

AVAILABLE FOR LEASE
1673 W. LACEY BOULEVARD

EXTERIOR SPACE AT HANFORD MALL

HANFORD, CA



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Independently Owned and Operated | Corporate License #00020875 | retailcalifornia.com

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HANFORD MALL

HANFORD, CA

PROPERTY

INFORMATION

Availability: 14,289± SF
Tenancy: Multiple
Year Built: 1993
Lease Rate: Contact Agent for Pricing

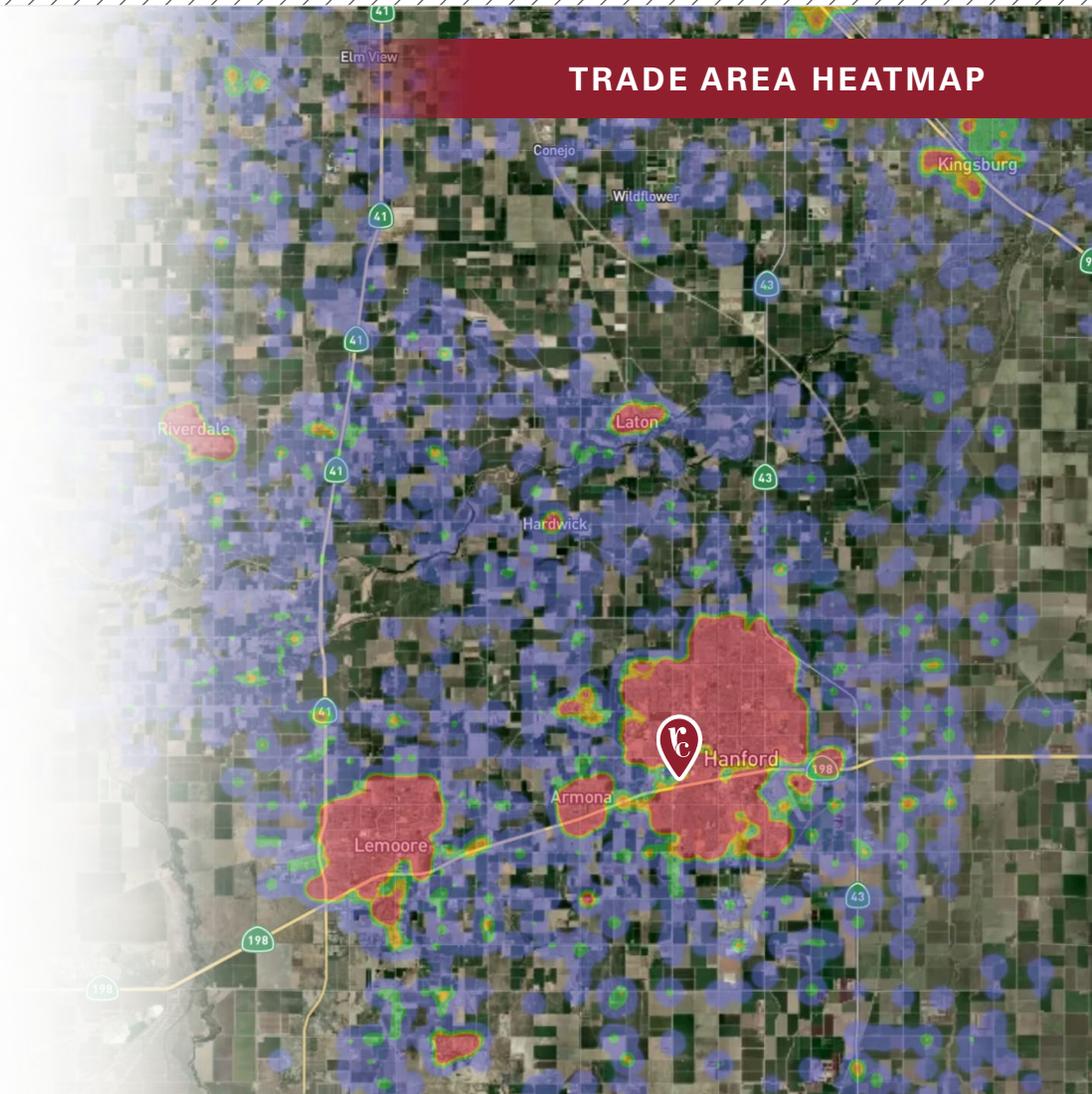
PROPERTY DESCRIPTION

Positioned in Hanford's dominant retail hub, the property is surrounded by national retailers including JCPenney, Boot Barn, Cinemark, Kohl's, Ross Dress for Less, and popular dining options such as Chipotle Mexican Grill and Buffalo Wild Wings. The intersection serves as a major commercial gateway near new and existing housing developments.

