

FOR LEASE

Orangefair Marketplace

1440 S Harbor Blvd | Fullerton, CA 92832



Retail & Restaurant Opportunity

7,387 SF Endcap

Divisible: 3,684 SF -7,387 SF

3,000 SF

Improved Restaurant + Patio

Ground Lease Opportunity

±5,000 SF of Land

CONTACT

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DESCRIPTION

- Prominent regional retail center anchored by Best Buy, Big 5 Sporting, Marshalls, Burlington, Michaels, Chuze Fitness, Skechers, & more!
- Immediate access to 91 Freeway & shopping center bordered by 3 major arterials including Harbor Blvd. (±56k CPD), Lemon St. (±35k CPD), & Orangethorpe Ave. (±38k CPD)
- Strategically positioned center within an extremely dense retail corridor surrounded by numerous national & regional tenants
- 323 unit multifamily offering additional customer base immediately adjacent to shopping center
- Strong demographics and dense residential and workforce populations within 1, 3, & 5 mile radiuses

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	30,685	242,539	606,176
Avg Household Income	\$103,502	\$121,340	\$125,014
Daytime Population	15,514	132,385	324,558

Source: Esri 2025

SRSRE.COM

The information presented was obtained from sources deemed reliable; however SRS Real Estate Partners does not guarantee its completeness or accuracy.

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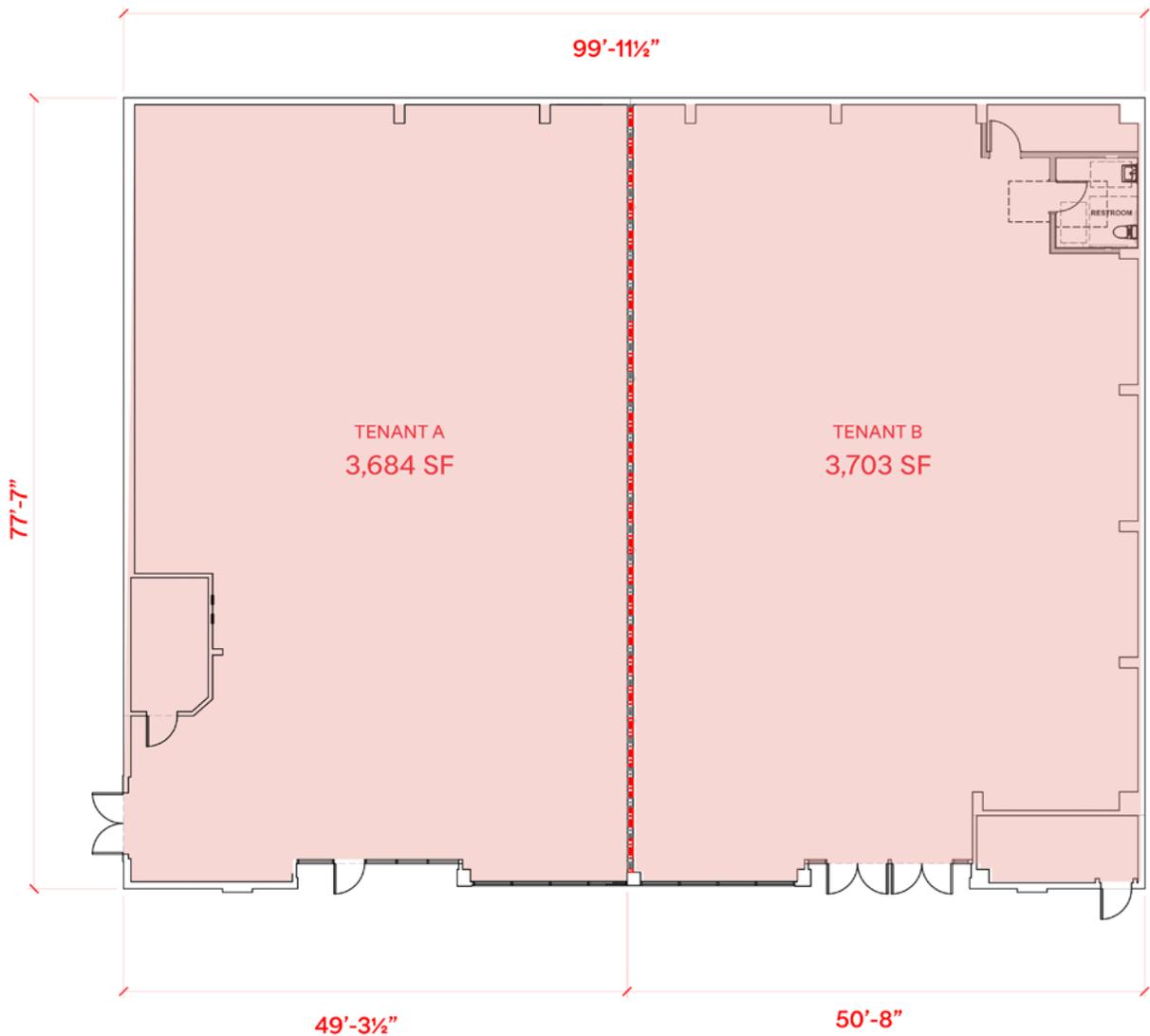
680 Newport Center Drive, Suite 300, Newport Beach, CA 92660

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Availabilities

- a** Space 6: 7,387 SF Endcap (Divisible)
- b** Ground Lease Opportunity: ±5K SF of Land
- b** Space 11E: 3,000 SF Improved Restaurant + Patio



No.	Tenant	SF
1	GEN Korean BBQ House	7,100
2	Panda Express	1,800
3	Dave's Hot Chicken	1,925
4	El Pollo Loco	2,240
5	Chuze Fitness	37,500
6	Available	3,684 - 7,387
7	Cycle Gear	6,000
8	Gallagher Pediatric	9,100
9	Visionworks	5,300
10	Dollar Tree	13,020
Shop Building (11A-11F)		
11A	Azure Nails & Spa	1,135
11B	Eyebrow Threading	868
11C	Cold Stone Creamery	1,110
11D	Tru Bowl	930
11E	Improved Restaurant + Patio	3,000
11F	Coffee Bean & Tea Leaf	1,440
12	Michaels	20,821
13	Big 5 Sporting	16,167
14	Best Buy	38,100
15	Skechers	14,016
16	Western Union	2,100
17	Marshalls	31,444
18	Mattress Firm	4,890
19-20	Bikram Yoga	2,900
21	Broken Yolk	5,000
23	Dunn-Edwards	9,000
24	Burlington Coat Factory	75,000
26	DaVita	10,000
27	InCahoots	10,000

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St. Joseph Health
200,000 SF

FULLERTON
Total Enrollment
19,521 (2024-25)

CALIFORNIA STATE UNIVERSITY
FULLERTON
Total Enrollment
Est. 45K (2025)

Site
1440 S Harbor Blvd
Fullerton, CA 92832

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