

FOR LEASE

ORANGETHORPE PLAZA

5031-5041 E ORANGETHORPE AVE

1,000 SF
Retail
Shop Space



Orangethorpe Ave

Kellogg Dr

DANIEL BARRIGA
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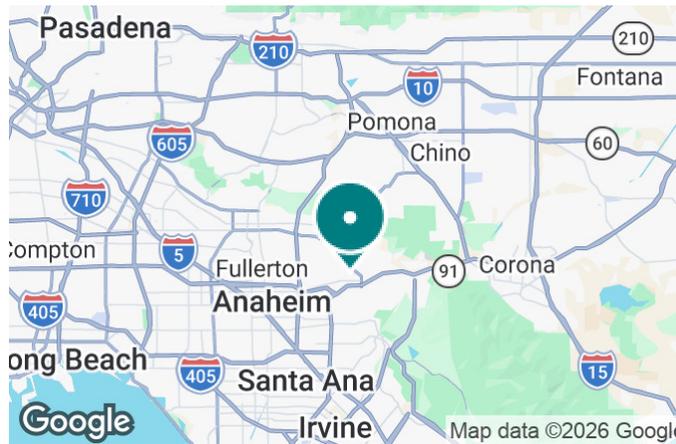
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CBM1
LEASING
BROKERAGE
INVESTMENTS

FEATURES & AMENITIES

ORANGETHORPE PLAZA



FEATURES & AMENITIES

- Shop space available for lease with flexible configurations
- Prime Anaheim location near Imperial Hwy & 91 Freeway
- Signalized hard corner with strong daily traffic counts
- Stater Bros.–anchored community center (anchor on adjacent parcel)
- Excellent visibility, signage opportunities, and convenient parking
- Diverse tenant mix including restaurants, service, and neighborhood retail
- Dense surrounding population with strong household income
- Ideal for service, food, retail, and medical users

NEIGHBORING ANCHOR



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	3,728	39,028	100,707
Total Population	10,745	114,739	300,354
Average HH Income	\$159,724	\$183,608	\$166,205

EXCLUSIVELY REPRESENTED BY

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PROPERTY SUMMARY

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PROPERTY DESCRIPTION

Orangethorpe Plaza is a well-established neighborhood shopping center in Anaheim offering multiple shop spaces for lease. This community-oriented plaza provides an ideal setting for restaurants, retail, personal services, and professional uses. With a strong tenant mix, excellent visibility, and convenient parking, the property offers businesses the opportunity to thrive in a high-traffic corridor surrounded by established rooftops and daytime population.

LOCATION DESCRIPTION

Strategically located at the signalized intersection of E Orangethorpe Ave & Kellogg Dr, the center benefits from strong traffic counts and convenient access to both Imperial Highway and the Riverside (91) Freeway. The property is situated in a dense trade area with strong demographics, robust household income, and proximity to residential neighborhoods, employment centers, and regional retailers. The surrounding Anaheim/Placentia/Fullerton submarket continues to see growth in both residential and commercial development, making Orangethorpe Plaza a prime choice for retailers looking to expand in North Orange County.

