
5	Monetary Management	1,000
6	EggnBird	1,400
7	Subway	1,000
8	Staples	24,133
9	<b>Available</b>	<b>1,400</b>
10	GolfTec	2,269
11	<b>Available</b>	<b>1,806</b>
12	AT&T Mobility	3,000
13	Beverages & More	8,970
14	America's Best Contacts & Glasses	5,000
15	China One	1,830
16	Party City	11,882
17	Guitar Center	2,095
18	HoneyBaked Ham	3,572
19	<b>Available</b>	<b>1,505</b>
20	Ahipoki Bowl	2,606
21	Ono Hawaiian BBQ	2,000
22	<b>Available</b>	<b>2,400</b>
23	GameStop	1,625
24	<b>Available</b>	<b>18,000</b>
25	<b>Available</b>	<b>1,300</b>
26	Mountain Sq. Cleaners	1,300
27	Savy Nail Spa	1,300
28	Mr. Keys	144
29	Hobby Lobby	63,748



MOUNTAIN SQUARE PLAZA





# MOUNTAIN SQUARE PLAZA





## MOUNTAIN SQUARE PLAZA



### Property Features

- Plaza features ± 271,867 SF of GLA
- Situated on 22.53 Acres
- Ample parking (1,074 total spaces)
- Immediate access to and from the San Bernardino 10 Freeway
- Excellent regional access
- Anchor, Junior anchor, pad & shop space available



#### TRAFFIC COUNTS

Mountain Ave.	± 34,500 CPD
8th St.	± 10,700 CPD
San Bernardino Fwy (I-10)	± 253,000 CPD

#### DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	24,686	192,058	437,918
Daytime Population	11,317	70,296	154,796
Average Household Income	\$91,419	\$99,633	\$110,815

For More Information Contact:

**Bryan Norcott**

Executive Managing Director  
 t 213-298-3595  
 bryan.norcott@nrmk.com  
 CA RE Lic. #01200077

**Pablo Rodriguez**

Managing Director  
 t 213-340-5682  
 pablo.rodriguez@nrmk.com  
 CA RE Lic. #01870757

**DTLA Office**

555 S. Flower Street, Suite 3550  
 Los Angeles, CA 90071  
 Corporate License #01355491

[nrmk.com/site/la-retail-leasing-group](http://nrmk.com/site/la-retail-leasing-group)

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.