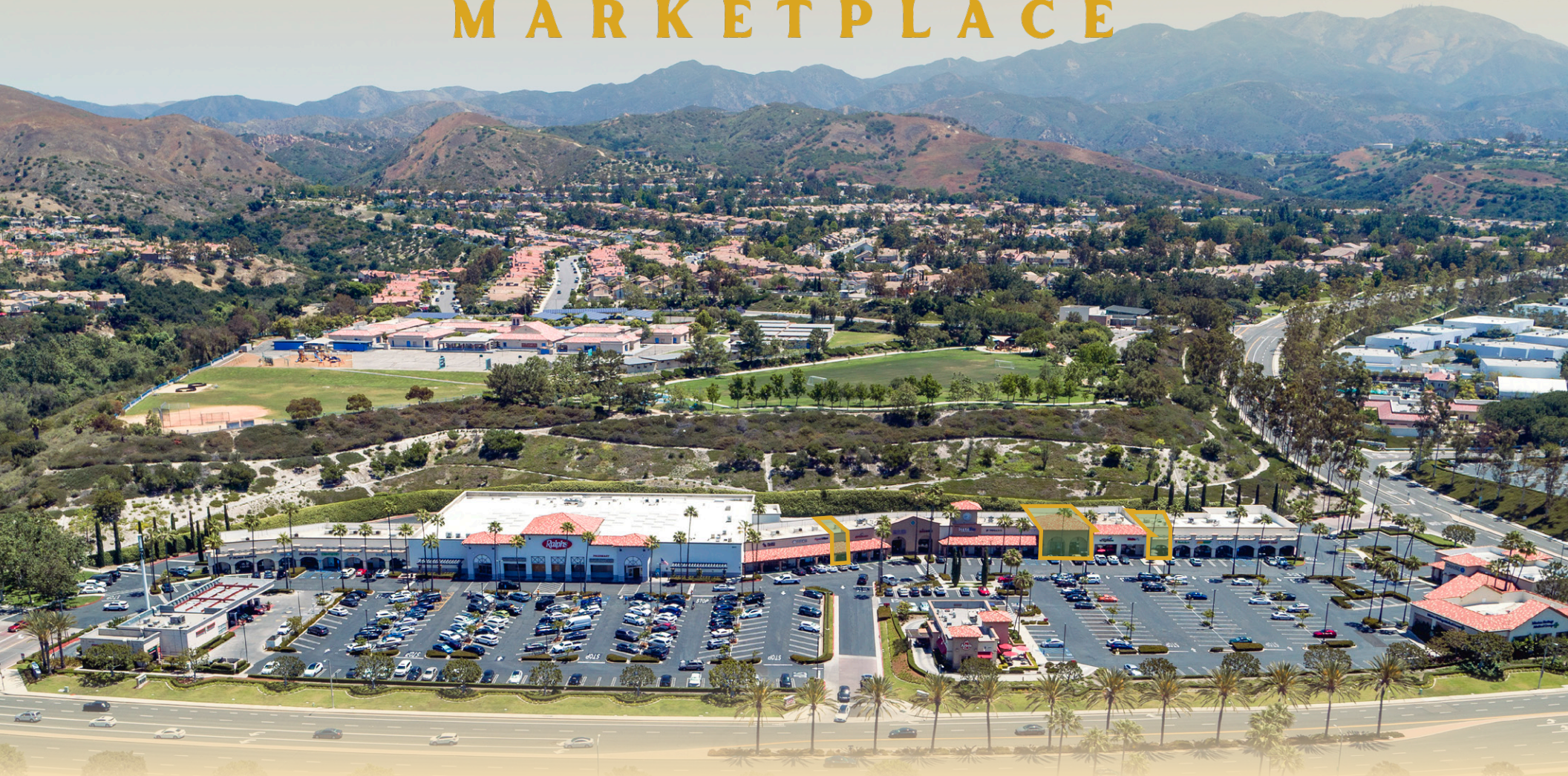


RETAIL SPACES AVAILABLE FOR LEASE

FOOTHILL RANCH MARKETPLACE



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STRATEGIC
RETAIL
ADVISORS

LEASING HIGHLIGHTS

3
**AVAILABLE
SPACES**

SIZE

Suite 2D: 900 SF
Suite 3A: 2,960 SF
Suite 4A: 1,395 SF
(2nd gen restaurant space)

ASKING RENT

Negotiable

HIGHLIGHTS

- Ralph's anchored neighborhood shopping center
- Captive customer base serving a large nearby residential base.
- Significant additional multifamily developments within 5 miles.
- Direct access to the 241 freeway.
- Close proximity to new developments on the south side of The Great Park.
- Strong household incomes surrounding the center.
- Close to top-rated schools, including Foothill Ranch Elementary and Trabuco Hills High School.

