



SYCAMORE CANYON
PLAZA

122,502 SF Shopping center

NWC Weir Canyon Road & Serrano Ave | Anaheim Hills, CA

RETAIL FOR LEASE

Property Highlights



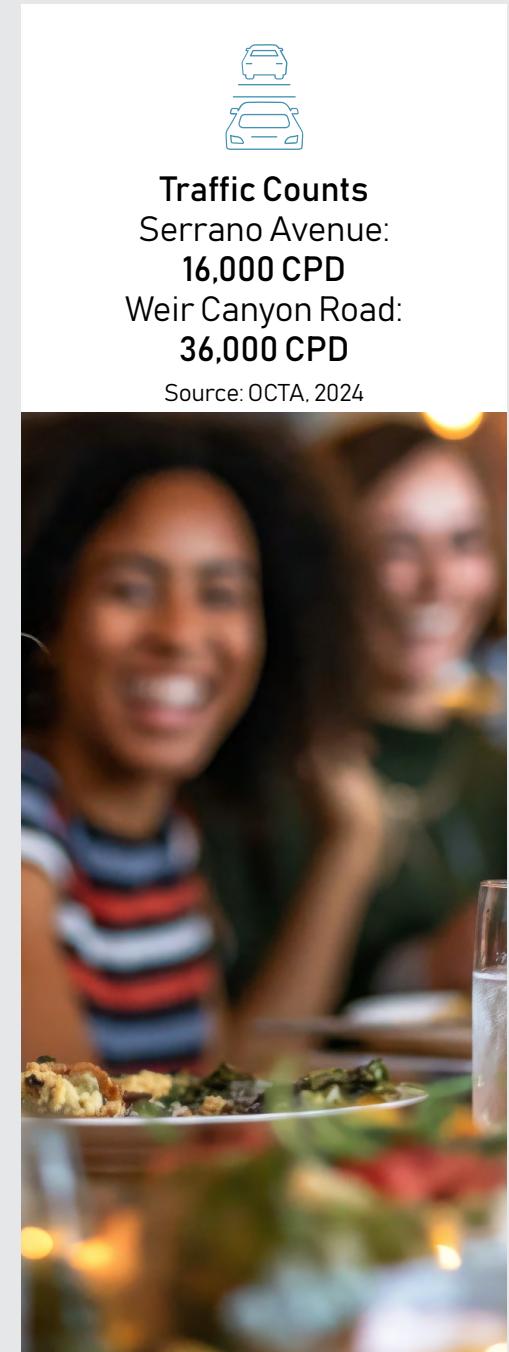
122,502 SF
shopping center
anchored by Ralphs
and CVS Pharmacy



Strategically located
in the affluent Anaheim
Hills community with
strong surrounding
demographics



Highly visible and
easily accessible
neighborhood center
with thoughtful design
and layout



Traffic Counts
Serrano Avenue:
16,000 CPD
Weir Canyon Road:
36,000 CPD

Source: OCTA, 2024

Site Plan

UNIT	TENANT	SF
101	Veterinarian Emergency Group	4,857
105	Wells Fargo ATM	842
107	Senor Baja	1,184
109	Kumon	1,479
111	Protein For Pets	1,238
115	Sunbliss	975
117	Club Pilates	1,950
119	Baskin Robbins	1,230
120	Ralphs	45,000
125	Rosine's Café	3,100
127	Subway	1,300
130	CVS Pharmacy	15,600
139	Draperies By Vincent	1,300
141	Supercuts	1,300
143	Kd's Donuts	975
147	Available (Restaurant with patio)	2,600
150	Mobil Circle K	1,000
151	Latte Da Ristoranti	2,025
155	Martial Arts	2,000
156	Available	700
157	PostalAnnex	1,200
159	Siam Savory Thai Cuisine	1,500
161	Available (2nd Gen Restaurant)	900
163	Happy Nails	1,200
165	Available	3,011
167	Available	3,699
175	Prestige Salon & Spa	1,900
181	East Hills Chiropractic	1,675
185	Optumcare	7,438
191	Stretch Zone	962
193	Dental Care Of Anaheim Hills	1,300
195	Vision Care	1,204
197	Anaheim Canyon Animal Hospital	1,300
200	Available (Freestanding)	4,524



