

SWC HAMNER AVE & RIVERBOAT DR

EASTVALE, CA



FUTURE RETAIL OPPORTUNITY

PROPERTY FEATURES

- Pad and shop space available for lease
- 1,500 SF drive-thru & 4,800 SF shop space available
- Excellent visibility and positioning on Riverboat Drive & Hamner Avenue
- Less than a quarter mile to Silverlakes Sports Complex with an estimated 1.7M visitors annually
- Large, established retail area with national and regional tenants

TRAFFIC COUNTS

- Hamner Avenue - 22,480 CPD
- Riverboat Drive - 2,623 CPD
- 15 Freeway - 158,134 CPD

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	20,155	113,319	240,044
Avg HH Income	\$184,645	\$178,203	\$153,399
Daytime Population	2,688	17,792	45,683



Jeff Reenders

CalBRE Lic #01349955

+1 (949) 805-1609

jeff.reenders@sra-re.com



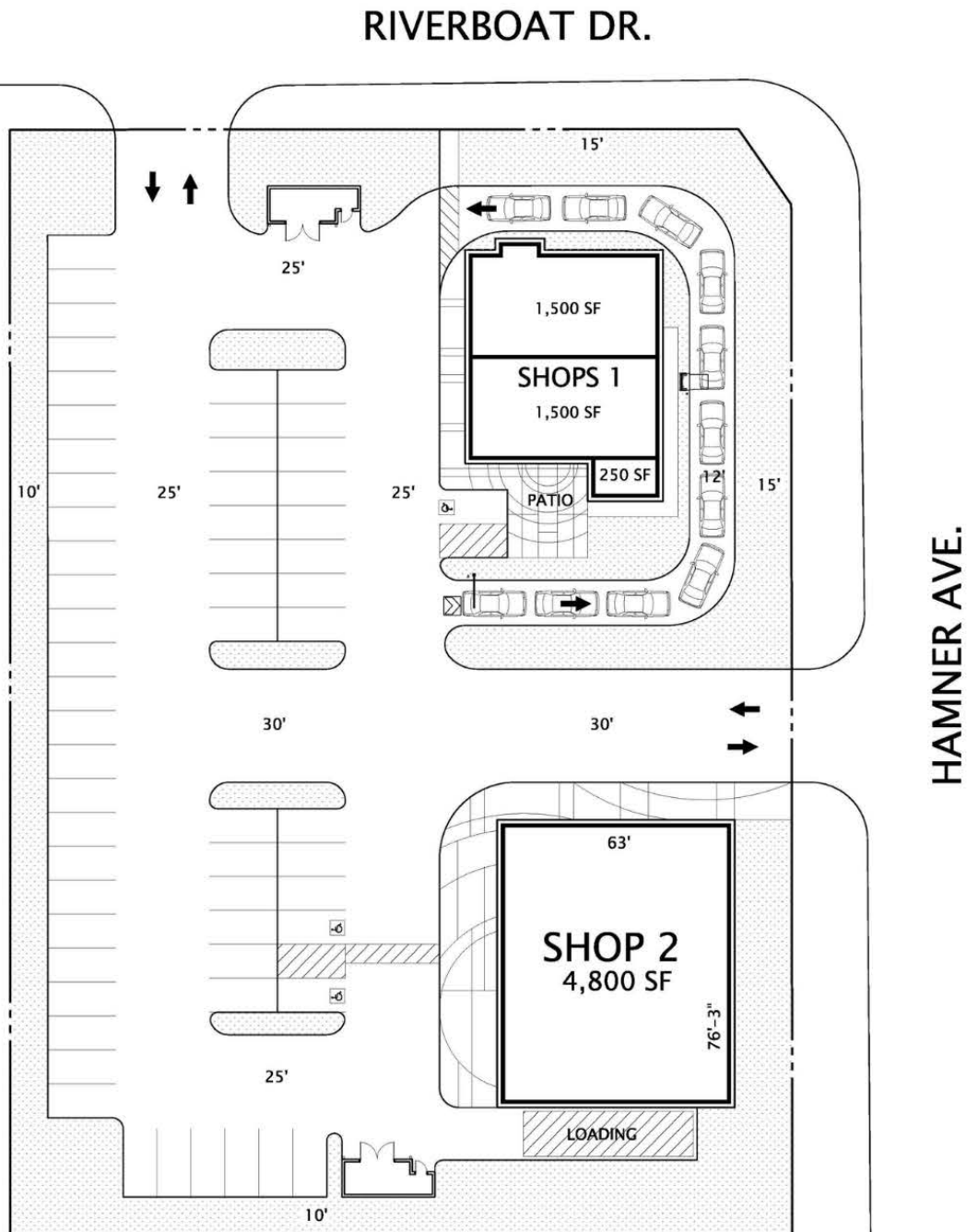
STRATEGIC
RETAIL
ADVISORS

LEWIS
RETAIL CENTERS

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Site Plan

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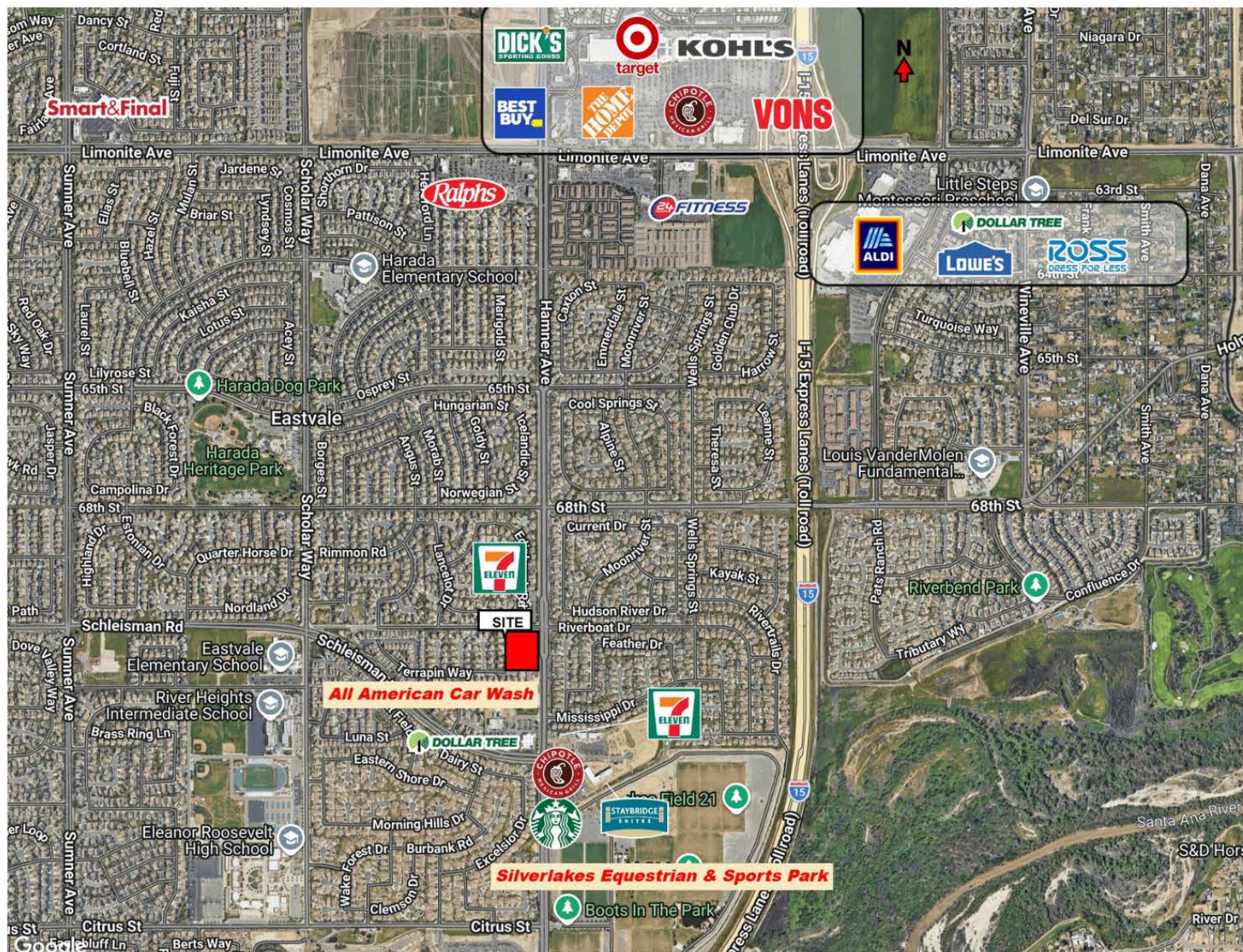
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Trade Area



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 @strategicretailadvisors

 sra-re.com

 +1 (949) 640-6678

Jeff Reenders
CalBRE Lic #01349955
+1 (949) 805-1609
jeff.reenders@sra-re.com



LEWIS
RETAIL CENTERS