



# THE COMMONS AT LA VERNE

**Fully Built-Out Restaurant  
Space**  
for Sublease or Assignment in  
Busy Retail Center

**SWC Foothill Blvd & Wheeler Ave,**  
La Verne, CA 91750

**CBRE**

# Property Highlights



Located on Historic Route 66 with  
easy access to 210 Freeway



Anchored by Ross and high  
performing Vons



Prominent location on  
busy Foothill Blvd/Rte 66  
with  $\pm$  43,680 CPD



Proximate to Pomona Valley  
Medical Center: 120,000  
patients annually



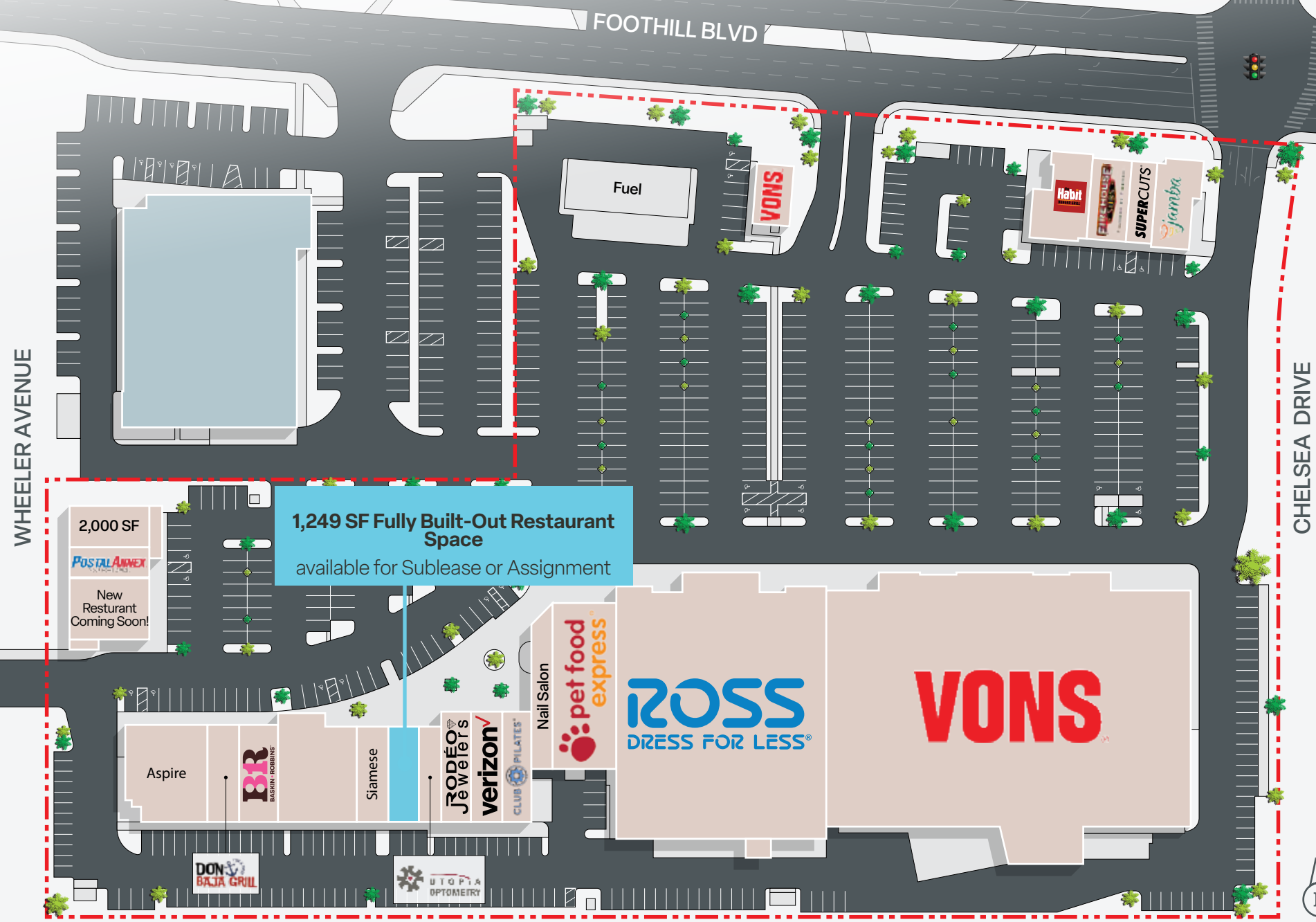
4 miles from LA County Fairplex  
which generates 1.5 million annual  
visits & \$324M economic impact



