

900 SF RETAIL SPACE FOR LEASE

40335 WINCHESTER ROAD

Temecula, CA 92591



MEISSNER
Commercial Real Estate Services

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PROPERTY DETAILS

40335 Winchester Road, Temecula, CA 92591

Spaces for Lease:

Suite G – 900 SF In-Line *(Available)*

Asking Rate: Call for more information.

HIGHLIGHTS

ANCHORS



Longstanding community center with outstanding anchors including CVS Pharmacy, Planet Fitness & others.

TENANTS



Quality mix of national and regional tenants.

DEMOGRAPHICS



Great demographics with a large population and high disposable incomes.

QUALITY



Professionally maintained and managed by Meissner CRES

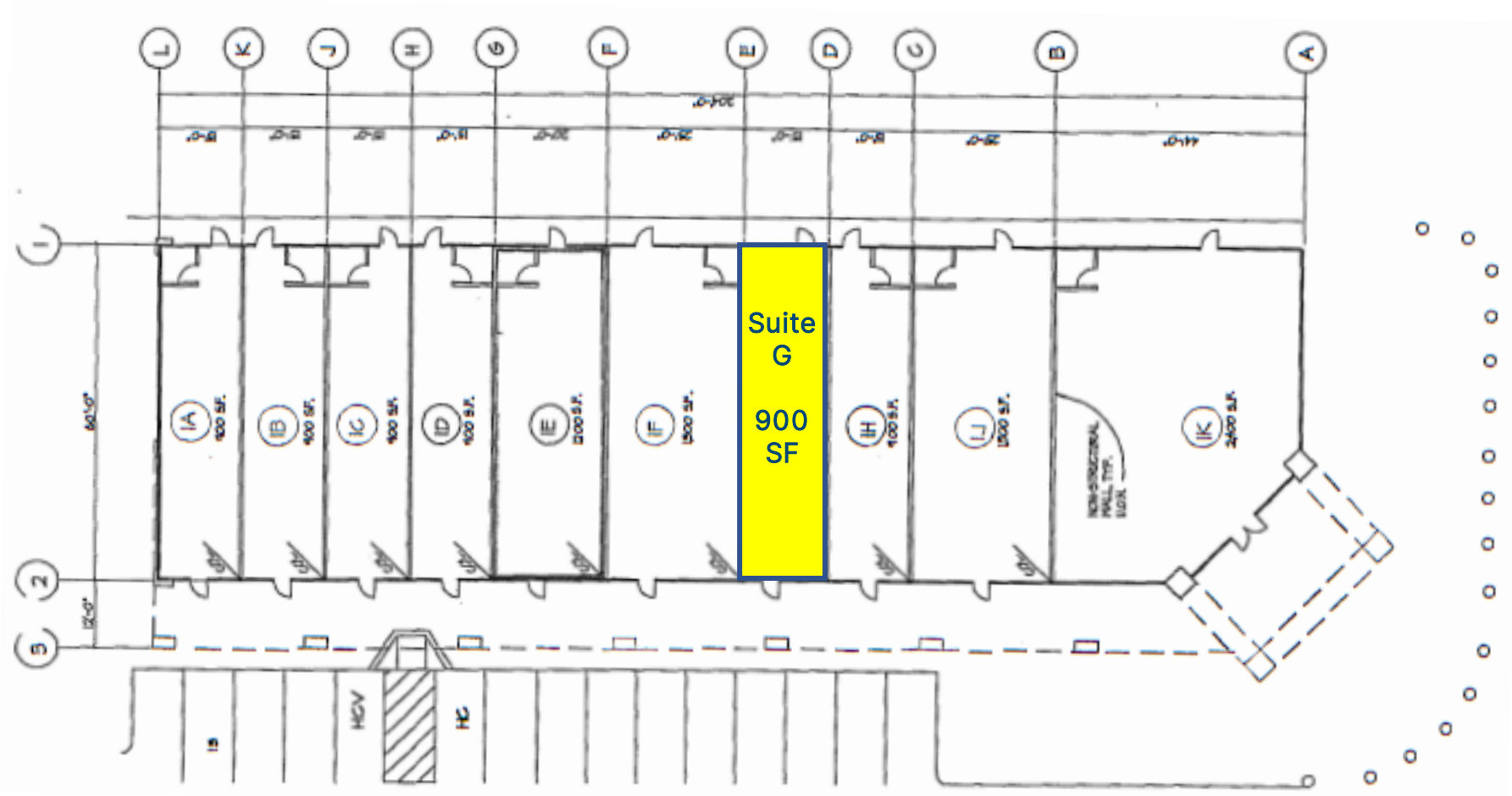
LOCATION



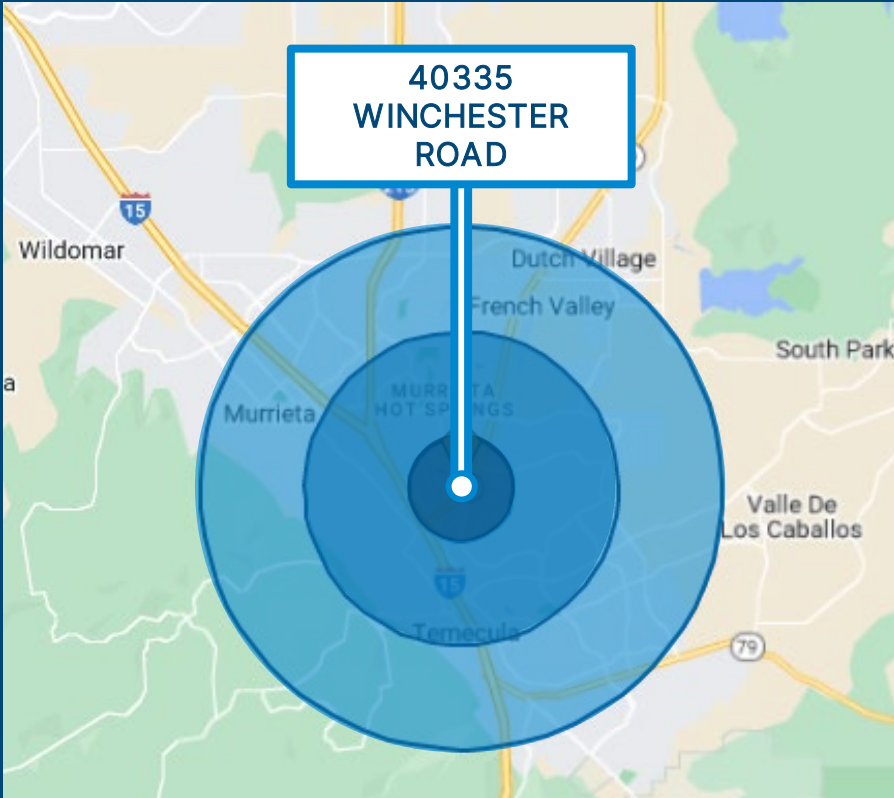
Prime location in one of the predominant retail areas of Temecula seeing over 80,000 cars per day.