	DEMOGRAPHICS	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
POPULATION	2030 Projection	10,123	64,612	71,856
	2025 Estimate	9,888	63,714	71,057
	Growth 2025-2030	2.38%	1.41%	1.12%
	Growth 2020-2025	6.08%	10.93%	1.80%
	Growth 2010-2020	13.80%	-3.47%	4.15%
HOUSEHOLD	2030 Projection	3,060	21,338	23,816
	2025 Estimate	2,981	20,952	23,450
	Growth 2025-2030	2.66%	1.84%	1.56%
	Growth 2020-2025	4.50%	12.81%	2.81%
	Growth 2010-2020	13.75%	-1.91%	6.00%
	2025 Est. Average HH Income	\$90,121	\$91,513	\$93,614

Source: Claritas 2025

TRADE AREA HEATMAP



TRAFFIC COUNTS

60,430± ADT

Mall Drive at 12th Avenue
 (Intersection)

Source: Kalibrate TrafficMetrix 2025

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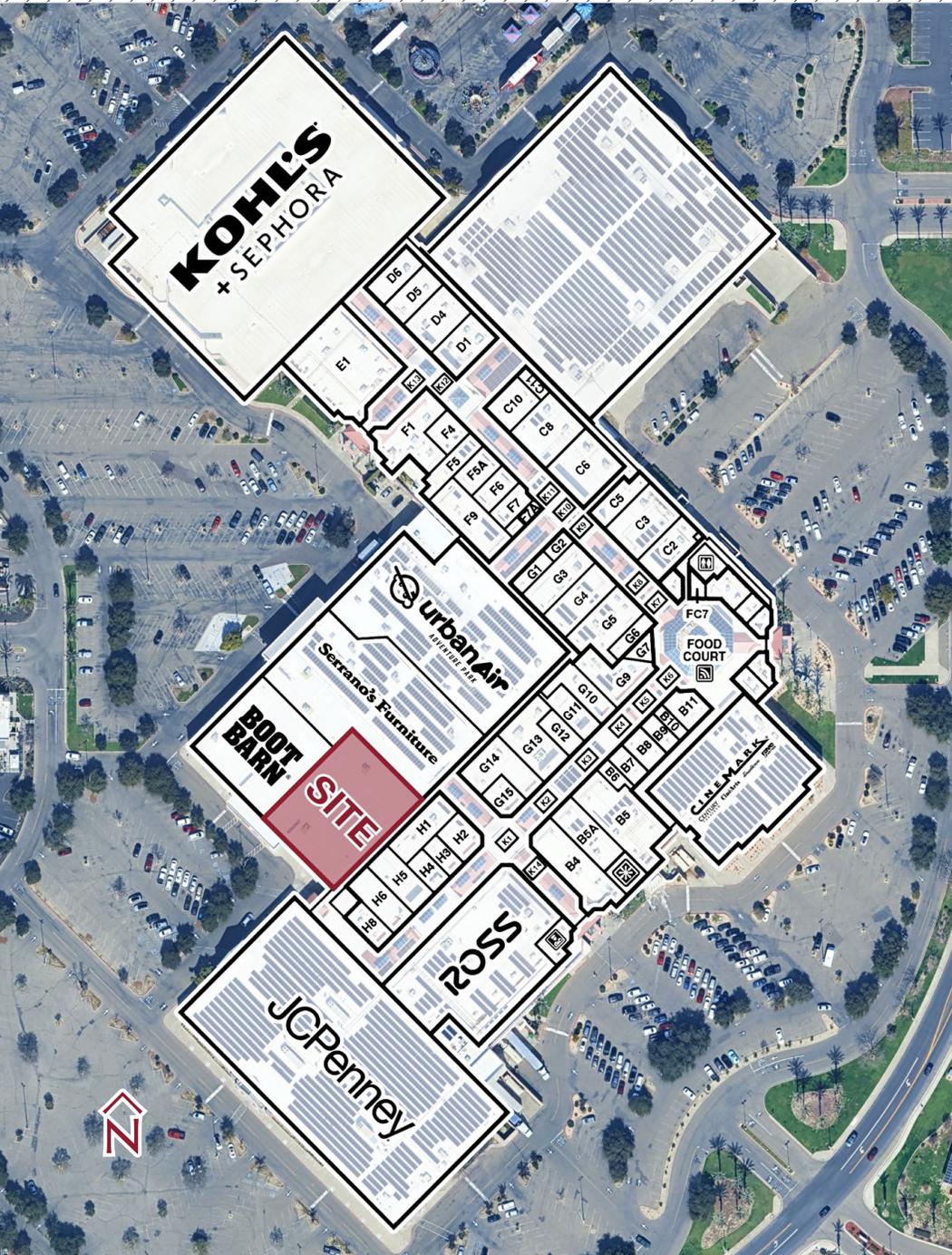
PROPERTY

