

Spectrum Center

2560 N. Perris Blvd.
Perris, CA 92571



Highlights & Demographics



- Spectrum Center is anchored by Cardenas, Dollar Tree, Fitness 19 and The Perris Mini Mall



- New Yoshinoya and Little Caesars Coming Soon!



- Proposed new east/west freeway will run near the property and have Perris Blvd. exit



- Adjacent proposed apartments will have over 200 units

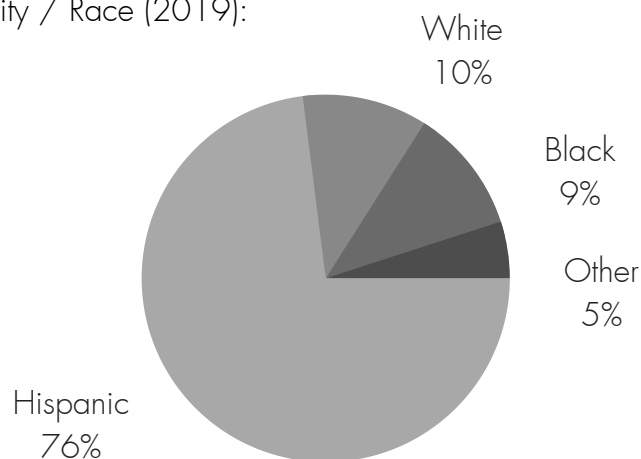


- Harvest Landing, a 341 acre 1,860 residential unit development is proposed directly adjacent to the center



- 1.4 miles to the I-215 freeway with 103,000+ cars per day

Ethnicity / Race (2019):



Demographics (2015):

Median Resident Age

26.2
28

Household Income

\$59,141 (median)
\$62,009 (average)

Population

79,133
121,027

Citywide

5 Mile Radius

Site Plan



Leased



Available (Divisible)



Available



Proposed Addition

E Pad E - 10,000 SF

GG Pad GG - 6,000 SF

K & L Pad K & L - 32,180 SF

- T**
- Two 1,000 SF in-line spaces (available)
 - One 1,800 SF end-cap space (available)
 - One 1,400 SF restaurant end-cap (leased)
- V** 2,200 SF Restaurant Space (leased)



- R**
- Acceptance Auto Insurance
 - El Festin (Party Store)
 - Advance America Cash Advance
 - Universe Barber & Beauty Shop

- J** **Sprint**
- Spectrum Cleaners
 - Placas Auto Registration

- G** **Domino's Pizza**
boostmobile
- + Life
 - Agua Pura
 - Rodeo Enterprises
 - IBROW & BEYOND
 - Hair Beauty Salon
 - La Michoacana

- F** **Gentle Dental**
ERIKA'S INSURANCE
metroPCS
- Tacos La Bufadora
 - Vanity Nails & Spa
 - Woman's Care
 - Perris Valley Veterinary Clinic
 - Uno Chicken
 - Mr. You Express Chinese Food

We're ready to help your business grow in Perris. Give us a call today for more information!

Contact Information

Phone: 949.545.2599
contactus@atlasland.com
www.atlasland.com

ATLAS PROPERTIES
REAL ESTATE SERVICES

12125 Day St. Suite V-207, Moreno Valley, CA 92557

BRE#01972230