

SANTA FE SPRINGS PLAZA

13401-13471 TELEGRAPH ROAD AND 10120-10140 CARMENITA ROAD
(NEC CARMENITA ROAD AND TELEGRAPH ROAD)

**MARKET ANCHORED RETAIL CENTER
PAD AND INLINE RETAIL SPACES AVAILABLE**



PROPERTY HIGHLIGHTS

Market Anchored Retail Center with tenants such as Food 4 Less, Planet Fitness, DD's Discounts, USPS Post Office, Little Ceasars, Dickey's BBQ, El Pollo Loco, Starbucks, Panda Express, Yum Yum Donuts, Chase Bank, Bank of America, Waba Grill, Jamba Juice, and Chipotle

Located at the major signalized intersection of Carmenita Road and Telegraph Road

Across the street from Power Center anchored by Target, Walmart, CVS, McDonalds, Marshalls, LA Fitness, and In-N-Out

Monument and Pylon signage available

Located near 605 freeway and 5 freeway

Excellent ingress and egress on both Carmenita Road and Telegraph Road

AVAILABILITIES

INLINE RETAIL

SPACE	SIZE
13411	±2,000 SF
13427	±1,600 SF

PAD RETAIL

SPACE	SIZE
10136	±2,500 SF (Divisible)
Inline	±3,780 SF (Divisible)
Endcap	±2,500 SF (Divisible)
10140	±2,420 SF
13473	±1900 SF

NEW RETAIL PAD/BUILD-TO-SUIT

SIZE
±6,000 SF

FOR MORE INFORMATION, PLEASE CONTACT:

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Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

Corporate License #01796698

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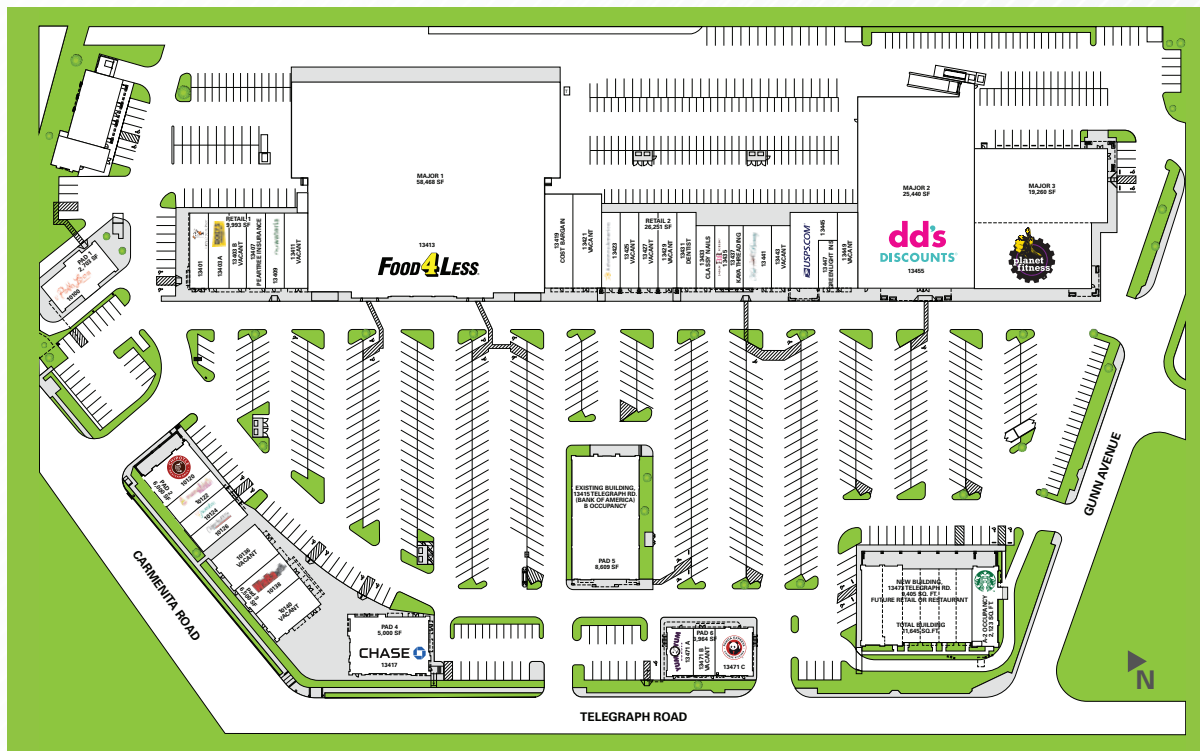
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SITE PLAN