IMAGES

14,289± SF exterior anchor space at Hanford Mall, located at the signalized intersection of 12th Avenue & Lacey Boulevard. This high-visibility space sees approximately 60,430± cars per day and offers excellent exposure along Hanford's primary retail corridor.

Formerly a furniture store, the open layout features a 10' drop ceiling with ±27' clear to roof joist, making it ideal for a wide range of uses. The property includes dual pole signage and ample on-site parking.





JCPenney	A	Perfumerie	F4
Boot Barn	B1	Skillful Hands	F5
Serrano's Furniture	B2	B&E Photography	F6
Urban Air Trampoline Park	B3	Naomi Blu Boutique	F7
The Children's Place	B4	Zesty Bites	F7A
Azkara	B5	Spotlight Nails	G1
Indian Variety	B6	Auntie Anne's Pretzels	G2
GNC	B8	T-Shirts & Kicks	G3
Cellular & Repair	B9	Le Bella Rose	G4
Daniel's Jewelers	B11	Shiekh Shoes	G5
Kohl's	C	Claire's	G6
#1 Sports Fan	C2	Lids	G7
FYE	C3	Iconik	G10
Foot Locker	C6	Journeys	G11
Valley Uniform	C8	Hot Topic	G12
Luxury Beauty Spa	D4	Cozy Fox Plus	G13
Cinemark	E	Cozy Fox	G14
Big 5 Sporting Goods	E1	Pro 1	H1
Crab it While it's Hot!	FC1	Don Roberto Jewelers	H2
Doner Box Mediterranean Grill	FC2	Fancy Nails	H4
Gustito Time	FC3	ecoATM	K3
Frutas Express	FC4	Cellaxs	K4
Sansei Japan	FC5	Jewelry Palace	K5
Mocha Boba	FC7	Intrigue Jewelers	K11
Ross Dress for Less	F	Golden Memorial Life Insurance	K14

HANFORD MALL

HANFORD, CA

AREA

MAP

- 14,289± SF Anchor Space
- Exterior Mall Location
- 60,430± Cars Per Day
- 10' Drop Ceiling | 27' Clear Height
- Dual Pole Signage (12th Ave & Lacey Blvd)
- Ample Parking



LACEY BOULEVARD

HANFORD MALL

SITE

7TH STREET

12TH AVENUE

MALL DRIVE

ADVENTIST HEALTH HANFORD

198

60,430±
ADT



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