

FOR LEASE

PERRIS LANDMARK PLAZA

402-496 EAST 4TH STREET | PERRIS, CA



JANET F. KRAMER, JD, CCIM

951.600.8634 x702

janetk@svn.com

CalDRE #01351570



OFFERING SUMMARY

LEASE RATE:	\$1.25/SF/Month NNN
BUILDING SIZE:	±97,156 SF
AVAILABLE SF:	±4,200 SF
ZONING:	CC
MARKET:	Inland Empire

PROPERTY HIGHLIGHTS

- Prime location with high visibility and traffic counts
- Plaza anchored by a Cardenas
- Home of Perris' indoor swap meet
- Diverse tenant mix suitable for a range of businesses
- Ample parking for both customers and tenants
- Competitive rental rates



JANET F. KRAMER, JD, CCIM
951.600.8634 x702
janetk@svn.com
CalDRE #01351570

TENANT ROSTER

PERRIS LANDMARK PLAZA | 402-496 EAST 4TH STREET | PERRIS, CA

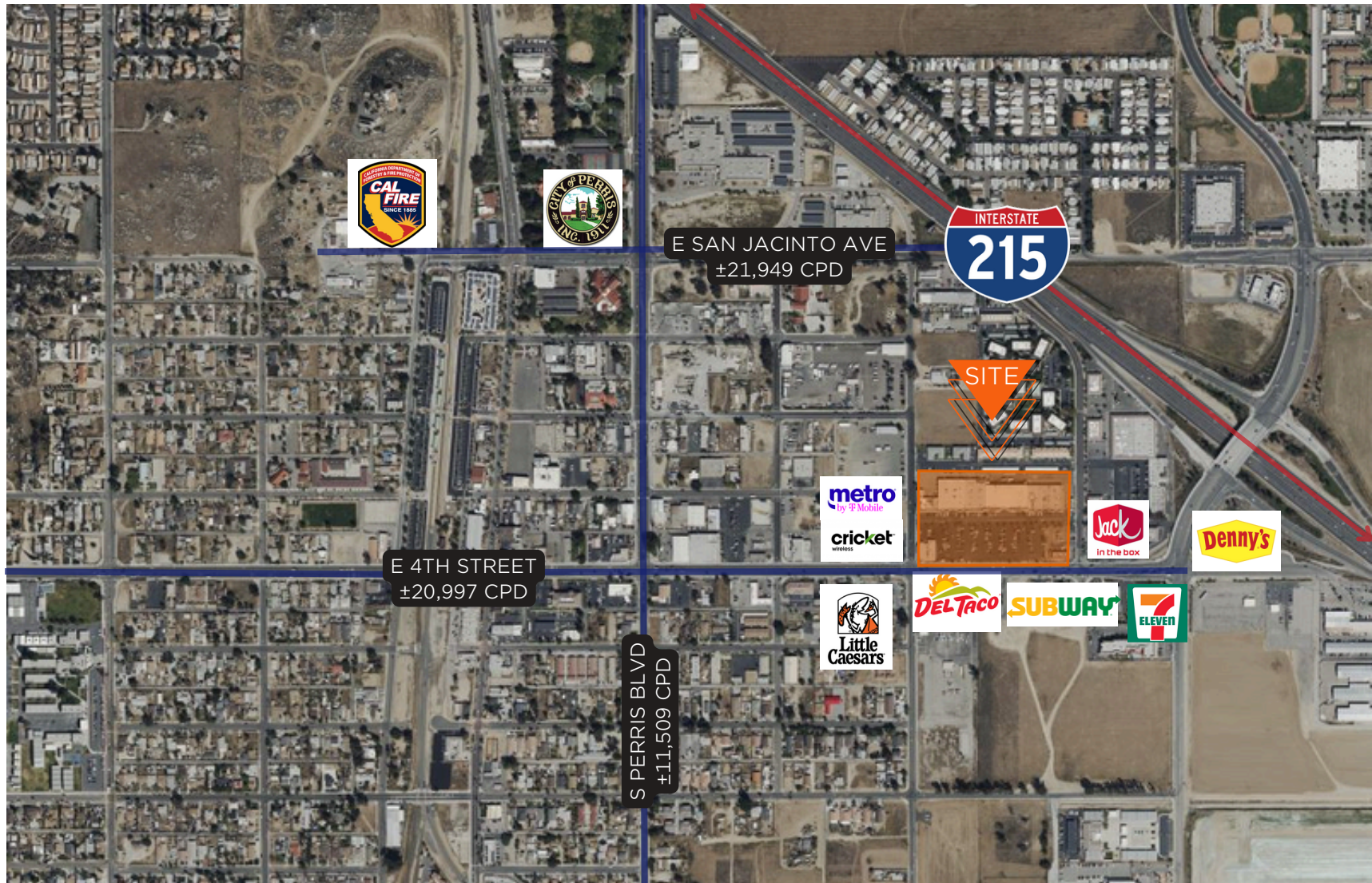


TENANT ROSTER		
SUITE	SF	TENANT
402	±1,778	Cell Phone Store
404	±1,200	Pharmacy
406	±1,500	Mr. You Chinese Food
410	±1,800	Laundromat
420	±20,000	Swapmeet
440	±15,000	Swapmeet
460	-	Cardenas
470	±7,200	Swapmeet
476	±10,000	Boomtown Batting Cages
480	±4,200	VACANT
496	±1,200	Donut Shop

