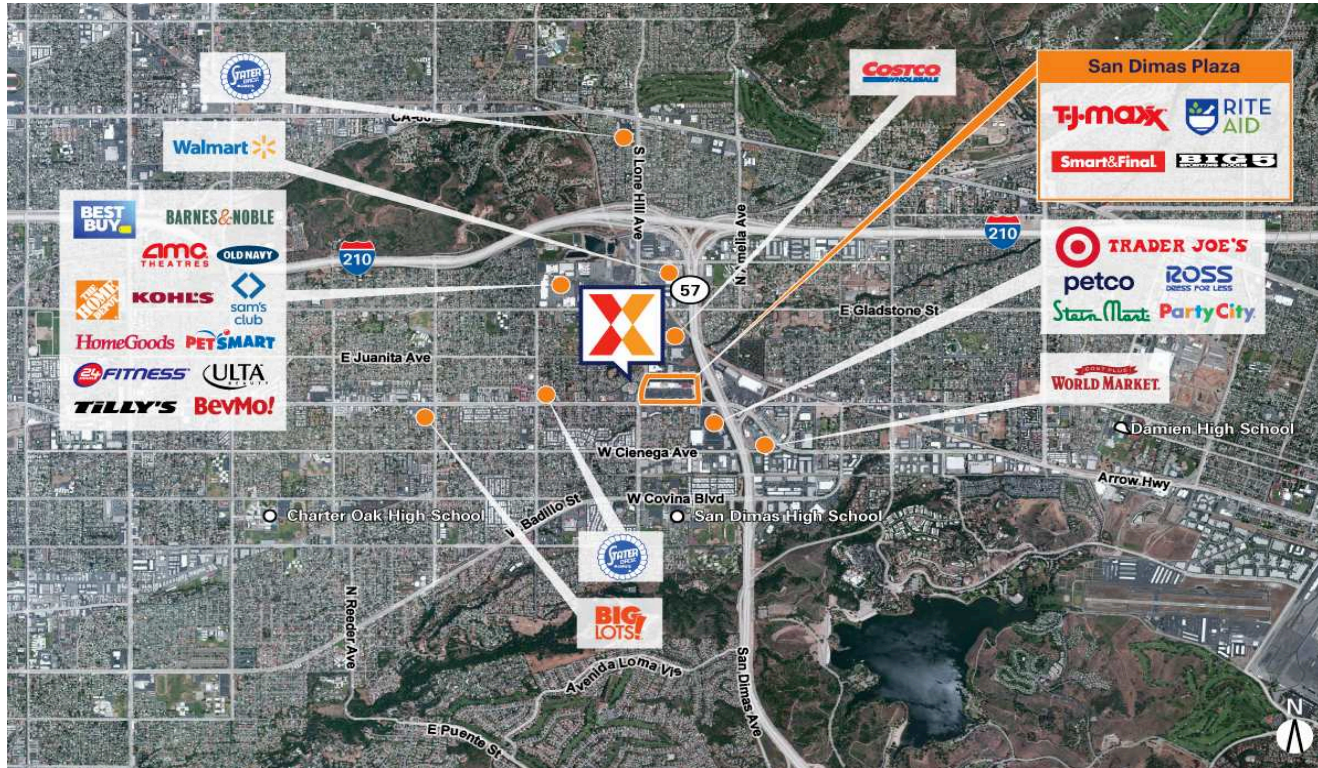


# San Dimas Plaza

Los Angeles-Long Beach-Anaheim, CA

34.1078, -117.826

853-1073 West Arrow Hwy | San Dimas, CA 91773



Center Size: 164,757 SF



| Demographics | 1 Mile    | 3 Mile    | 5 Mile  |
|--------------|-----------|-----------|---------|
|              | 14,510    | 105,383   | 299,12  |
|              | 5,065     | 36,316    | 93,343  |
|              | \$100,551 | \$117,069 | \$107,3 |

Located in a major retail corridor on Arrow Hwy with 35,000+ VPD

Surrounded by an affluent population of 105,000+ people with an average household income of \$117,000+ within 3 miles

Easy accessibility tp I-210 and SR 57

Well-located neighborhood center anchored by Smart & Final and top national retailers including T.J. Maxx, Dollar Tree, Subway and Big 5 Sporting Goods, drawing an estimated 11,800 visits/day and 4.3M visits/year (based on CreditIntell)

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## Available Space

29 1,000 SF

## Current Retailers

|         |                       |           |    |                           |                   |
|---------|-----------------------|-----------|----|---------------------------|-------------------|
| FS1     | IHOP                  | 9,000 SF  | 18 | Fashion Q.                | 8,000 SF          |
| FS3     | Chase                 | 6,175 SF  | 19 | Sally Beauty Supply       | 1,659 SF          |
| N.A.P.1 | Big 5 Sporting Goods  | 1 SF      | 20 | Y2K Jewelry               | 1,581 SF          |
| N.A.P.2 | Starbucks             | 1 SF      | 21 | Club Pilates              | 1,600 SF          |
| N.A.P.3 | Burlington Stores     | 1 SF      | 22 | Ajliss Medical Aesthetics | 2,400 SF          |
| 01      | Yumi Beauty           | 1,200 SF  | 23 | T.J. Maxx                 | 25,200 SF         |
| 02      | Sunshine Smile Dental | 1,509 SF  | 24 | Jenny Craig               | 3,000 SF          |
| 02A     | Tailor                | 1,091 SF  | 25 | Sprint                    | 2,500 SF          |
| 03      | Bellagio Nail & Spa   | 900 SF    | 26 | Pho & Grill               | 2,500 SF          |
| 04      | I Love Cake Creamery  | 900 SF    | 27 | Dollar Tree               | 8,737 SF          |
| 05      | Top Cleaner           | 1,800 SF  | 28 | Children's Orchard        | 1,500 SF          |
| 06      | Cold Stone            | 1,200 SF  | 30 | Koala-T-Water Donut Club  | 750 SF / 1,000 SF |
| 07      | Smart & Final         | 30,622 SF | 31 | The Smoke Shop            | 1,000 SF          |
| 07A     | Harbor Freight        | 14,978 SF | 33 | Royal Panda Express       | 1,500 SF          |
| 08      | San Dimas Pet Clinic  | 2,800 SF  | 34 | H&R Block                 | 1,250 SF          |
| 09      | The UPS Store         | 1,200 SF  | 35 | Wells Fargo               | 5,100 SF          |
| 10      | San Dimas Pet Clinic  | 1,600 SF  | 37 | The Flame Broiler         | 1,600 SF          |
| 11      | Burgerim              | 2,100 SF  | 38 | Taqueria Poncitlan        | 1,700 SF          |
| 12      | It's Boba Time        | 1,500 SF  | 39 | Brow Shapes               | 735 SF            |
| 13 & 14 | Sushi Show            | 3,400 SF  | 40 | Threading Salon           |                   |
| 15      | Coming Available      | 3,000 SF  |    | Nick The Greek            | 1,470 SF          |
| 17      | Pacific Dental        | 4,000 SF  |    |                           |                   |

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