Not to scale

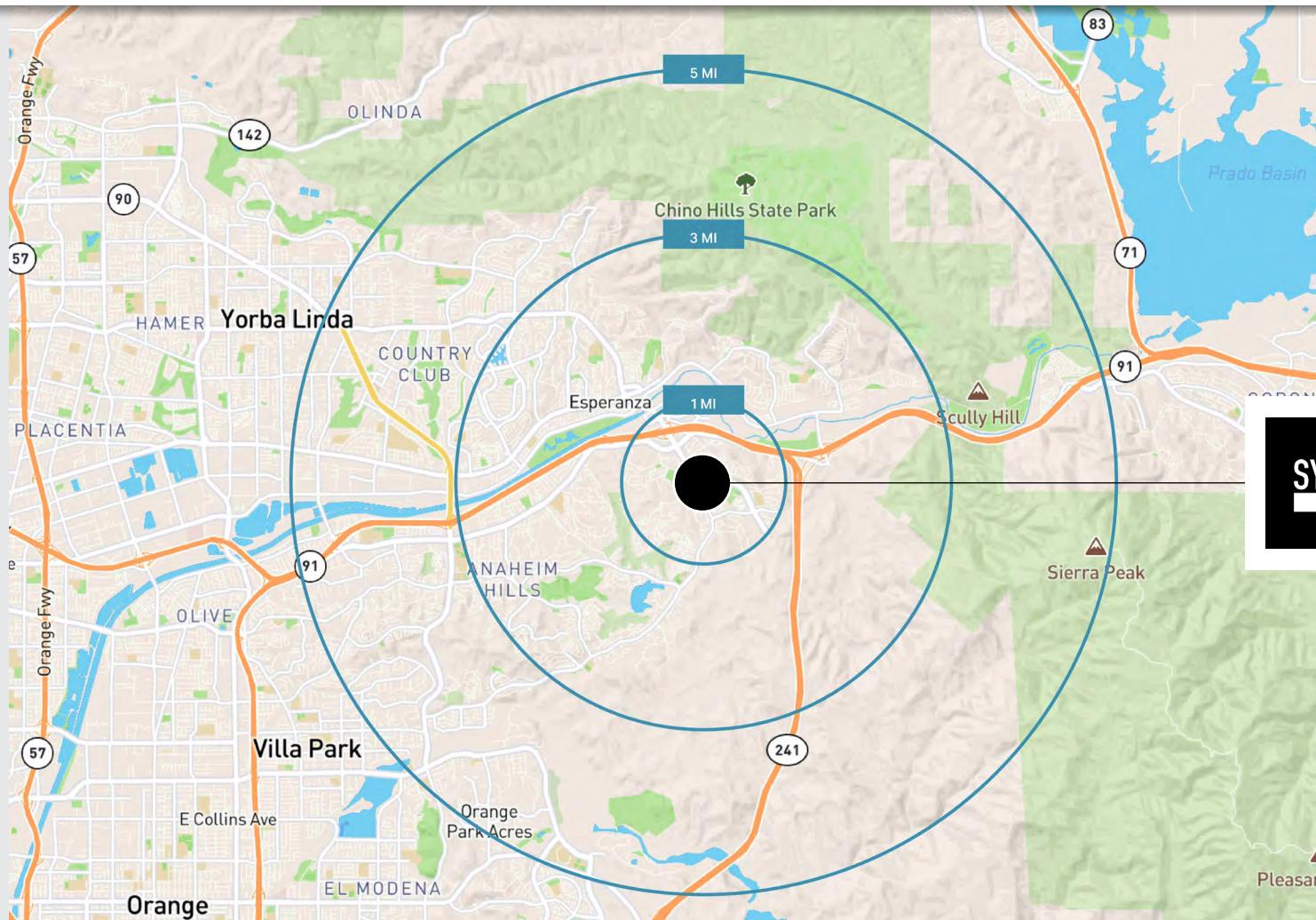
Neighboring Retail



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Demographics



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2024 Demographics

1 Mile

3 Miles

5 Miles

Population	16,200	64,828	119,906
Average HH Income	\$180,332	\$192,559	\$195,673
Daytime Population	16,457	51,347	104,517



Contacts

Andy Buie

Lic. 00929561
+1949 725 8579
Andy.Buie@cbre.com

Justin McMahon

Lic. 01721162
+1949 725 8589
Justin.McMahon@cbre.com

Lauren Parker

Lic. 02254189
+1949 725 8462
Lauren.Parker@cbre.com



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