FLOOR PLAN

40335 Winchester Road, Temecula, CA 92591



DEMOGRAPHICS



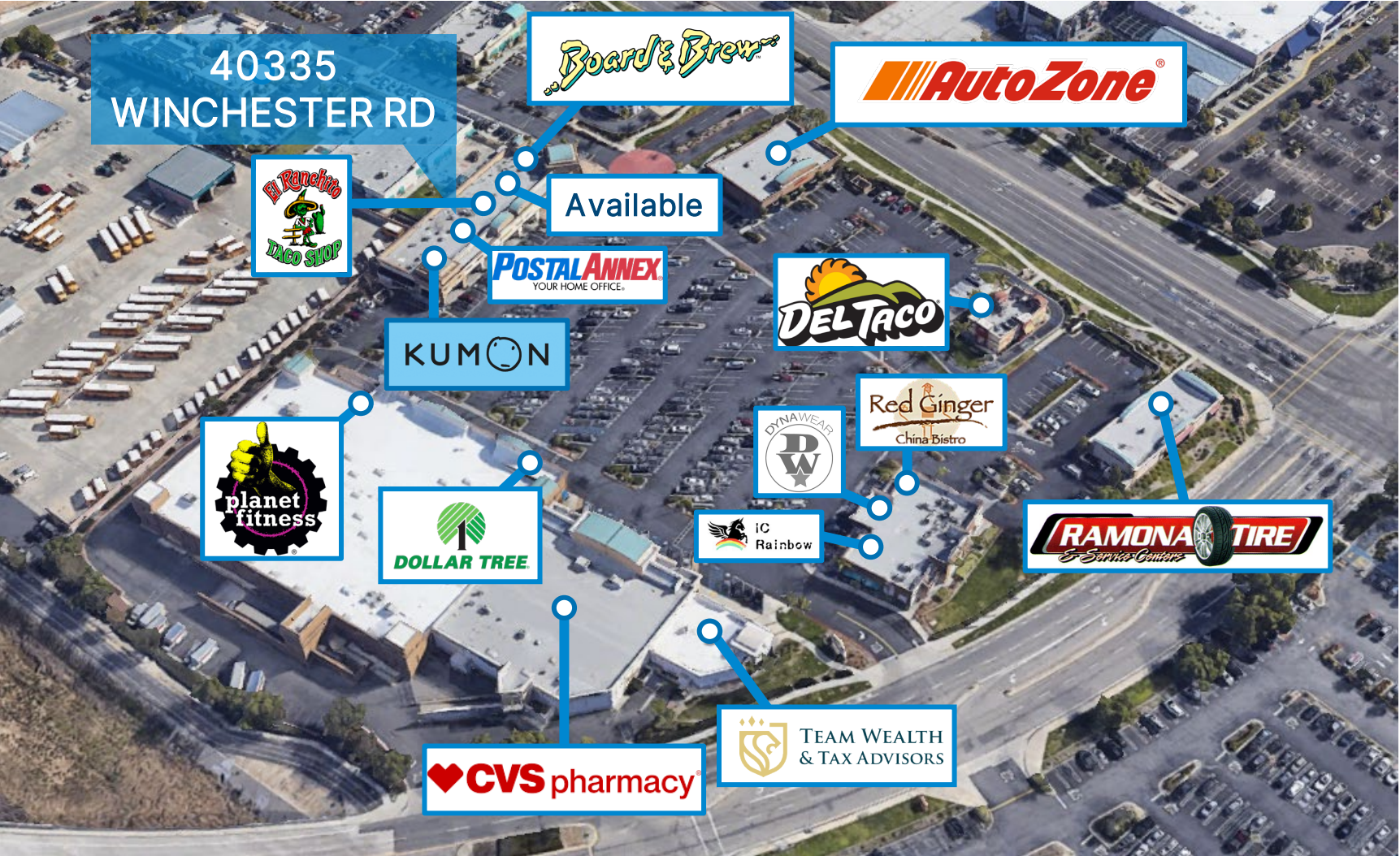
Map Data: Google, ©2023

Winchester Meadow 2022 Data

	1 Mile	3 Miles	5 Miles
Population	14,645	100,576	201,569
Average Household Income	120,922	114,703	116,965
Daytime Employment	9,504	57,565	83,977

	Traffic Count
Winchester Road	56,990 Cars Per Day
Margarita Road	24,028 Cars Per Day

RETAIL CENTER TENANTS



Map Data: Google

NEARBY RETAIL



Map Data: Google



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CONTACT

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