



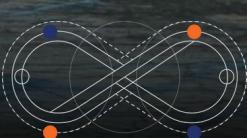
FOR LEASE

41615 EAST FLORIDA AVENUE
HEMET, CA

INDUSTRIAL
RETAIL
LAND
OFFICE



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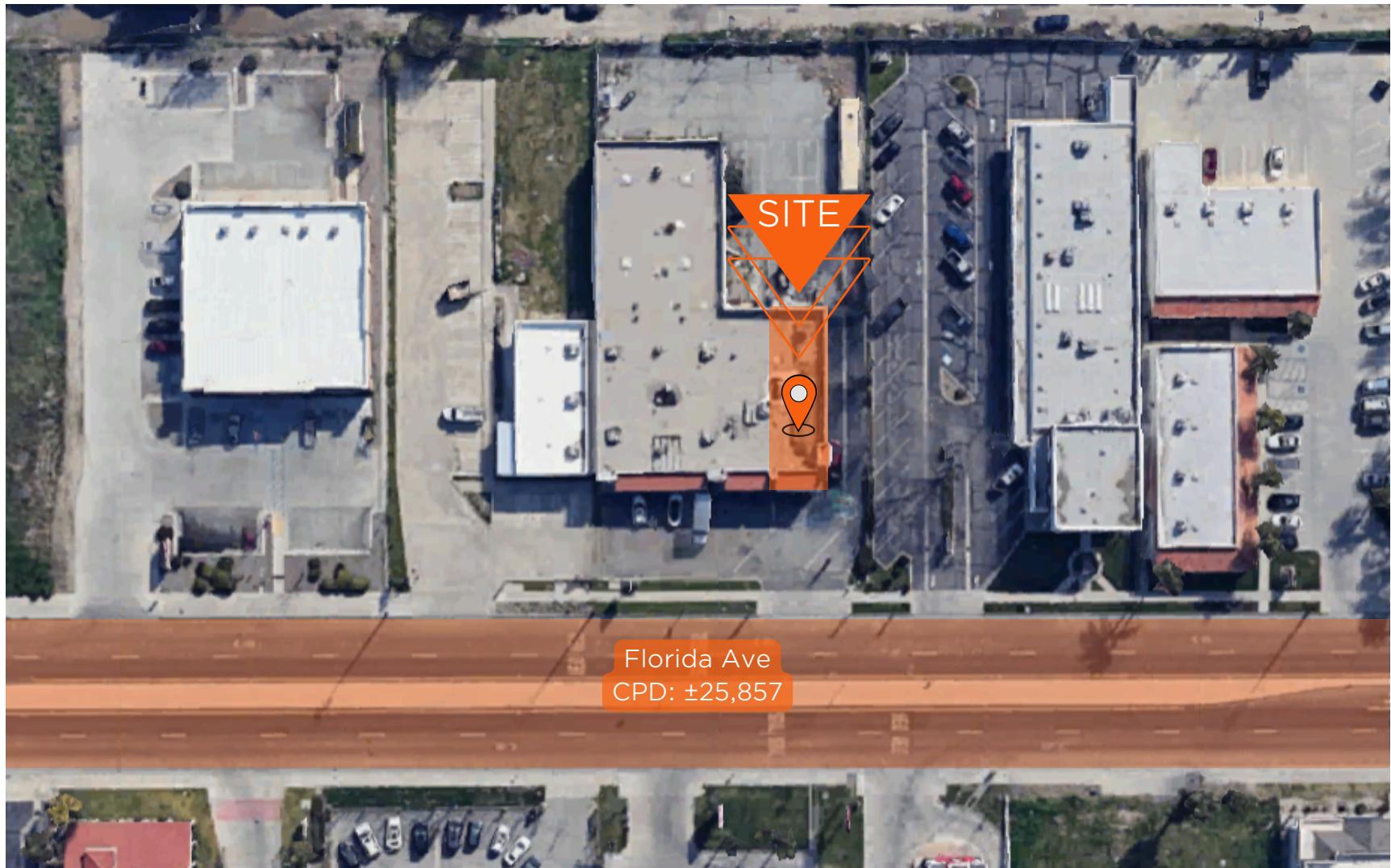