VACANT SUITES ARE NOT COMBINABLE



JANET F. KRAMER, JD, CCIM
 951.600.8634 x702
 janetk@svn.com
 CalDRE #01351570



JANET F. KRAMER, JD, CCIM
 951.600.8634 x702
 janetk@svn.com
 CalDRE #01351570

SUITE 476 INTERIOR PHOTOS

PERRIS LANDMARK PLAZA | 402-496 EAST 4TH STREET | PERRIS, CA



JANET F. KRAMER, JD, CCIM
951.600.8634 x702
janetk@svn.com
CalDRE #01351570

DEMOGRAPHICS

PERRIS LANDMARK PLAZA | 402-496 EAST 4TH STREET | PERRIS, CA



- State California
- County Riverside
- Mayor Michael Vargas
- Website cityofperris.org

POPULATION

Source: ESRI



59,635
POPULATION

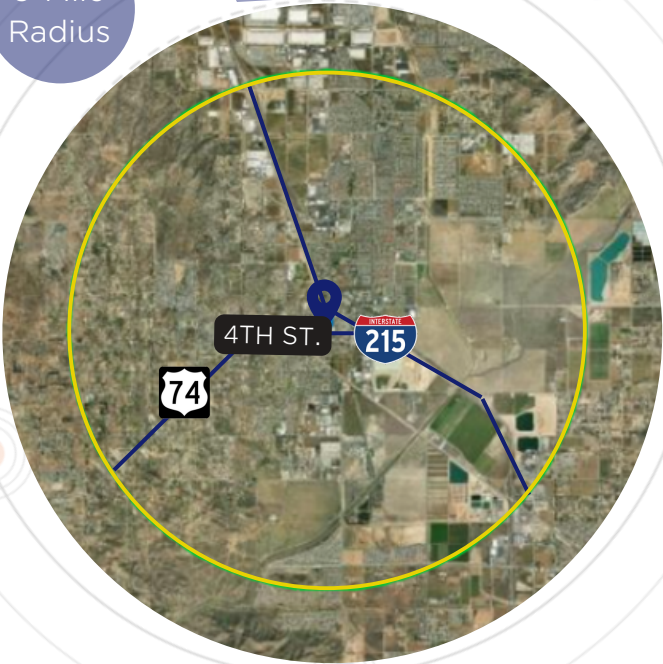


28.3
MEDIAN AGE



14,515
HOUSEHOLDS

3-Mile
Radius



EMPLOYMENT



40%
WHITE COLLAR



46%
BLUE COLLAR



17%
SERVICES



±26,212
EMPLOYED CIVILIANS

EDUCATION



34%
HIGH SCHOOL
GRADUATE



24%
SOME COLLEGE



8%
BACHELORS/GRAD/
PROF DEGREE

INCOME



\$64,017
MEDIAN HOUSEHOLD
INCOME



\$19,347
PER CAPITA
INCOME



\$83,916
MEDIAN NET
WORTH



JANET F. KRAMER, JD, CCIM
951.600.8634 x702
janetk@svn.com
CalDRE #01351570