



Retail that resonates



NewMark Merrill
COMPANIES



Located at the Southeast corner of State College Blvd. & Lincoln Ave, • Anaheim, CA



Major Anchors:



Coming Soon!



A Masterful Mix

58 Tenants including:

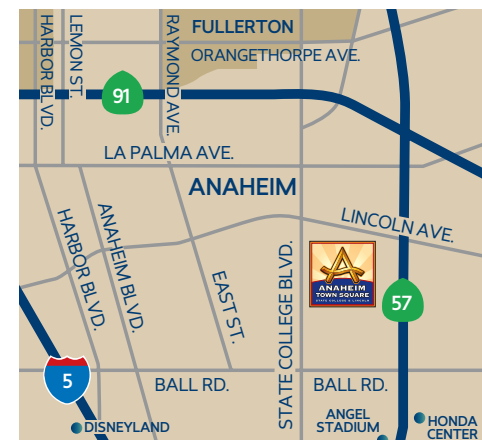
Altitude Trampoline Park, Chipotle, O'Reilly Auto Parts, Pep Boys, Sally Beauty, The UPS Store, Waba Grill, Wells Fargo, Wing Stop



4-8 pm
Busiest Time
of Day



59 min.
Avg. Length
of Visit





#	TENANT	SF
2188	Simple Boba & Tea	1,401
2190	Golden Corral	10,448
2198	PayMore	1,522
2210	Burger King	3,294
2222	Target	40,146
2224	Ross Dress for Less	28,498
2226	Five Below	9,500
2230	WSS	12,180
2232	La Michoacana Ice Cream	2,520
2236	Anaheim Modern Dentistry	3,060
2238	Hamada Optical	3,840
2250	IHOP	5,000
2270	Dollar Tree	15,112
2274	H & R Block	1,512
2278	Movita Juice Bar	1,493
2280	Gold's Gym	21,699
2310A	Eagle Comm. Credit Union	2,800
2310B	El Pollo Loco	2,200
2316	Pep Boys	5,031
2320	US Post Office	7,108
PAD-A1	T-Mobile	2,690
PAD-A2	Georgie's Donuts	1,130
PAD-A3	Soup Shop	1,320
PAD-A4	Wing Stop	2,000
PAD-B1	Chipotle Mexican Grill	1,800
PAD-B2	National Tenant Coming Soon	1,210
PAD-B3	AVAILABLE	1,700
PAD-B4	AT&T	900

#	TENANT	SF
2020	Wells Fargo Bank	7,200
2010	Panda Wok	1,723
2016	Waba Grill	1,254
2026	Better Buzz Coffee Roasters	2,058
2030	Northgate Market	45,100
2034	The UPS Store	1,128
2038	Sally Beauty Supply	2,097
2042	Onecruit	1,335
2046	Farmacia Anaheim	1,400
2050	GNC	1,186
2058	Boomy	4,744

#	TENANT	SF
2060	Authority	2,758
2072	O'Reilly Auto Parts	9,247
2078	Kids Empire	9,746
2084	Fiesta Carnival	8,841
2090	Burlington	21,172
2108	Cancun Juice	3,026
2114	Applebee's	5,939
2120	Altitude Trampoline Park	17,557
2122	Elite Tae Kwon Do Center	2,047
2136	Iconic Barberhouse	1,399

#	TENANT	SF
2138	Maria & Ramon Morato DDS	1,400
2142	Xtreme Soccer	2,588
2146	The Joint Chiropractic	1,200
2150	AVAILABLE	4,314
2160	Don Roberto Jewelers	1,711
2164	American Cuts & Perms	1,190
2170	Hawaiian King BBQ	1,782
2174	Everytable	926
2180	Jungle Dental	5,242
2182	Yuva Threading Salon	893
2184	Na Na Nails and Spa	1,399

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In the vicinity

Major Employers

- Disneyland
- Angel Stadium
- Honda Stadium
- Kaiser Permanente Orange County
- West Anaheim Medical Center
- Disney's Grand Californian & Spa
- Anaheim Convention Center
- Anaheim Global Medical Center
- Gateway Medical Center
- Anaheim Regional Medical Center
- Anaheim Regional Transportation Intermodal Center

Trade Area Population

386,653

Daytime Population

273,392

Employee Population

173,765

5,982,368 Annual Visits



91st & 96th percentiles

for California and US
Shopping Center Traffic



Dynamic Location

32,900 32,700

(S. State College Blvd.)

(E. Lincoln Ave.)



VPD Traffic Count

8 Pylon/
Monument Signs



2 Signalized Entrances



Demographics

	1 MILE	3 MILE	5 MILE
POPULATION			
2024 Population	35,468	204,162	589,931
HOUSEHOLDS			
2024 Households	9,732	63,034	183,924
2024-2029 Annual Household Growth Rate	+0.73%	+0.84%	+0.58%
HOUSEHOLD INCOME			
2024 Average Household Income	\$120,625	\$113,893	\$130,117
2024 Per Capita Income	\$33,714	\$35,800	\$41,219
HOUSING UNITS			
2024 Housing Units	9,765	67,113	192,742
AGE			
2024 Median Age	36.1	34.7	36.5





**When you love
shopping centers, it shows.**

www.anaheimtownsquare.com • www.newmarkmerrill.com



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