

FOR LEASE

Fairfield Ranch Retail Center

15390 Fairfield Ranch Rd | Chino Hills, CA 91709



MOTIVATED LANDLORD | STRONG TI ALLOWANCE AVAILABLE — \$/SF FLEXIBLE



Improved Restaurant End-Cap Opportunity

1,192 SF

Available

Former Subway space with existing build-out and improvements in place



DESCRIPTION

- Immediate proximity to daily needs residential communities and daytime workforce from industrial warehouses
- Strong incomes over \$140k in the immediate area
- Benefits from major thoroughfares (SR-71, Central Ave), which boosts visibility and ease of access for drive-by business
- Recently renovated building and landscaping
- Come join established co-tenants; Los Primos Mexican Food and Donut Shop

CONTACT

Terrison Quinn

949.698.1107 | terrison.quinn@srsre.com

CA License No. 01789657

Tony Vuona

949.270.8211 | tony.vuona@srsre.com

CA License No. 02046746

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680 Newport Center Dr | Suite 300 | Newport Beach, CA 92660

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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THE PRESERVE
AT CHINO

Community Developments

Chino Hills Census Housing Data

Total Housing	26,068
Total Household	24,929

Currently Under Developments

10 Communities	421 Units
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Est. Units within the next 2-5 yrs

23 Communities	6,204 Units
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Industrial Developments

4 Business Centers	6,656,076 SF
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SITE

Site

15390 Fairfield Ranch Rd
Chino Hills, CA 91709



THE PRESERVE
AT CHINO

approx.
5,435 ACRES

TOWN CENTER
AT THE PRESERVE



THE MERGE
Eastvale



THE RANCH
at Eastvale
Mixed-Use
Development
INDUSTRIAL, RETAIL &
COMMERCIAL
115 AC / 1M SF

CORONA VALLEY MARKETPLACE



THE MARKETPLACE
AT THE ENCLAVE



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EST DEMOGRAPHICS

1 Mile

Population	9,958
Avg Household Income	\$142,594
Daytime Population	6,881

3 Miles

Population	75,096
Avg Household Income	\$145,909
Daytime Population	47,750

5 Miles

Population	203,719
Avg Household Income	\$139,552
Daytime Population	84,509

*Source: Esri 2025

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