



# MOUNTAIN GROVE



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REDLANDS, CA

Mountain Grove is an approximately 500,000 sf regional lifestyle Power Center and one of the premiere shopping destinations in the Inland Empire. Its best-in-class tenant mix includes Nordstrom Rack, TJ Maxx, HomeGoods, Ross, Hobby Lobby, Aldi, The Gap, Old Navy, Nike, Skechers, Total Wine & More, and Harkins Theaters. The 120-acre mega mixed use development that encompasses Mountain Grove also includes the adjacent 545,008 sf Citrus Plaza Power Center, 281 unit Summit Apartments, and 110 room Marriot Residence Inn Hotel. The Center is conveniently located with direct access to the I-10 and I-210 freeways, in a densely populated and highly educated trade area. Additionally, many adjacent businesses, the University of Redlands, and the renowned Loma Linda Medical Center contribute to the shopping center's heavy daytime and evening visitation.

Jason Lurie  
R.E. License 02084336 (CA)  
[jlurie@majesticrealty.com](mailto:jlurie@majesticrealty.com)  
562.576.1633

Thomas H. Cozzolino  
R.E. License 01248805 (CA)  
[tcozzolino@majesticrealty.com](mailto:tcozzolino@majesticrealty.com)  
562.948.4311

John W. Hunter  
R.E. License 01116504 (CA)  
[jhunter@majesticrealty.com](mailto:jhunter@majesticrealty.com)  
562.948.4372



## DEMOGRAPHICS

DRIVE TIME	POPULATION	EST. AVERAGE HOUSEHOLD INCOME
10 MINUTES	187,038	\$109,812
15 MINUTES	527,351	\$100,183
30 MINUTES	2.4M	\$112,302

Source: Placer.ai (2024)

This statement is based upon information which we believe to be correct and is obtained from sources we regard as reliable but we assume no liability for errors or omissions therein.


**TENANT**

TENANT	SQ. FT.
HARKINS THEATRES	78,750 SF
HOBBY LOBBY	55,000 SF
TJ MAXX	46,000 SF
24 HOUR FITNESS	41,096 SF
NORDSTROM RACK	35,045 SF
ROSS DRESS FOR LESS	24,971 SF
TOTAL WINE AND MORE	22,047 SF
NIKE RETAIL	20,518 SF
ALDI	20,127 SF
OLD NAVY	15,000 SF
ULTA STATION	10,007 SF
KIRKLAND'S - AVAILABLE (SUITE 110)	8,066 SF
TILLY'S	8,000 SF
AVAILABLE (PAD 2/SHOP BUILDING)	8,000 SF
THE GAP	7,500 SF
BANANA REPUBLIC	7,500 SF
SKECHERS USA	6,000 SF
LANE BRYANT	6,000 SF
HOT TOPIC	6,000 SF
ULTA	6,000 SF
OLD NAVY	5,837 SF
SHIKI RESTAURANT	5,500 SF
KRISPY KREME	4,000 SF
CHEVRON	3,000 SF
MIGUEL'S JR.	2,640 SF
THE HABIT	2,640 SF
MOD PIZZA	2,502 SF
FARMER BOYS	2,438 SF
CA FISH GRILL	2,430 SF
ETOUFFEE SHAKING CRAB	2,210 SF
CHIPOTLE MEXICAN GRILL	2,200 SF
KAY JEWELERS	1,495 SF
NEKTER JUICE	1,495 SF
WABA GRILL	1,320 SF
YOGURT LAND	1,320 SF
CLUCK CHICKEN	1,320 SF
BAHAMA BUCKS	1,300 SF
OCEAN PHO	1,230 SF
SHARE TEA	1,215 SF
THE MEEK HOUSE	1,209 SF
COMING SOON	1,200 SF
SPORT CLIPS HAIRCUT	950 SF
DUTCH BROS	



