

# Village La Verne Retail Center

## Seasoned & Affluent Suburban Trade Area



### FOR LEASE - IN LINE RETAIL/MEDICAL - 1,100 SF

2117 Foothill Blvd, Unit E, La Verne, CA



**Monthly Rent: \$1,925 Base Rent + \$649 Operating Expenses (\$2,574 Total)**

### Center Overview

- 1,100 Square Feet In-Line Space
- Space is Under Renovation, It Will Be Vanilla Shelled and Ready to Go
- Signalized Intersection
- Part of a Larger Shopping Center
- Ample Onsite Parking with 330+ Parking Spaces



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### Location Information

- Neighboring Retailers Include In-N-Out, Kohl's, Stater Bros Market, Vons, Big Lots, ALDI, Ross Dress for Less, Marshalls, Target, Staples, Superior Grocers, Dollar Tree, Daiso, Rite Aid, CVS, LA Fitness
- Foothill Corridor - Historic US Route 66
- Short Walk distance to the University of La Verne Campus
- Traffic Counts 23,800 Cars Per Day
- Walk Score 83 (Most Errands Can Be Accomplished on Foot)



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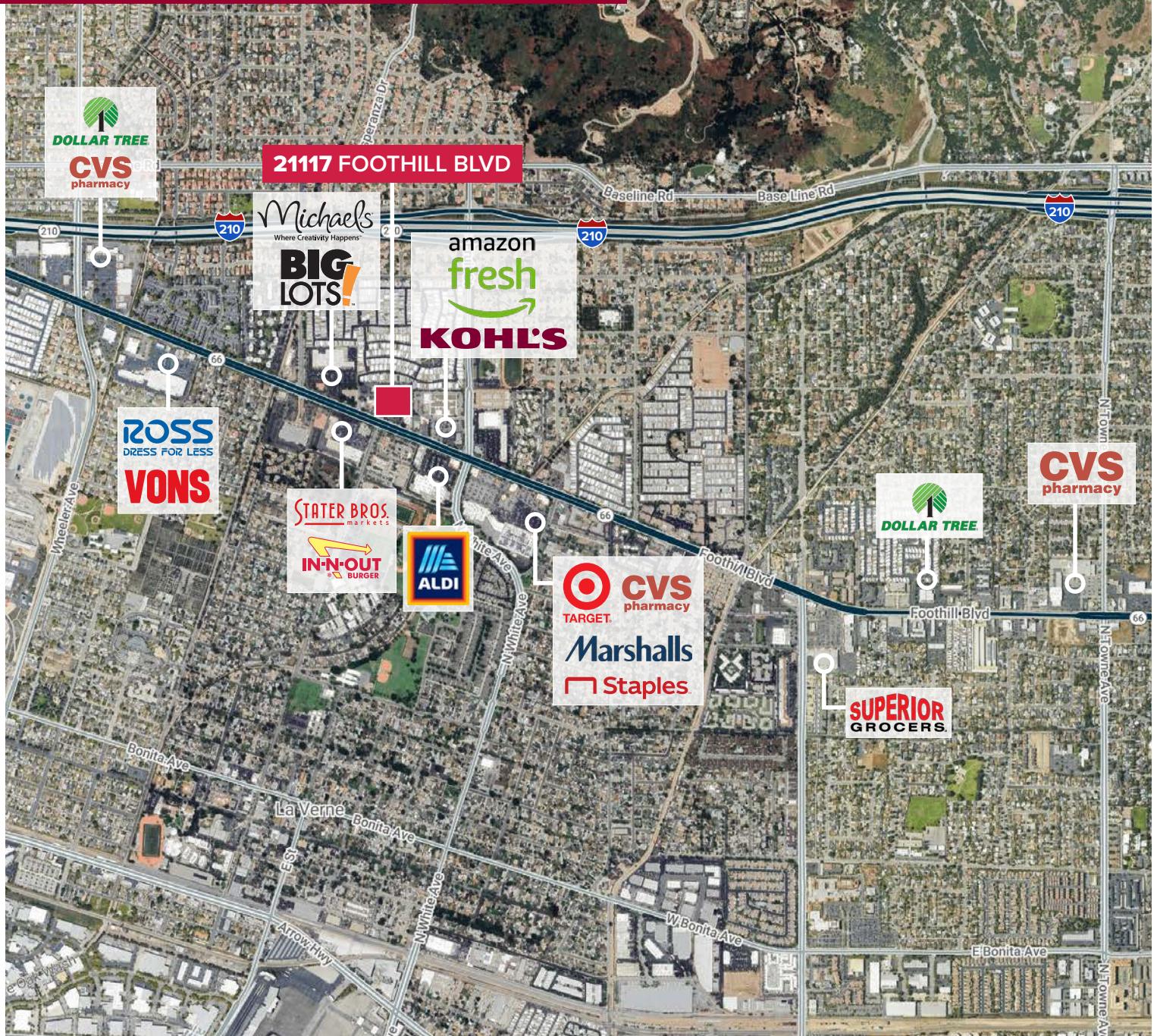
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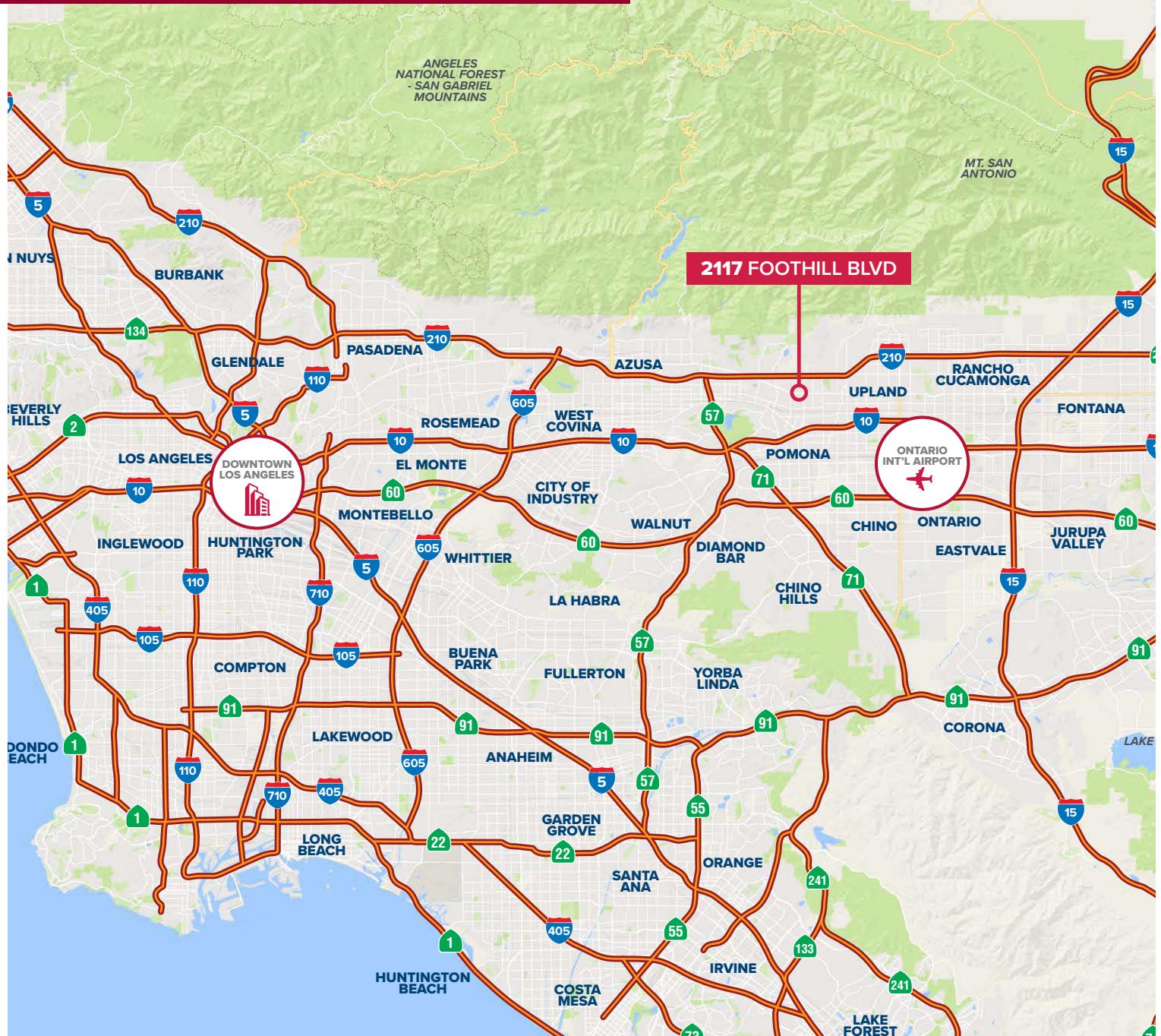
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