



## Pavilion Plaza

12085 Brookhurst St, Garden Grove, CA 92840



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## Pavilion Plaza

\$21.00 /SF/YR

Located in Garden Grove, California, the Pavilion Plaza is an integrated shopping center situated on the South-West Corner of Brookhurst St. & Chapman Ave., where traffic counts in excess of 65,000 cars per day. The center is home to national & regional tenants including CVS/Pharmacy, Chuze Fitness, Sprouts Farmers Market, ULTA Beauty, El Pollo Loco, Little Caesar's Pizza, H&R Block, The Habit Burger Grill, CosmoProf, Mathnasium, Jersey Mike's, Mattress Firm, Lucky Seafood Supermarket and more...

- Pavilion Plaza is home to national & regional tenants CVS/Pharmacy, Chuze Fitness, Sprouts Farmers Mkt, Lucky Seafood, Little Caesars, El Pollo Loco
- High Traffic counts in excess of 65,000 cars per day at intersection of Brookhurst St. & Chapman Ave.
- Centrally located with easy access to the 22 Freeway and nearby connections to the 5, 57, 91 & 405 Freeways.
- Close proximity to Little Saigon, Disneyland, Great Wolf Lodge Waterpark & Knotts Berry Farm.
- Ample parking available (5/1000).



Rental Rate:	\$21.00 /SF/YR 8,054 SF
Total Space Available:	816 SF
Min. Divisible:	3,088 SF
Max. Contiguous:	Shopping Center
Property Type:	Community Center
	29
	11
	1,288' on Brookhurst St
Center Type:	346,315 SF
Stores:	85 (Very Walkable)
	33 (Some Transit)
Center Properties:	\$0.17 USD/SF/MO
	\$0.40 USD/SF/MO
Frontage:	\$1.75 /SF/MO
Gross Leasable Area:	
Walk Score ®:	
Transit Score ®:	
Taxes:	
Operating Expenses:	
Rental Rate Mo:	

### 1st Floor Ste 12105-CDE

Space Available	816 - 2,366 SF
Rental Rate	\$21.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Space Type	Relet
Space Use	Retail
Lease Term	Negotiable

Great location located next to Sprouts Farmers Market.  
Signage available at main entrance on Chapman Avenue.

### Ste 12111-A

Space Available	3,088 SF
Rental Rate	\$21.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Space Type	Relet
Space Use	Retail
Lease Term	1 - 5 Years

Great location along the main entrance at Pavilion Way.  
Signage available on the Brookhurst St. Pylon Sign.

### Ste 12135

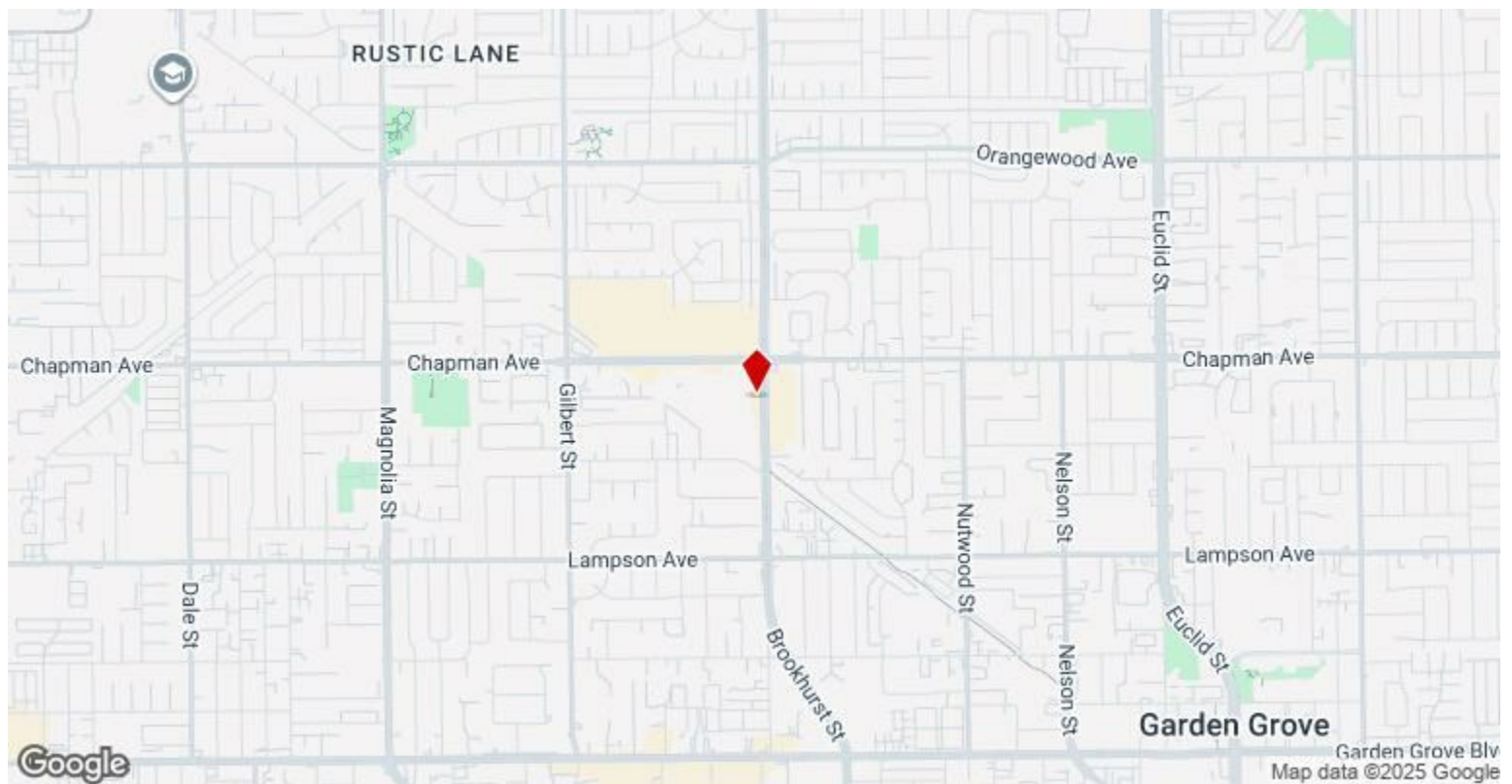
Space Available	1,300 - 2,600 SF
Rental Rate	\$21.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Space Type	Relet
Space Use	Retail
Lease Term	Negotiable

Great location near the Chuze Fitness entrance. Signage available.

## Major Tenant Information

### Tenant

Chuze Fitness  
CVS/Pharmacy  
Lucky Seafood Supermarket  
(international grocer)  
H&R Block  
Sprouts Farmers Market



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## Property Photos





## Property Photos





## Property Photos



12085-D Brookhurst St.



## Property Photos





## Property Photos



Claws Restaurant



Ha Noi Corner Restaurant

## Property Photos

