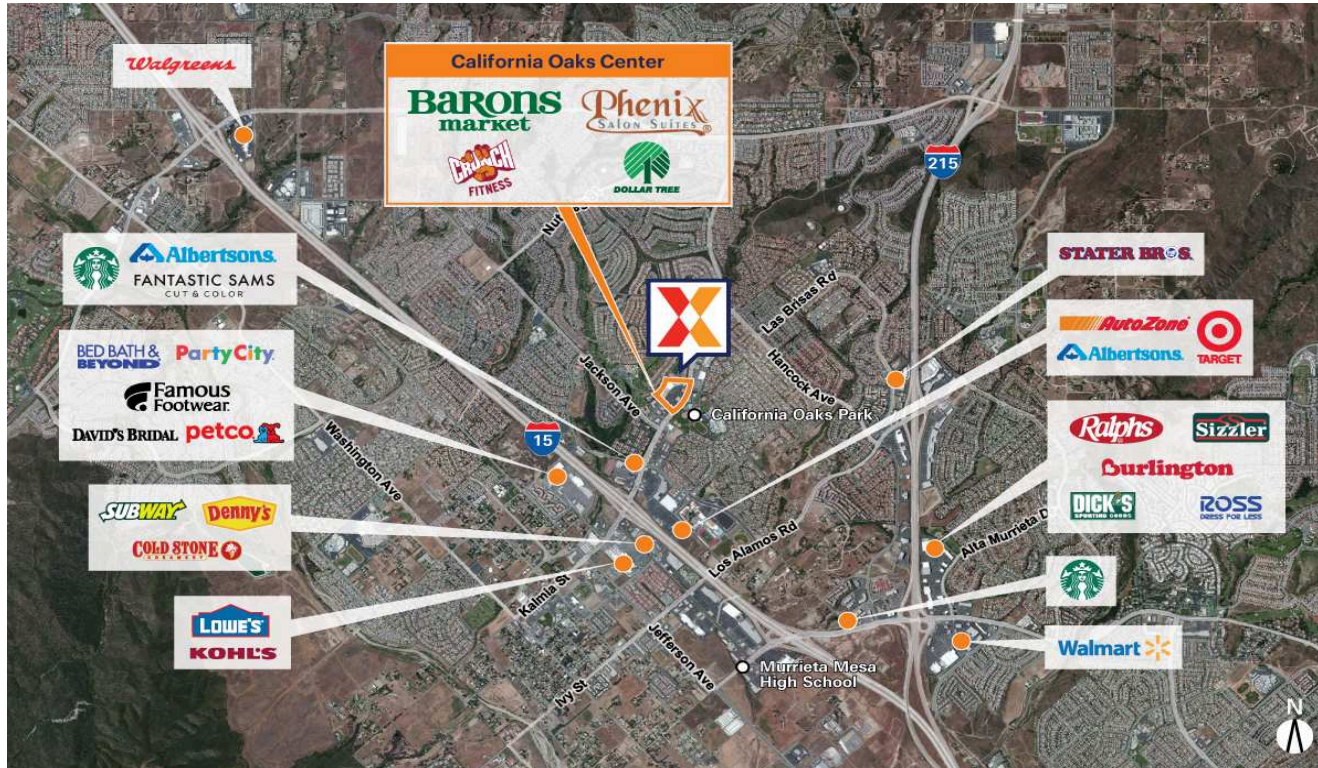


# California Oaks Center

Riverside-San Bernardino-Ontario, CA

33.5751, -117.2028

40565 California Oaks Road & Jackson Ave | Murrieta, CA 92562



Center Size: 124,481 SF



Demographics	1 Mile	3 Mile	5 Mile
	19,392	93,233	171,349
	7,473	30,154	54,415
	\$92,520	\$103,995	\$104,848

Anchored by 19,000 SF boutique grocer, Barons Market

Located on California Oaks Rd with 29,000+ VPD and only ½ mile from I-15

Surrounded by a dense population of 93,000+ with an average household income of \$103,000+ within a 3-mile radius

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## Available Space

03	960 SF
17	1,000 SF

## Current Retailers

FS1	McDonald's	3,800 SF
01	Rolling Moon Sushi	2,584 SF
02	Postal Place	1,191 SF
04	Green Leaf Nails & Spa	945 SF
05	MSR Mexican Restaurant	1,071 SF
06/07	California Oaks Veterinary Clinic	5,166 SF
08	Running With Scissors	1,071 SF
09	Pompe Tailor	945 SF
10	Boba Tea & Coffee	945 SF
11	Wells Fargo	1,098 SF
12	Dollar Tree	19,300 SF
13	Phenix Salon Suites	6,600 SF
15	Crunch Fitness	17,962 SF
15A	Barons Market	18,932 SF
16	Dream Tan	1,802 SF
18	Dyna Wear	2,630 SF
19	GNC	1,008 SF
20	Smoke Shop	975 SF
21	Carver Insurance Services	974 SF
22	Donut Star	974 SF
23	Panda Palace	1,601 SF
24	Little Caesars Pizza	1,300 SF
25	Dental	1,790 SF
26	Guru Salon	1,926 SF
27	Sunny Fresh Cleaners	1,536 SF
28	The Pampered Pooch	1,002 SF
33	Jersey's Pizza	4,451 SF
34	Shear Expressions	2,030 SF
35	Menchie's Frozen Yogurt	1,918 SF
36	Casa Jimenez	4,073 SF
42/51	Faith World Harvest Church	5,460 SF

4010