

KOHL'S PAD SITE - GROUND LEASE ONLY

1051 N Milliken Ave, Ontario, CA 91764 (#601)



AREA ANCHORS:



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION	5,019	65,215	288,584
AVG. HH INCOME	\$92,082	\$102,617	\$121,926
HOUSEHOLDS	2,396	23,185	91,414
CONSUMER SPENDING	\$160.51 M	\$1.65 B	\$7.4 B

- Pad site available for ground lease (approx. location shown above)
- Located at 4th Street & Milliken Ave
- Neighboring-Tenants include Target, PetsMart, Sam's Club & Marshalls
- Other retailers in the sub-market include DSW, Off Broadway Shoes, & Ulta



FOR MORE INFORMATION, CONTACT EXCLUSIVE AGENTS:

CAMERON CROWNER

ccrowner@epsteen
(310)451-8171 ext. 240

AUSTIN COLE

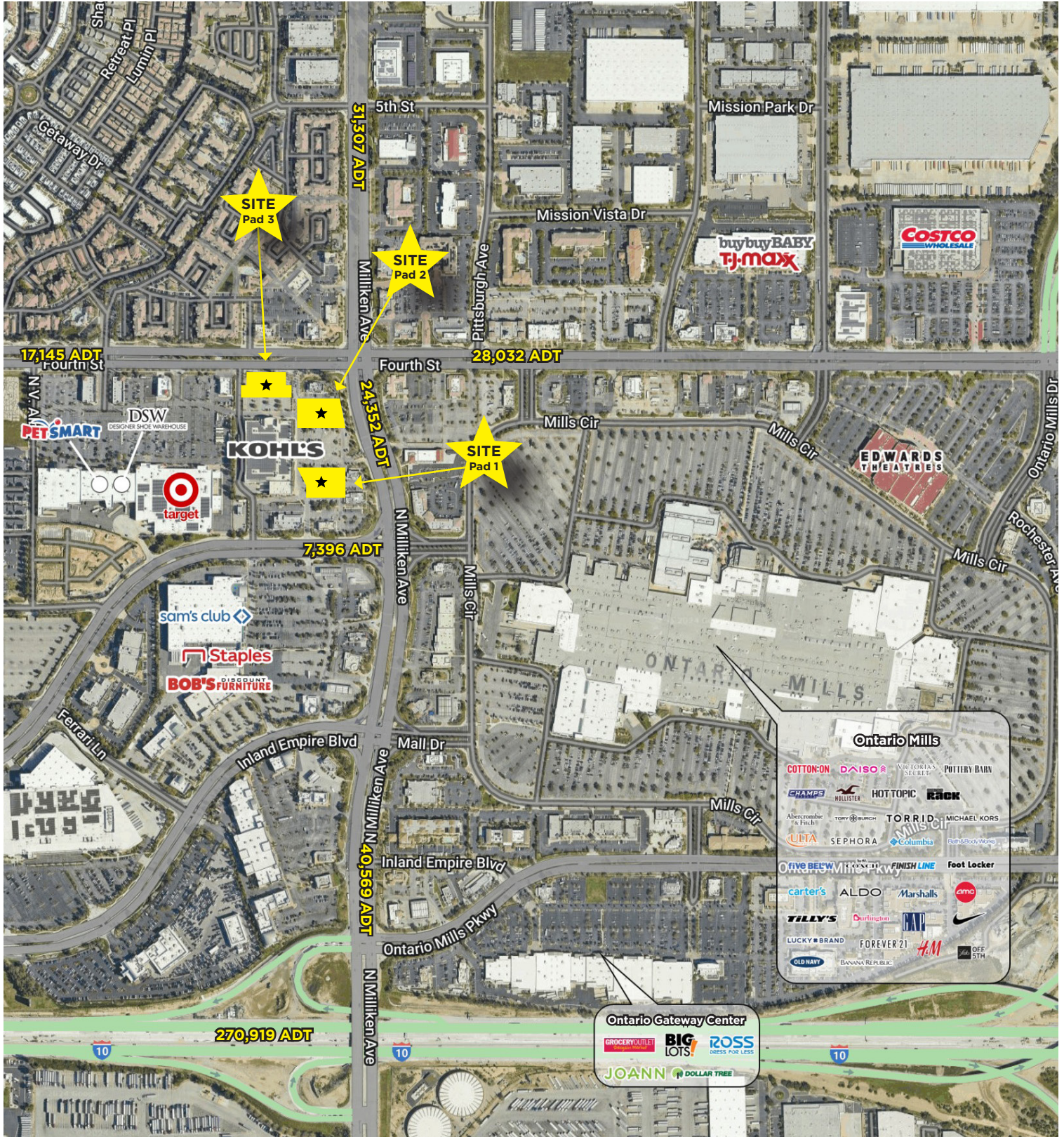
acole@epsteen.com
(310)451-8171 ext. 251



The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it. All measurements, facts and actual drawings shown are approximate, subject to change, and should be independently verified by you and may not be relied upon as a precise representation by this office.

KOHL'S ANCHORED PAD SITE

1051 N Milliken Ave, Ontario, CA 91764 (#601)



 epsteen & associates

FOR MORE INFORMATION, CONTACT EXCLUSIVE AGENTS:
CAMERON CROWNER
 ccrowner@epsteen.com
 (310)451-8171 ext. 240
AUSTIN COLE
 acole@epsteen.com
 (310)451-8171 ext. 251

CHAINLINKS
 RETAIL ADVISORS

The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it. All measurements, facts and actual drawings shown are approximate, subject to change, and should be independently verified by you and may not be relied upon as a precise representation by this office.