OFFERING SUMMARY

LEASE RATE:	\$1.25/SF/Month/NNN
NNN FEE:	\$0.35 SF
AVAILABILITIES:	±1,968 SF Retail Suite
ZONING:	C1
MARKET:	Inland Empire

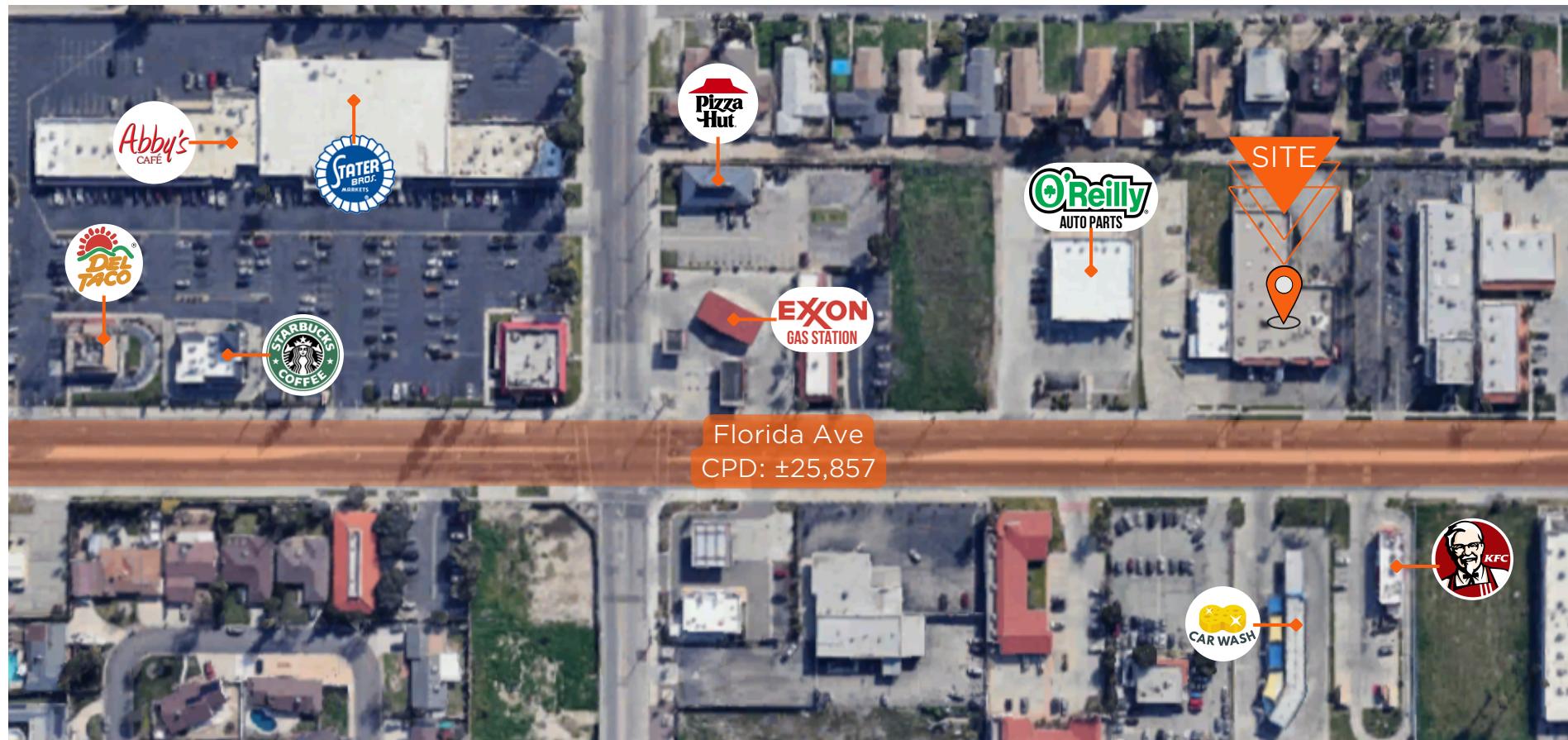
PROPERTY HIGHLIGHTS

- Endcap unit in a multi-tenant retail building.
- Signage Opportunities: Increase business visibility and brand recognition.
- Prime Location: in the heart of East Hemet, benefiting from high traffic volumes
- CPD: ±25,857 Florida Ave



