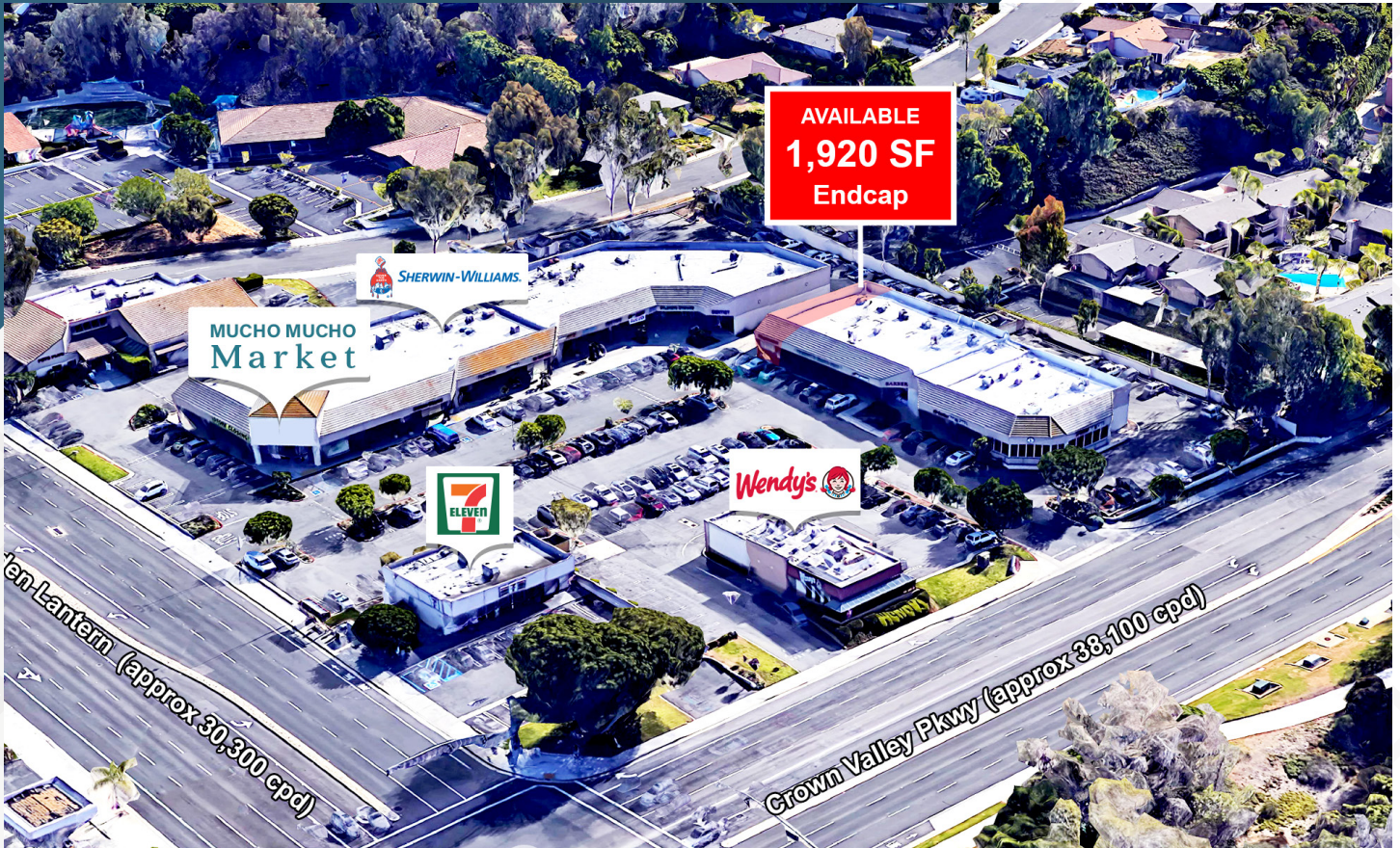


FOR LEASE

The Grove at Laguna Niguel

28961-28991 Golden Lantern | Laguna Niguel, CA 92677



Retail Opportunity

1,920 SF
Endcap Available

DESCRIPTION

- Located at major South Orange County thoroughfare - Over 70k CPD at intersection
- Strong incomes (over \$179,000 average HH income within a 5 mile radius)
- Great visibility to Crown Valley Pkwy & Golden Lantern
- Large number of households in the trade area

CONTACT

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2023 DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	17,060	114,622	297,103
Avg Household Income	\$180,755	\$176,670	\$179,507
Daytime Population	2,674	49,593	117,083

Source: Esri

TRAFFIC COUNTS

Golden Lantern approx. 30,300 cpd
 Crown Valley Pkwy approx. 38,100 cpd

Source: Costar

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610 Newport Center Drive, Suite 1500, Newport Beach, CA 92660

The information presented was obtained from sources deemed reliable; however SRS Real Estate Partners does not guarantee its completeness or accuracy.

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The Grove at Laguna Niguel

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SITE PLAN

Endcap Retail Space Available

No.	Tenant	SF
<u>BUILDING A</u>		
100-103	El Cortez	
104	Nails	
105	Golden Crew Barber Shop	
106	Tim's OC Music	
107-109	Patsy's Pub	
110	Available Endcap	1,920
<u>BUILDING B</u>		
101	Dentist	
102	Deal Pending	
103	Storage	
104	O My Sushi	
105	Deal Pending	
106	Grace Foot Massage	
107	Kevin's Computer Repair	
108	Cleaners	
109	I Love Bagels	
110	La Tulipe	
111	Sherwin Williams	
115	Mucho Mucho Market	
<u>BUILDING C</u>		
103	Laundry	
104	Pets Plus	
105	Deal Pending	



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The Grove at Laguna Niguel

HOBBY LOBBY
PAVILIONS
Party City
Walmart
Baby & Baby Works
OLD NAVY
usbank
FLAME • **BROILER** **verizon**

TARGET
GameStop
batkin • **Probbin**
ME Massage Envy
STATER BR'S

SPROUTS fresh fare
CVS pharmacy
ELATEORITZA
at&t
UnionBank
FedEx Office
McDonald's
Wendy's

Aliso Viejo High School
Approx. 3,036
enrolled students

KOHL'S
Costco
WHOLESALE

The Center
RANCHO NIGUEL
Ralphs fresh fare
CVS pharmacy
rack
Wendy's
W
Barfield AT SPECIALTY
CHASE
Jamba • **Juice**
Chapel
Susie's Cakes
Clineva
BevMo!
STARBUCKS

KALEIDOSCOPE
LA | FITNESS
Barbara Williams
WILD WINGS
PERINI KARAOKE GRILL

WHOLE FOODS
CHASE
Peet's Coffee & Tea
See's CANDIES
Yogurtland
IHOP
OrangeTheory

Costco
WHOLESALE

NORDSTROM
MACYS
H&M
ROCKWELL
RH
ZARA
claire's
ZALES
GARDEN HALL

STARBUCKS
ROCKWELL
MACYS

Durlington

Mission Viejo Town Center
Pier 1 Imports
nektar JUICE BAR
pure barre
S&S BANK

Laguna Niguel Plaza
Albertsons
CVS pharmacy
Fantastic Sams
PICK UP STIX
KFC
Massage Envy

Laguna Niguel Town Center
Walgreens
Waba
RAUSCH
ESLIES
WELLS FARGO

Laguna Niguel City Hall

ACE **BANANA FRESH** **Bank of America**
Albertsons
McDonald's
citibank

Crown Valley Mall Shopping Center
FedEx
STARBUCKS
BANANA FRESH
CHASE
ups