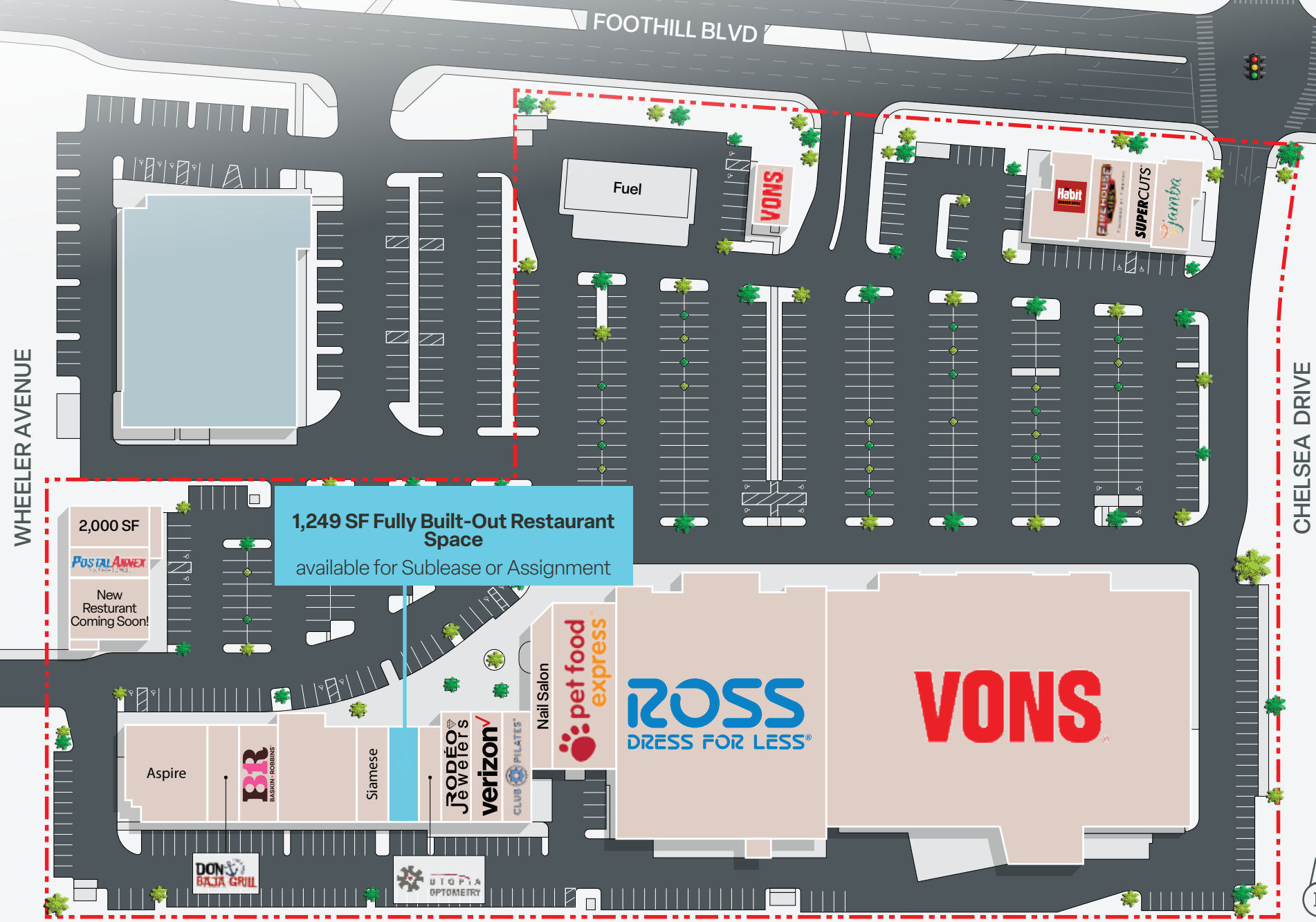
Near to University of  
La Verne with over  
5,000 students

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# Site Plan



# Site Plan



# The Local Area



Daytime Population  
of 101,724 within 3  
Miles



87,646 Population  
Within a 3 Mile  
Radius



\$139,621 Average  
Household Income  
within 3 Miles

**For more information,  
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**1,249 Square Feet**  
2nd Gen Restaurant Space

**SWC Foothill Blvd & Wheeler Ave,**  
La Verne, CA 91750

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