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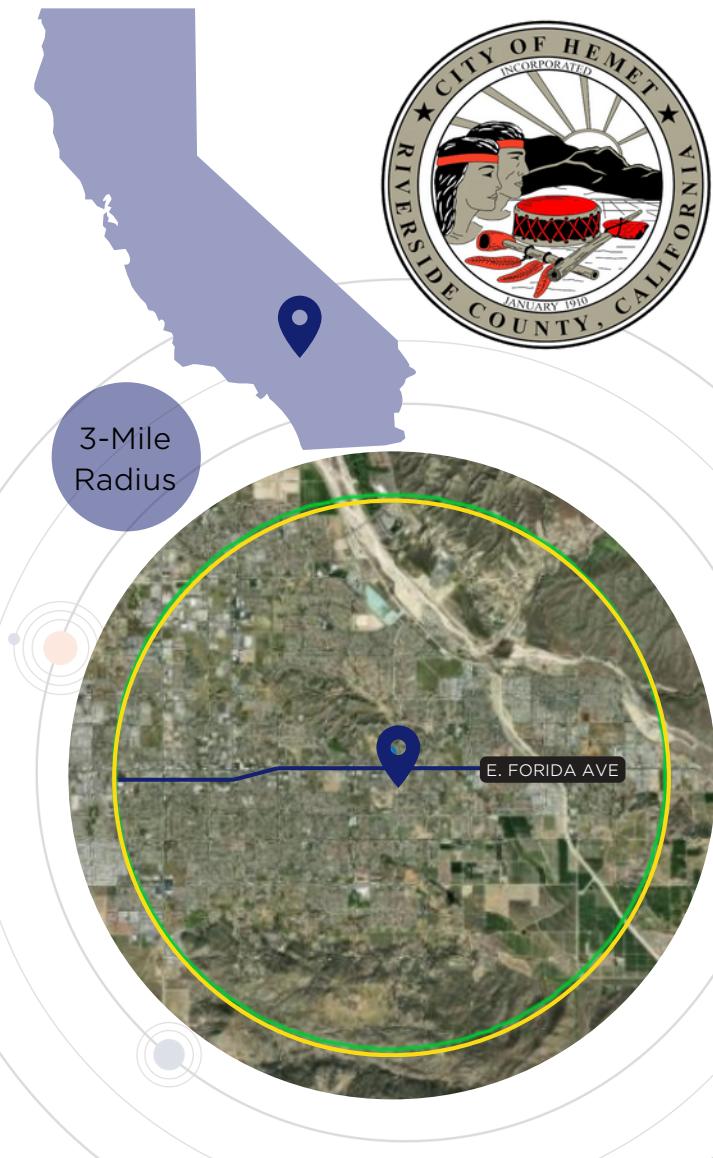


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DEMOGRAPHICS

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📍 **State** California
📍 **County** Riverside
📍 **Mayor** Jackie Peterson
📍 **Website** hemetca.gov

POPULATION



88,607
POPULATION



35.7
MEDIAN AGE

Source: ESRI



28,288
HOUSEHOLDS

EMPLOYMENT

💼 50% WHITE COLLAR
🔧 33% BLUE COLLAR
🏗 23% SERVICES
💼 ±38,632 EMPLOYED CIVILIANS

EDUCATION



33%
HIGH SCHOOL
GRADUATE



33%
SOME COLLEGE



15%
BACHELORS/GRAD/
PROF DEGREE

INCOME

💰 23% >\$100,000
ANNUAL INCOME
📈 31% >\$50,000
ANNUAL INCOME
เหรียญ \$128,896
MEDIAN NET
WORTH