

FOR SALE:

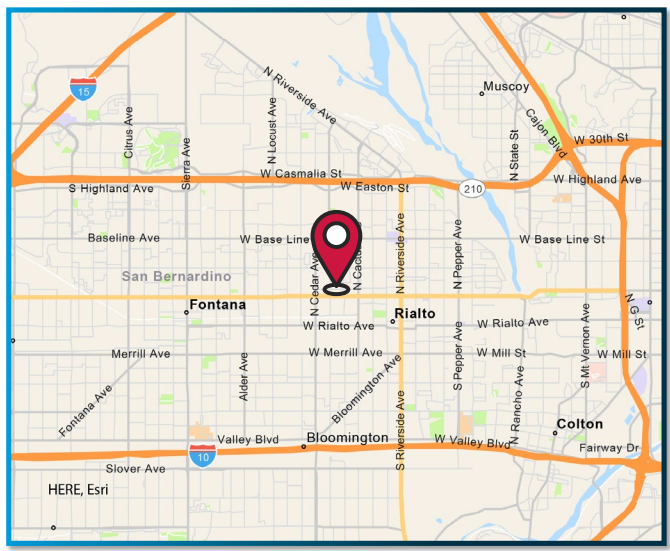
±3.98 ACRES ON SIGNALIZED CORNER

NEC W. FOOTHILL BLVD & N. SPRUCE AVE, RIALTO, CA



PROPERTY HIGHLIGHTS

- ±410 feet of street frontage on Foothill Blvd
- ±400 feet of depth along Spruce Avenue
- Signalized intersection
- Ideal for retail development, hotel or office development
- Property is part of the Foothill Boulevard Specific Plan
- Highly trafficked street
- Excellent area demographics
- APN: 0128-361-23
- Asking Sale Price: \$3,650,000.00
- Potential adjacent expansion land available



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LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

No warranty or representation has been made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. Lee & Associates Commercial Real Estate Services, Inc. - Riverside | 3240 Mission Inn Avenue, Riverside, CA 92507 | Corporate DRE# 01048055 | www.lee-associates.com

FOR SALE: ±3.98 ACRES ON SIGNALIZED CORNER

NEC W. FOOTHILL BLVD & N. SPRUCE AVE, RIALTO, CA

PROPERTY DEMOGRAPHICS 5 MILE RADIUS



392,139
POPULATION



101,588
HOUSEHOLDS

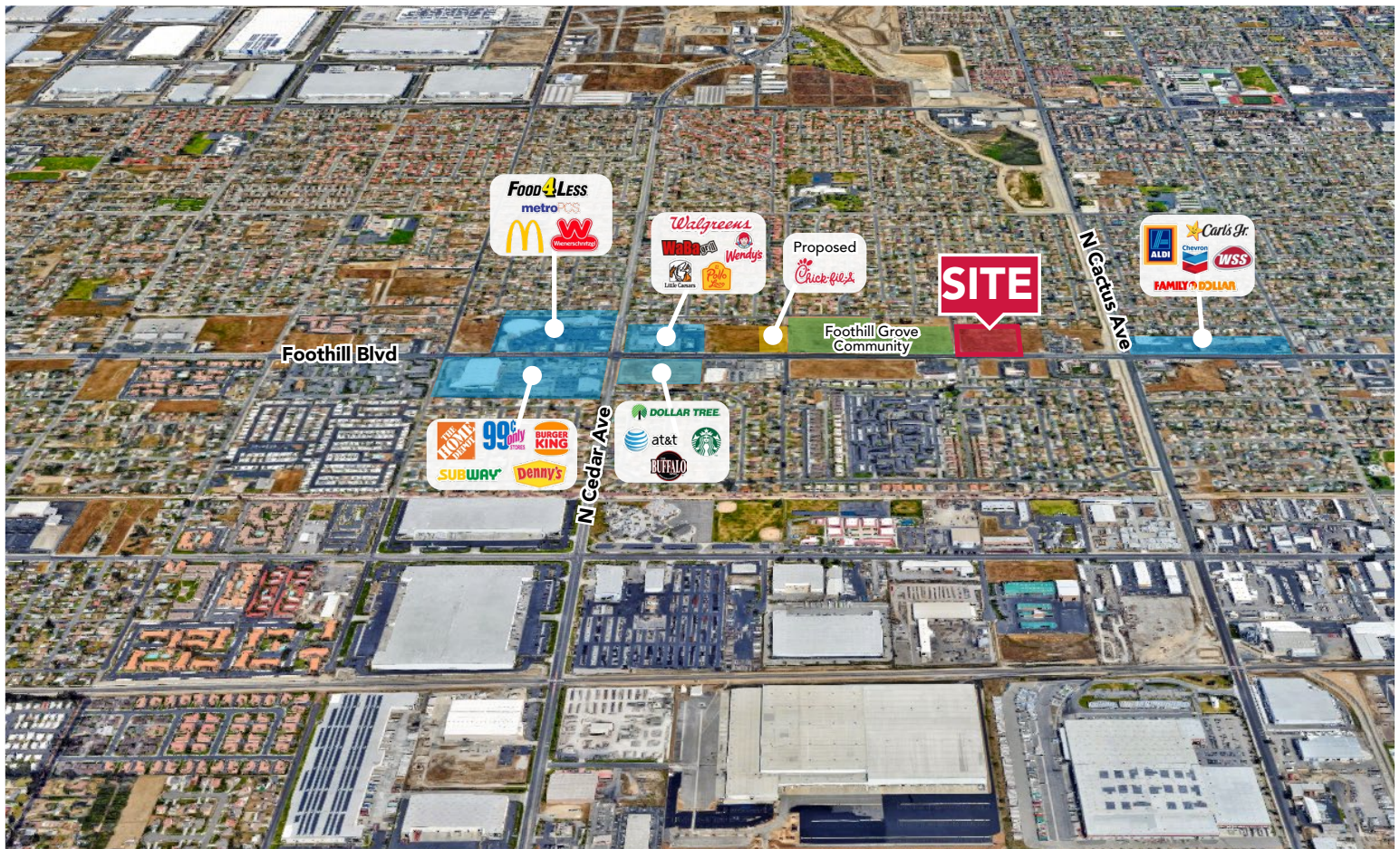


67,392
TOTAL EMPLOYEES



\$99,881
AVERAGE HOUSEHOLD
INCOME

PROPERTY AERIAL



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