

THE ORCHARD | 626 N AZUSA AVE, AZUSA CA

RETAIL & RESTAURANT SPACE FOR LEASE

**2,320 SF  
W/ PATIO  
AVAILABLE**

For leasing opportunities, please contact:

Chris Premac (DRE No. 01966099)  
cpremac@coreland.com | 714.210.6705

Tim Muller (DRE No. 01786175)  
tmuller@coreland.com | 714.210.6724

**CORELAND**  
COMPANIES

[www.coreland.com](http://www.coreland.com)

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# PROPERTY OVERVIEW



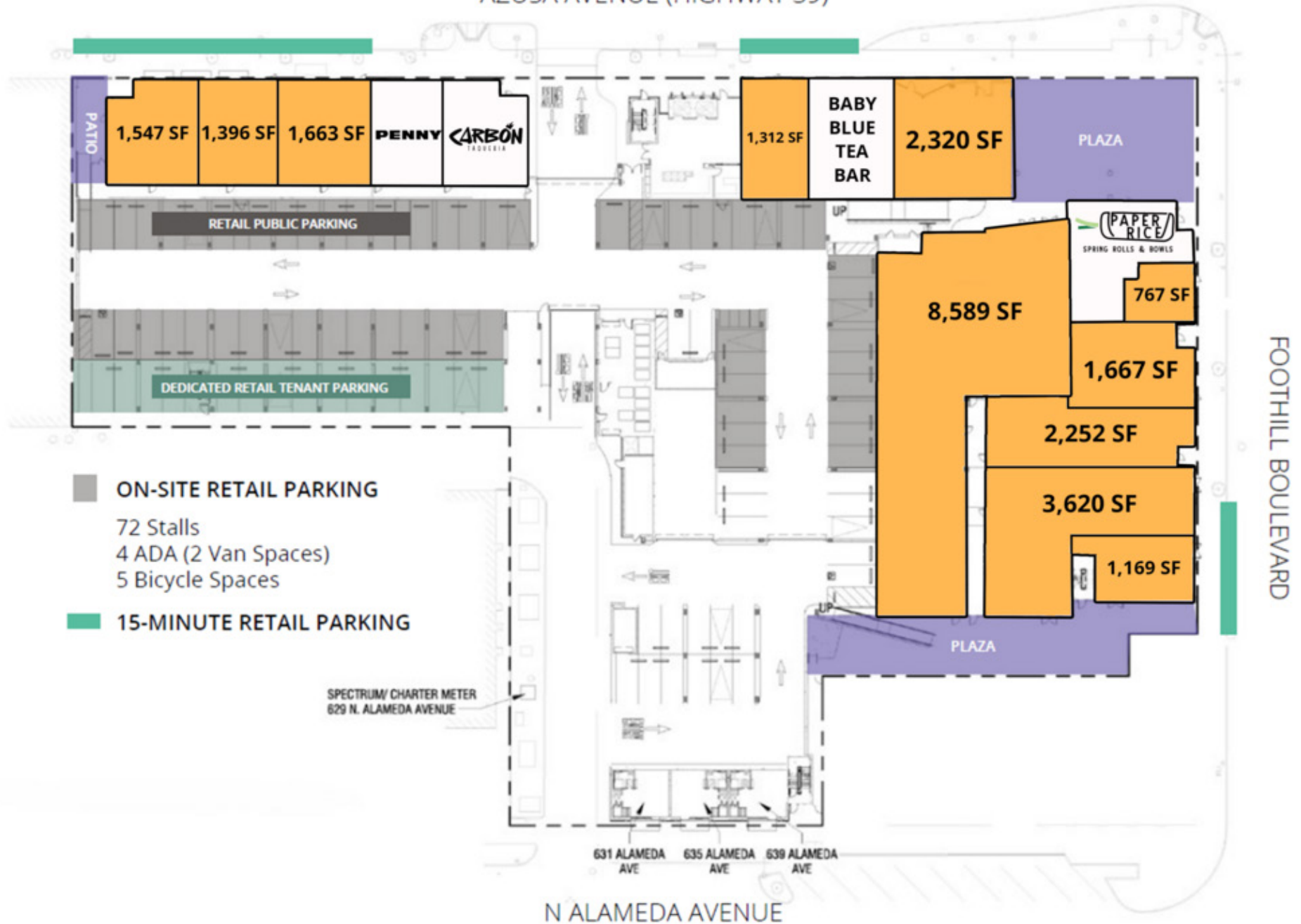
- The Orchard in Azusa is a beautiful Multi-Family Mixed-Use Project consisting of 163 residential units and street front retail space
- Located in Downtown Azusa on the historic Route 66. South east corner of Azusa Avenue & Foothill Blvd in the center of the San Gabriel Valley
- Ground floor retail/restaurant spaces range from 767 RSF – 8,589 RSF
- 72 On-site retail parking spaces, 4 ADA parking spaces and 5 bicycle spaces

- One block south of the Downtown Azusa train station and one stop north of Azusa Pacific University at the (APU)/Citrus College station stop
- Ideal for various retail and restaurant operators such as Health & Fitness, Beauty, Restaurants, Coffee/Cafes, Consumer Services and much more!

