## **KOHL'S PAD SITE - GROUND LEASE ONLY**

1225 S LONE HILL AVE, GLENDORA, CA 91740 (#595 GLENDORA)



**AREA ANCHORS:** 



























DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION	12,260	112,764	276,901
AVG. HH INCOME	\$153,722	\$145,525	\$134,479
HOUSEHOLDS	4,276	39,795	91,470
CONSUMER SPENDING	\$411.11M	\$3.68B	\$7.97B

- Pad site available for ground lease (approx. location shown above)
- Located at NWQ Lone Hill Ave & Glendora Marketplace
- Co-Tenants include Ulta, Homegoods, ALDI, Guitar Center, In-n-Out, Chick-fil-A Raising Cane's
- Other retailers in the sub-market include Home Depot, Sam's Club, Best Buy

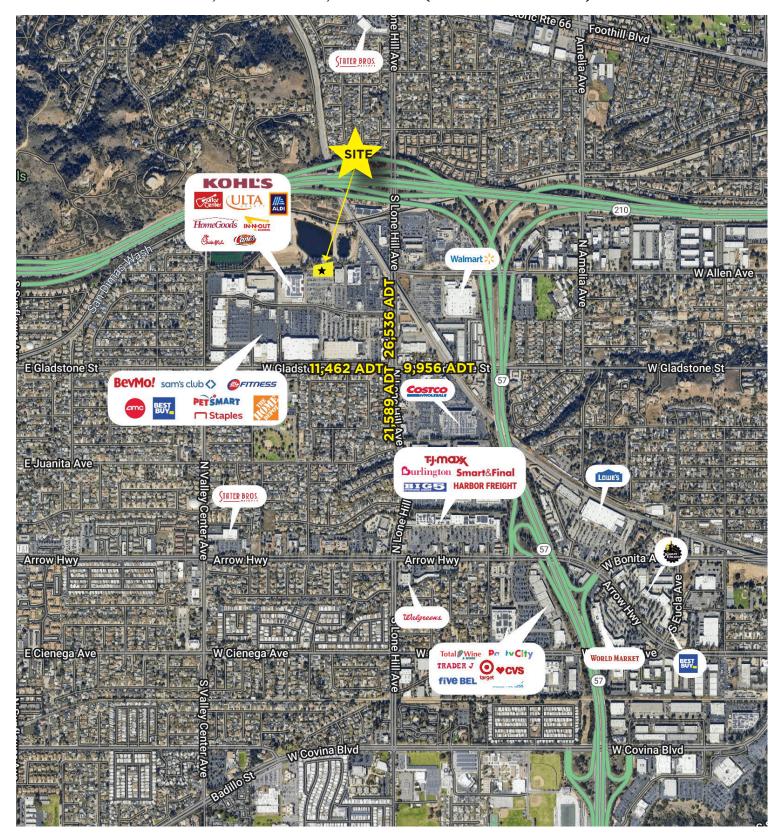


FOR MORE INFORMATION, CONTACT EXCLUSIVE AGENTS: **AUSTIN COLE** 

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## **KOHL'S ANCHORED PAD SITE**





FOR MORE INFORMATION, CONTACT EXCLUSIVE AGENTS: CHAINLINKS

(310)451-8171 ext. 251

RETAIL ADVISORS