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AREA TENANTS



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PROPERTY IMAGES



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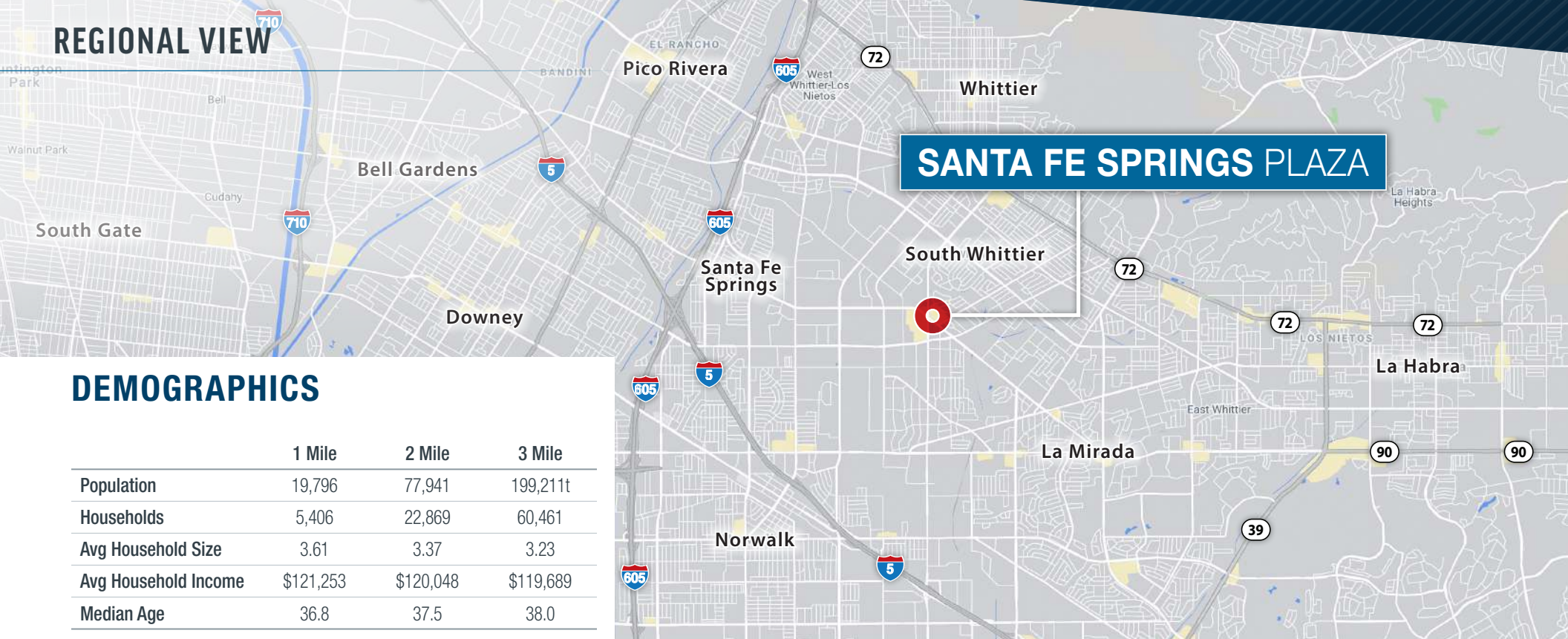
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REGIONAL VIEW

SANTA FE SPRINGS PLAZA

DEMOGRAPHICS

	1 Mile	2 Mile	3 Mile
Population	19,796	77,941	199,211t
Households	5,406	22,869	60,461
Avg Household Size	3.61	3.37	3.23
Avg Household Income	\$121,253	\$120,048	\$119,689
Median Age	36.8	37.5	38.0

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AERIALS



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