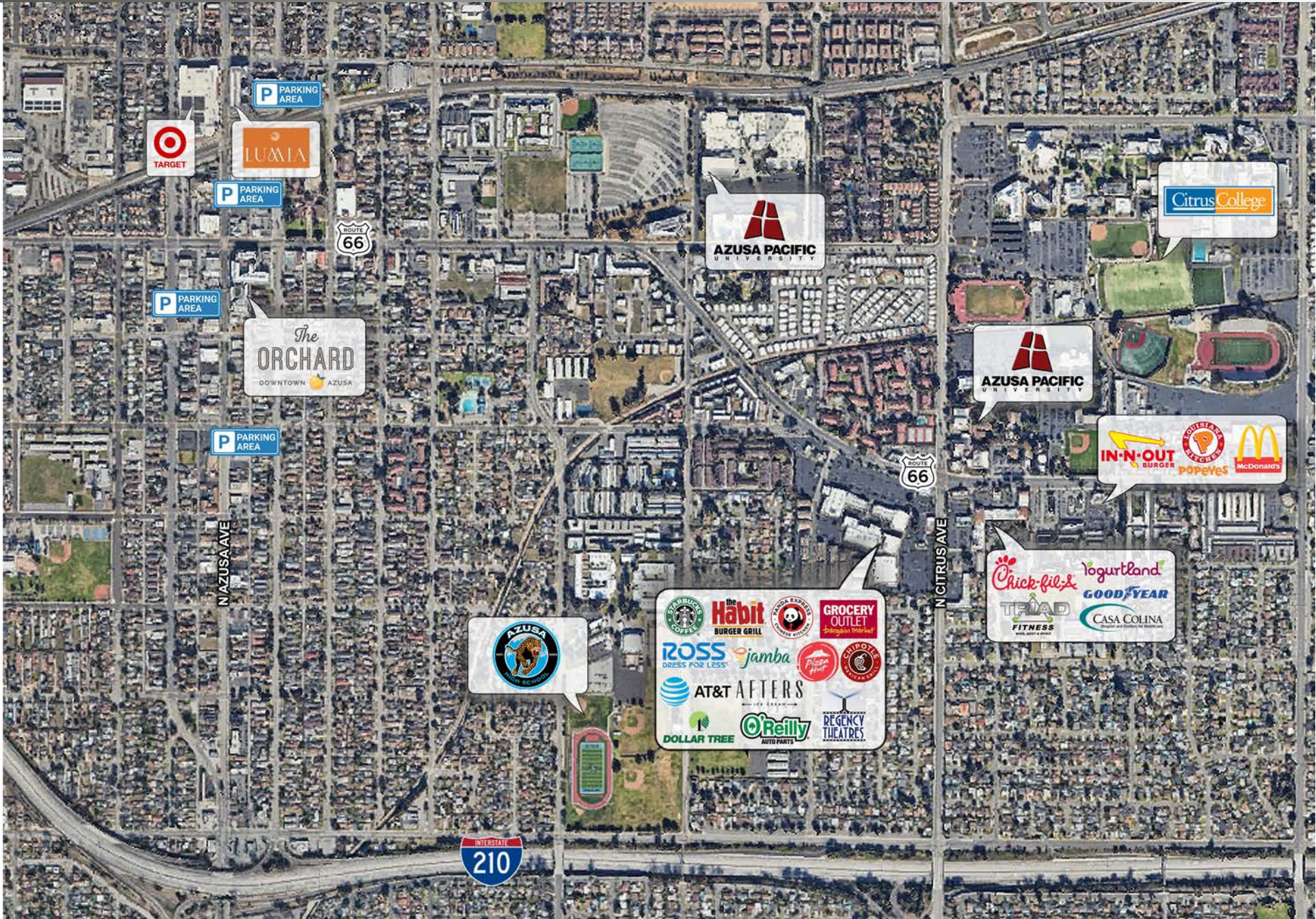
CALL US TODAY FOR DETAILS AND A TOUR



AZUSA AVENUE (HIGHWAY 39)



# RETAIL AREA





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