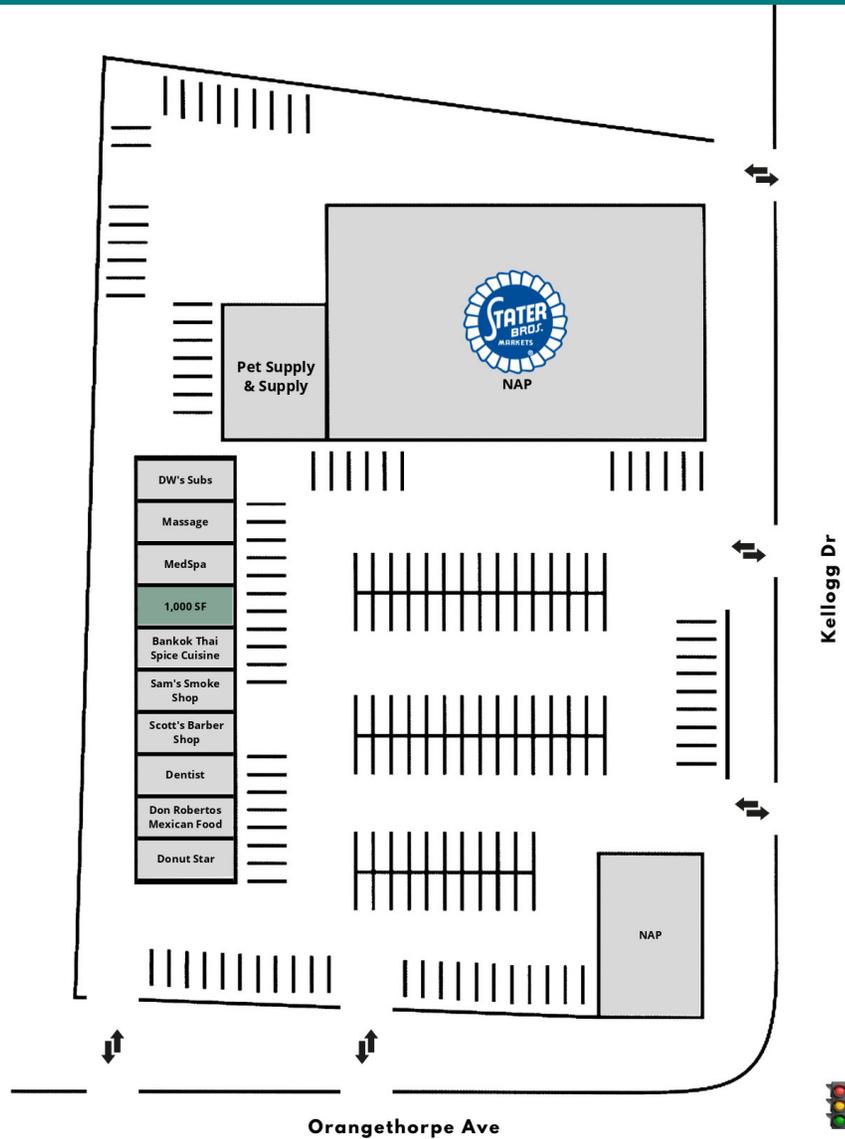
OFFERING SUMMARY

Lease Rate:	\$2.50 SF/month (Est. \$1.05 NNN)
Available SF:	1,000 SF
Building Size:	13,950 SF

SPACES	LEASE RATE	SPACE SIZE
5031 E Orangethorpe Ave, F	\$2.50 SF/month	1,000 SF

SITE PLANS

ORANGETHORPE PLAZA



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LEASE SPACES

ORANGETHORPE PLAZA

LEASE INFORMATION

Lease Type:	Est. \$1.05 NNN	Lease Term:	Negotiable
Total Space:	1,000 SF	Lease Rate:	\$2.50 SF/month

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION	VIDEO
5031 E Orangethorpe Ave, F	Available	1,000 SF	Est. \$1.05 NNN	\$2.50 SF/month	Last available space at Orangethorpe Plaza. Suite F offers ±1,000 SF with a wide-open, flexible layout and is available now. Great for bakery, dessert, bubble tea, juice bar, frozen yogurt, tutoring, pilates, jiu jitsu, boutique fitness, personal training, physical therapy, chiropractic, insurance, real estate, medical or dental specialty, and other service-oriented uses. Excellent visibility and parking within a high-traffic Anaheim community center with strong demographics and established co-tenancy.	-

