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# Eastvale Gateway

Premium 848,000 SF Shopping Destination



LIMONITE AVENUE & HAMNER AVENUE | EASTVALE, CALIFORNIA

# Project Overview

Eastvale Gateway is a 848,000-square-foot retail center on a 75+ acre site. The site has excellent visibility and easy access from Ontario Freeway, the primary north/south freeway in the trade area. Anchored by Target, Kohl's, Best Buy, Edwards Theatres, PetSmart, Staples, T.J. Maxx, and HomeGoods.

Eastvale Gateway serves the communities of Eastvale, Mira Loma, Ontario, Corona, Norco, and Chino and is located just 2 miles from Silver Lakes Sports Park (1 Million Visitors per Year).



High-Volume  
Foot Traffic

Over 10 Million Annual Visitors

Prime  
Intersection

162,384 CPD

Demographics	1 Mile	3 Miles	5 Miles
2025 Population	25,712	118,575	224,945
2025 Households	6,964	32,430	62,386
2025 Avg. HH Income	\$185,887	\$176,935	\$154,463

# Site Plan



# Site Plan Roster

- 1 Tutor Time
- 2 Home Depot
- 3 Target
- 4 Dick's Sporting Goods
- 5 TJ Maxx
- 6 Home Goods

**7 AVAILABLE 11,045 SF**

- 8 Laser Away
- 9 Bath & Body Works
- 10 Famous Footwear
- 11 Tilly's
- 12 Kohl's
- 13 Best Buy
- 14 Chase Bank
- 15 Amazing Lash Studio
- 16 Gateway Medical Spa
- 17 Sharkey's Cuts for Kids
- 18 Mountain View Tires
- 19 Vons Gas
- 20 Vons
- 21 C-2 Education
- 22 DryBar
- 23 Tutti Frutti
- 24 Managment Office
- 25 CPR Cell Phone Repair
- 26 Eastvale Dental Group

**27 AVAILABLE 2,498 SF**

- 28 Philz Coffee
- 29 The Habit Burger Grill
- 30 Dickey's BBQ Pit
- 31 Jersey Mike's Subs
- 32 Cold Stone Creamery
- 33 AT&T
- 34 Farmer Boys
- 35 Eastvale Medical Group
- 36 Foot Reflexology
- 37 Krak Boba
- 38 The UPS Store

**39 AVAILABLE 1,350 SF**

- 40 Eastvale Gateway Optometry
- 41 European Wax
- 42 Versaci Nails Spa
- 43 Luna Grill
- 44 Blaze Pizza
- 45 Staples
- 46 PetSmart
- 47 Bank of America
- 48 Orangetheory Fitness
- 49 Verizon Wireless
- 50 Carino's Italian Grill
- 51 Kay Jeweler's
- 52 Carters

- 53 Fasion O
- 54 Ulta
- 55 Buffalo Wild Wings
- 56 Domino's
- 57 Maxim Beauty Supply
- 58 The Joint
- 59 Chipotle Mexican Grill
- 60 AAA
- 61 Massage Envy Spa
- 62 T-Mobile
- 63 Sunrise Optometry
- 64 City of Eastvale
- 65 City of Eastvale
- 66 Applebees
- 67 Edwards Theater
- 68 Georgia's
- 69 Nutrishop
- 70 GameStop
- 71 East Brew Cafe
- 72 Gemma's Jewelers
- 73 Pinkberry
- 74 Pho Viet
- 75 Lucky Kitchen
- 76 Zip Fusion
- 77 Pier 88 Boiling Seafood
- 78 Wells Fargo ATM

# Site Aerial



# Market Aerial



# LEWIS RETAIL CENTERS

848,000 SF Retail Center.  
Now Leasing.

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JEFF REENDERS

949.280.5514

[Jeff.Reenders@SRA-RE.com](mailto:Jeff.Reenders@SRA-RE.com)