

FREEWAY VISIBLE DEVELOPMENT OPPORTUNITY FOR SALE-1.73 AC



THE SHOPS AT
DOS LAGOS

TERRANO MIXED USE DEVELOPMENT
274 APARTMENTS & 46,000 SF
COMMERCIAL AREA
UNDER CONSTRUCTION

SITE

RIVERSIDE
MEDICAL
CLINIC
Legendary Care

90K SF MEDICAL CENTER
UNDER CONSTRUCTION

JOIN MAJOR RETAILERS

Logos of major retailers and brands including: DOS LAGOS STADIUM THEATRES, MIGUEL'S, Ciro's City Grille, STONE CHURCH BREWING, NY & C, Poke n Salad, SOCCER LEARHOUSE, J.P. A. BANK, VICTORIA'S SECRET, Papaya, ICING, sleep number, MONESPRT, Bath & Body Works, What Lola Wants, iPlayology, WOOD RANCH BBQ & GRILL, T-Mobile, LOFT, sunglass hut, EXPRESS, Gymboree, charlotte russe, WINDSOR, Sumthin Savvy, RA, Crème de la Crème Bakery, Brighton, TRADER JOE'S, VINO VERITAS WINE BAR, Daniels, pinkberry, Sur la table, FATBURGER, Clark's, TAPS, and ROCKY MOUNTAIN CHOCOLATE FACTORY.

SEC WEIRICK RD. & KNABE ST. | CORONA, CA 92883

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

Lee & Associates Commercial Real Estate
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Corp ID# 01048055
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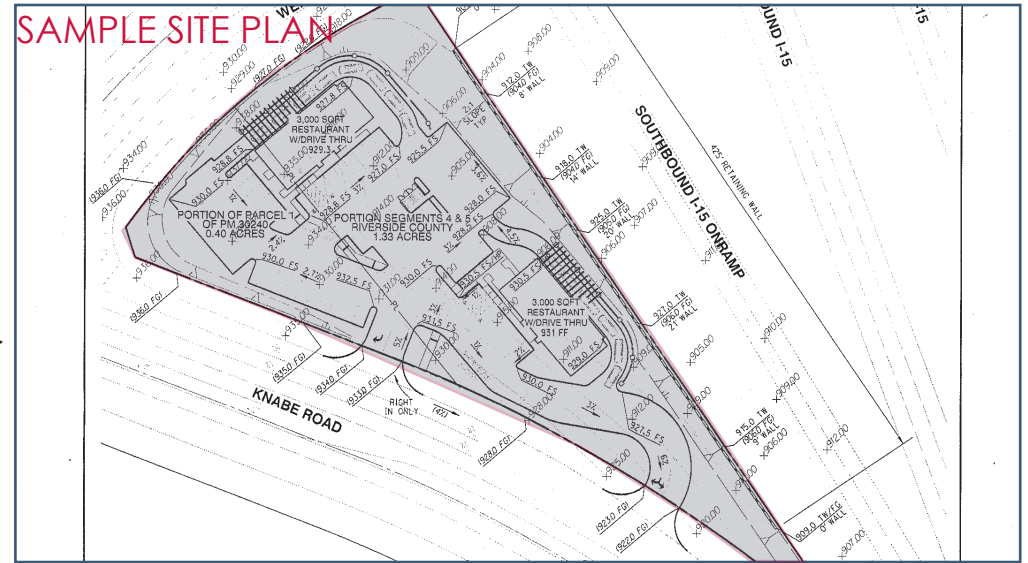
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SITE FEATURES

- I-15 Frontage Pads Available for Fast Food/ Gas Station
- I-15 Visibility & Access
- Minutes to the I-15/CA-91 Toll Lanes
- Located Across from Dos Lagos Retail Center
- All Utilities in the Street (verify)



PROPERTY DEMOGRAPHICS



ESTIMATED 2018 POPULATION

5 Mile Radius

81,876



Adj. Daytime Demographics

5 Mile Radius

47,860



AVERAGE HOUSEHOLD INCOME

5 Mile Radius

\$122,058



TRAFFIC COUNTS

15 FWY

143K CPD

*Source: Regis