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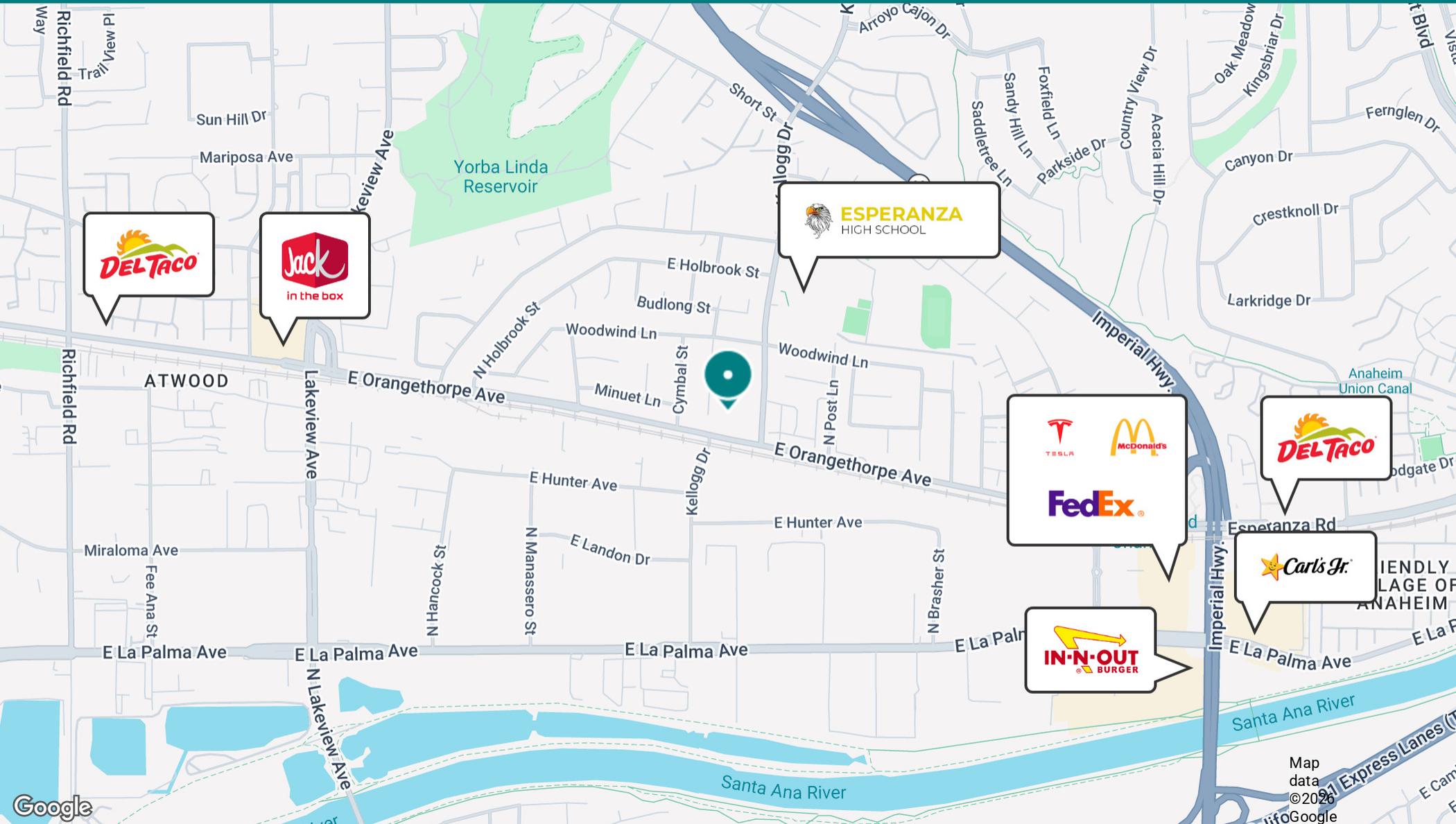
ADDITIONAL PHOTOS ORANGETHORPE PLAZA



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RETAILER MAP ORANGETHORPE PLAZA



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MEET THE TEAM

ORANGETHORPE PLAZA



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