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
2025 Population	16,856	91,829	219,825
Average Household Income	\$218,506	\$185,829	\$182,419
Total Employees	18,220	40,540	134,357

FOOTHILL RANCH
MARKETPLACE

CURRENT TENANTS



SITE MAP



SUITE	TENANT	SF
1A	3rd Place Coffee	1,393
1B	Kumon	1,531
1C	Jon Paulo Salon	1,200
1D	Foothill Dentistry	1,200
1E	Foothill Post & Ship	1,200
1F	The Clothes Doctor	1,800
2A	IMX Pilates	1,407
2B	Maka Poke	1,200
2C	Sport Clips	900
2D	VACANT	900
2E	GT Nails	1,320
2F	KD's Donuts	900
2G	Rising Sun Chinese	1,190
2H	Ribbro BBQ	2,090
2J	InstaFix	900
2K/L	Yoga Six	1,800
2M	H&R Block	1,500
3A	VACANT	2,960
3B	Avila's El Ranchito	1,800
3C	Waba Grill	1,800
4A	VACANT	1,395
4B	Jamba Juice	900
4C	Subway	900
4D	The Rice	900
4E	OC Urgent Care	4,000
5	Mission Heritage	5,000

Suite 2D: 900 SF

Suite 3A: 2,960 SF

Suite 4A: 1,395 SF
(2nd gen restaurant space)

BAKE
PKWY
10,836 CPD

PORTOLA
PKWY
11,754 CPD

CHASE

AVAILABLE SPACES



PHOTOS



AREA MAP



FOOTHILL RANCH
MARKETPLACE

FOOTHILL RANCH
TOWNE CENTRE

EL PASEO
LUXURY TOWNHOMES

CAMDEN SQUARE
SINGLE FAMILY HOMES

**THE MEADOWS BY
TOLL BROTHERS**
LUXURY COMMUNITY

HIGHWAY 241
37,802 CPD

**SILVEROAK BY
LANDSEA HOMES**
LUXURY TOWNHOMES

AREA ATTRACTIONS



WHITING RANCH WILDERNESS PARK

Whiting Ranch Wilderness Park encompasses approximately 2,500 acres of riparian and oak woodland canyons, rolling grassland hills, and steep slopes of coastal sage scrub and chaparral. The park is highlighted by scenic rock formations, including the beautiful Red Rock Canyon. With 23 trails totaling approximately 17 miles of graded roads and single-track trails, the park offers excellent opportunities for hikers, mountain bikers, and equestrians. The park is also a popular trailhead for outdoor enthusiasts, connecting to other regional trails within the OC Parks system, such as the Edison Riding and Hiking Trail, Aliso Creek Riding and Hiking Trail, and Aliso Creek Bikeway.



LAKE FOREST SPORTS PARK

Lake Forest Sports Park is a dynamic recreational hub offering a wide variety of amenities for families and sports enthusiasts. Spanning over 40 acres, the park features multiple athletic fields, basketball courts, and a skate park, providing ample space for organized sports and casual activities. The park also includes well-maintained walking and biking trails, playgrounds for children, and picnic areas for families. It's a community favorite for outdoor events, fitness activities, and family gatherings, making it a perfect destination for all ages.



FOOTHILL RANCH

Foothill Ranch is a thriving community known for its vibrant blend of residential, commercial, and recreational spaces. Located in the scenic foothills of the Santa Ana Mountains, this charming neighborhood is home to a range of amenities, including excellent schools, shopping centers, and dining options. Residents and visitors alike enjoy the area's proximity to beautiful parks and outdoor spaces, including hiking trails and greenbelts. Foothill Ranch's strong sense of community and family-friendly atmosphere make it a sought-after destination for professionals and families, offering the perfect balance of suburban tranquility and modern convenience.

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FOOTHILL RANCH MARKETPLACE



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