



Pavilion Plaza

12085 Brookhurst St, Garden Grove, CA 92840



Ross Melodia DRE #01479277
pridepropertyservices@msn.com
Pride Property Services DRE #01316336
pjmelodia@aol.com
(714) 931-2341



Andrew Miliotis DRE #005858391
AIT Realty Corp.DRE #01257960
2608 Vineyard Cir,
Paso Robles, CA 93446
aitrealtycorp@gmail.com
(818) 384-5290



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, Jersy 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

Total Space Available: SF
816 SF

Min. Divisible: 3,088 SF
Shopping Center

Max. Contiguous: Community Center
29

Property Type: 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	Great location located next to Sprouts Farmers Market. Signage available at main entrance on Chapman Avenue.
Rental Rate	\$21.00 /SF/YR	
Date Available	Now	
Service Type	Triple Net (NNN)	
Space Type	Relet	
Space Use	Retail	
Lease Term	Negotiable	

LEASED

Ste 12111-A

Space Available	3,088 SF	Great location along the main entrance at Pavilion Way. Signage available on the Brookhurst St. Pylon Sign.
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	

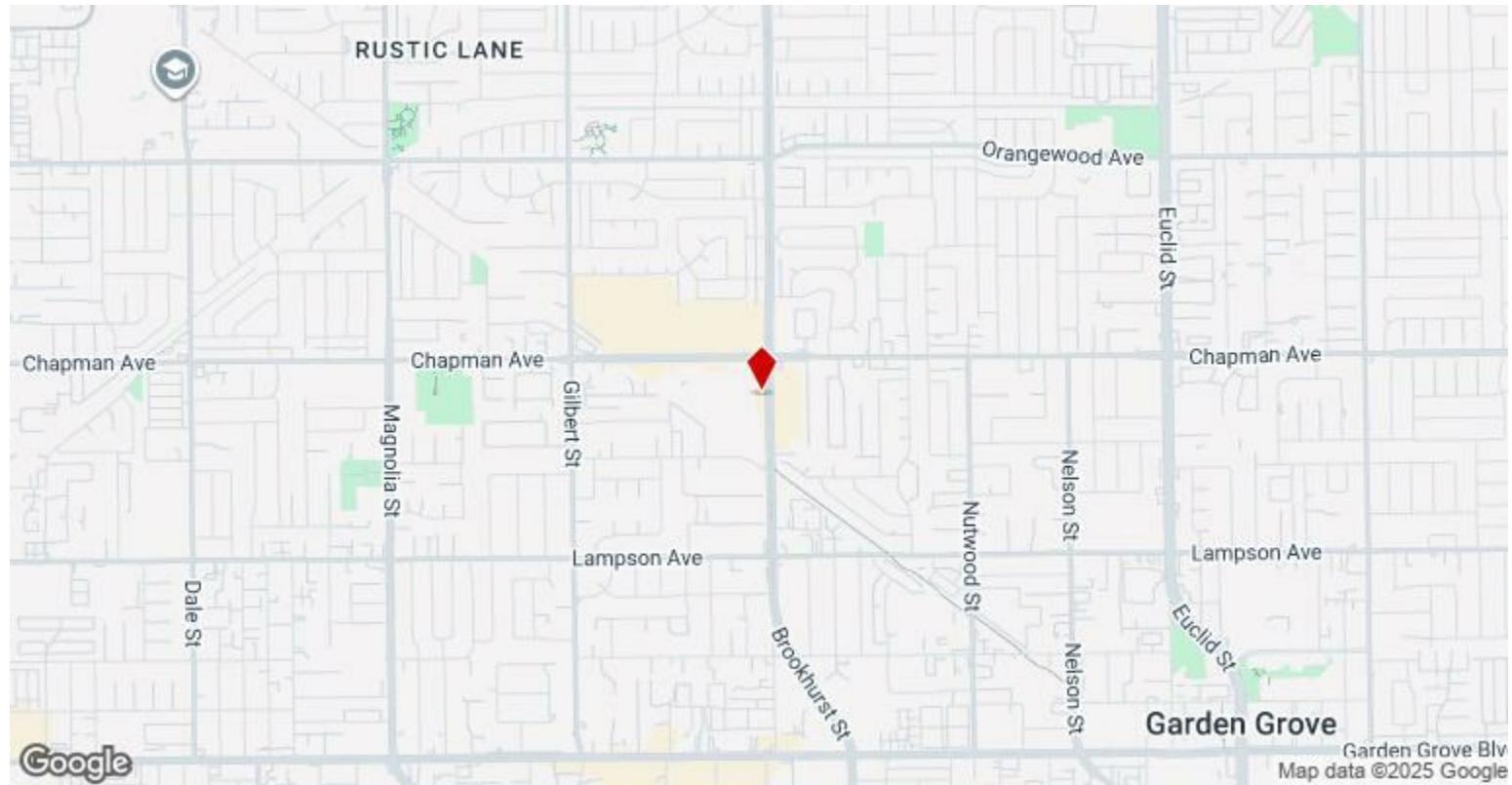
Ste 12135

Space Available	1,300 - 2,600 SF	Great location near the Chuze Fitness entrance. Signage available.
Rental Rate	\$21.00 /SF/YR	
Date Available	Now	
Service Type	Triple Net (NNN)	
Space Type	Relet	
Space Use	Retail	
Lease Term	Negotiable	

Major Tenant Information

Tenant

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



12085 Brookhurst St, Garden Grove, CA 92840

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, Jersy Mike's, Mattress Firm and Lucky Seafood Supermarket! It is also directly across the street from the Promenade at Garden Grove, home to Regal Cinemas, Marshalls and Pet Smart to name a few. Within close proximity to Disneyland Resort, Knott's Berry Farm, Great Wolf Lodge Waterpark & Little Saigon, the Pavilion Plaza provides the diversity & traffic for a strong customer base. Centrally located with easy access to the 22 Freeway and nearby connections to the 5, 57, 91 & 405 Freeways.

Property Photos



Sprouts Farmers Market



CVS Pharmacy

Property Photos



El Pollo Loco



Property Photos



12085-D Brookhurst St.

Property Photos



Cosmo Prof Beauty Supplies

Property Photos



Claws Restaurant



Ha Noi Corner Restaurant

Property Photos



Chuze Fitness