

LOCAL

MISSION VIEJO, CA



RESTAURANT
FOR LEASE

28391 MARGUERITE PKWY | MISSION VIEJO, CA

THE LOCATION



SITE

SHOPS AT MISSION VIEJO

NORDSTROM

POTTERY
BARN



RH
RESTORATION HARDWARE

WILLIAMS
SONOMA
CALIFORNIA

Marguerite Parkway (27,000 ADT)

Woodbridge

FERGUSON

terra
OUTDOOR LIVING

sleep number

San Diego (1-5) Freeway (258,000 ADT)



THE OPPORTUNITY



- + Restaurant space available (1,118 SF)
- + Site situated in LOCAL, a newly renovated shopping center anchored by Ferguson, Terra Outdoor, and Woodbridge and sits adjacent to a highly trafficked drive-thru Starbucks
- + High visibility location accessed by 1-5 Fwy and Crown Valley and Avery Pkwy exits in Mission Viejo
- + Option for a wraparound patio area for restaurant concept
- + Close proximity to Saddleback College, Capo Valley High School, and Providence Mission Hospital
- + Nearby The Shops at Mission Viejo featuring tenants such as Nordstrom, Apple, Pottery Barn, Restoration Hardware, and Williams Sonoma

SITE AERIAL



SITE PLAN

28391 Marguerite Pkwy

AVAILABLE

Suite A: 1,118 SF + Patio

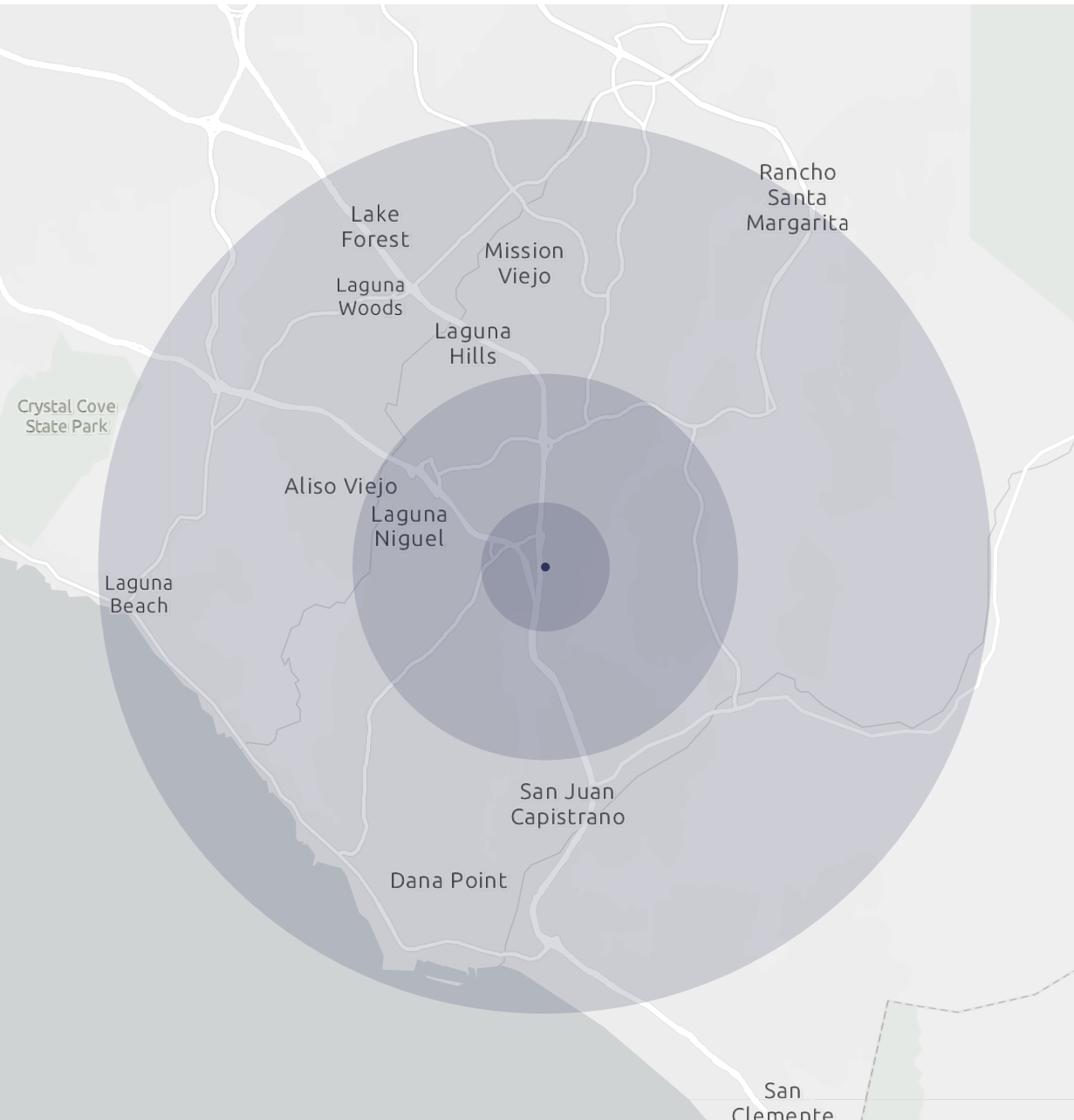


The information above has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property.

DEMOGRAPHICS

28391 Marguerite Pkwy
MISSION VIEJO / CALIFORNIA

1-3-7 MILE RADII



	1 Mile	3 Miles	7 Miles
Population			
Estimated Pop.	9,248	121,857	291,009
Forecasted Pop. (2028)	9,381	121,377	289,713
Daytime Demos			
Total Daytime Population	20,259	114,175	268,734
Median HH Income			
Estimated Median HH Income	\$106,773	\$131,201	\$125,473
Median Disposable Income	\$87,243	\$104,544	\$102,430
Average HH Income			
Estimated Average HH Income	\$162,630	\$182,809	\$174,285
Average Disposable Income	\$109,659	\$121,548	\$117,416
Age			
Median Age	40.9	39.2	41.9



RETAIL INSITE

COMMERCIAL REAL ESTATE

CONNOR STEVENS

949.490.1411

cstevens@retailinsite.net

NATALIE WARD

949.945.6281

nward@retailinsite.net

405 S HIGHWAY 101, SUITE 150, SOLANA BEACH, CA 92075 | LIC #01206760 | retailinsite.net

The information above has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property.