# AVAILABLE FOR LEASE

27451 SAN BERNARDINO AVE. SUITE 110, REDLANDS, CA. 92374

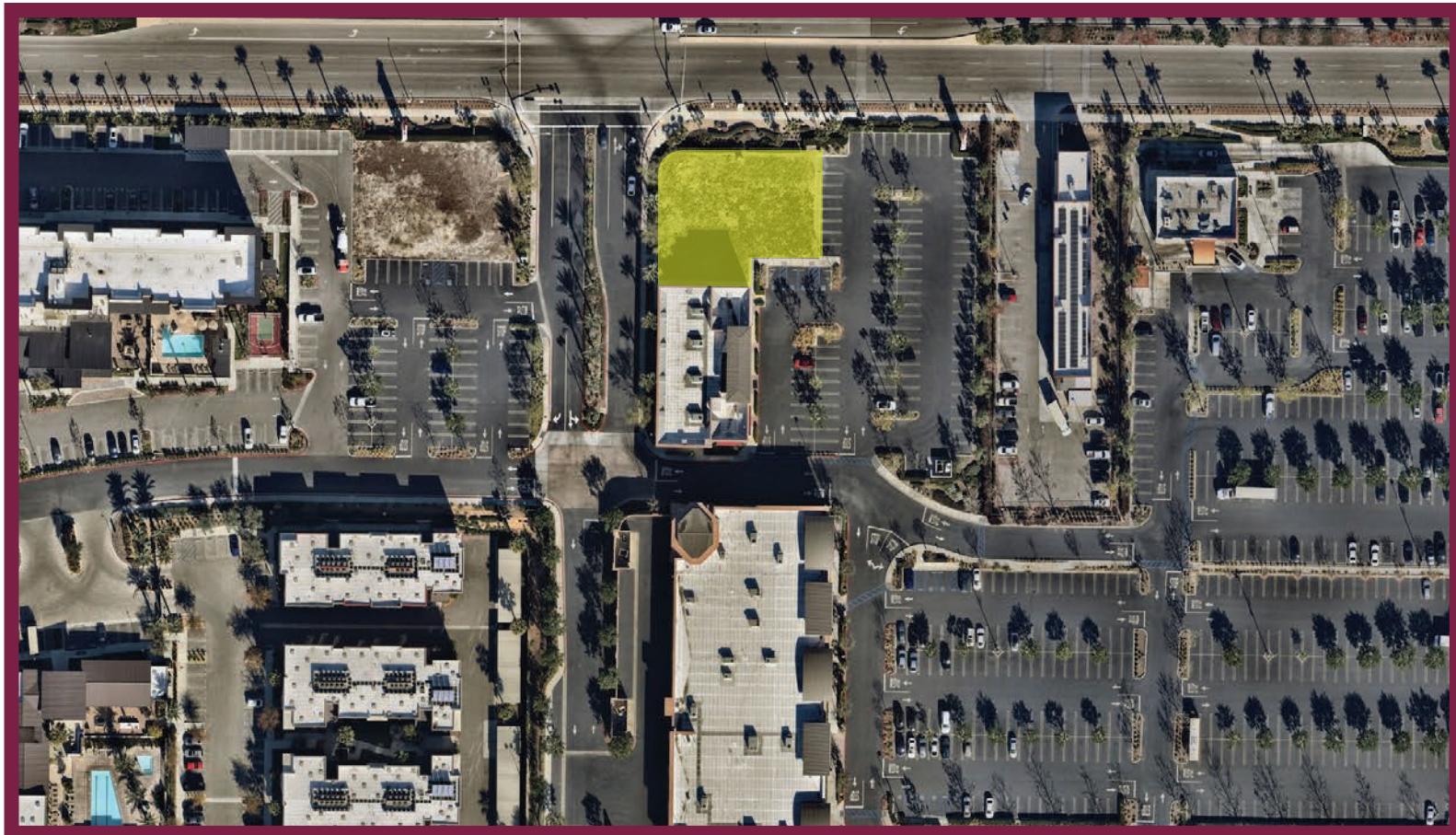
**8,066 SF**



# PAD 2 AVAILABLE FOR LEASE

27651 SAN BERNARDINO AVE., REDLANDS, CA. 92374

## 8,000 SF



**AREA EMPLOYERS**

AMAZON (5 DISTRIBUTION CENTERS)  
 MATTEL  
 HOME DEPOT DISTRIBUTION CENTER  
 FENDER  
 XPO LOGISTICS  
 TRADER JOE'S DISTRIBUTION CENTER  
 BURLINGTON COAT FACTORY DISTRIBUTION CENTER  
 STATER BROS. DISTRIBUTION CENTER  
 UPS  
 PEPSI  
 DHL  
 ASHLEY HOMESTORE DISTRIBUTION CENTER  
 THE CLOROX COMPANY  
 MARS MARS  
 BMW  
 APL LOGISTICS  
 ODW LOGISTICS  
 KOHLER  
 HOME CHEF  
 COOPER TIRES  
 ESRI  
 BEAVER MEDICAL GROUP  
 UNIVERSITY OF REDLANDS  
 CITY OF REDLANDS  
 REDLANDS UNIFIED SCHOOL DISTRICT  
 REDLANDS COMMUNITY HOSPITAL  
 LOMA LINDA MEDICAL CENTER  
 LA-Z BOY INC.  
 WALMART  
 SUPERIOR BUILDING PRODUCTS  
 CADDO HARDWARE  
 TARGET  
 KOHL'S  
 JC PENNY  
 BECTON DICKINSON DISTRIBUTION

