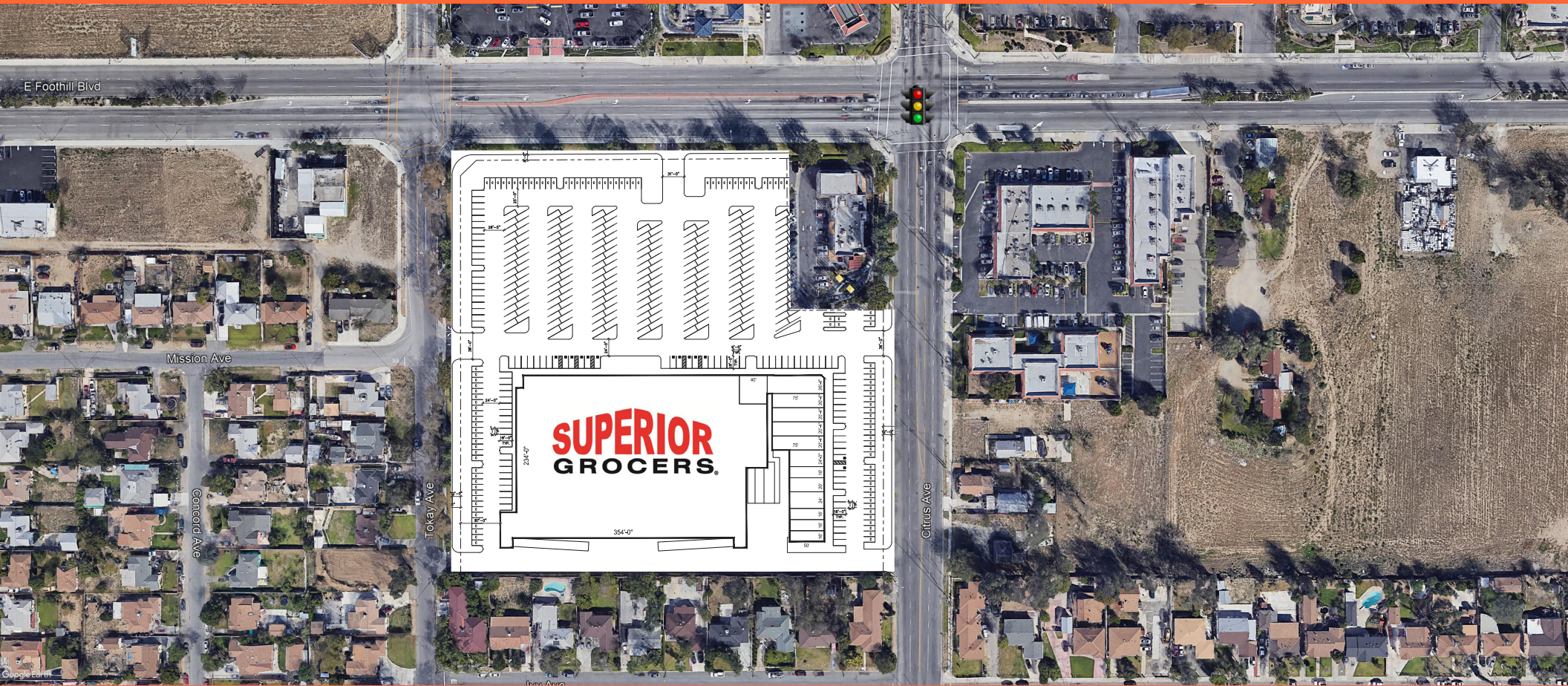


Foothill & Citrus

16055 Foothill Boulevard | Fontana, CA 92335



PROPERTY FEATURES

- Foothill & Citrus, Fontana
- Join Superior Markets, McDonalds, La Michoacana Ice Cream, Wells Fargo, and many more regional Tenants
- Between the 210 and 10 Freeways

	1 Miles
Population:	25,055
Households:	5,833
Avg. HH. Income:	\$58,847

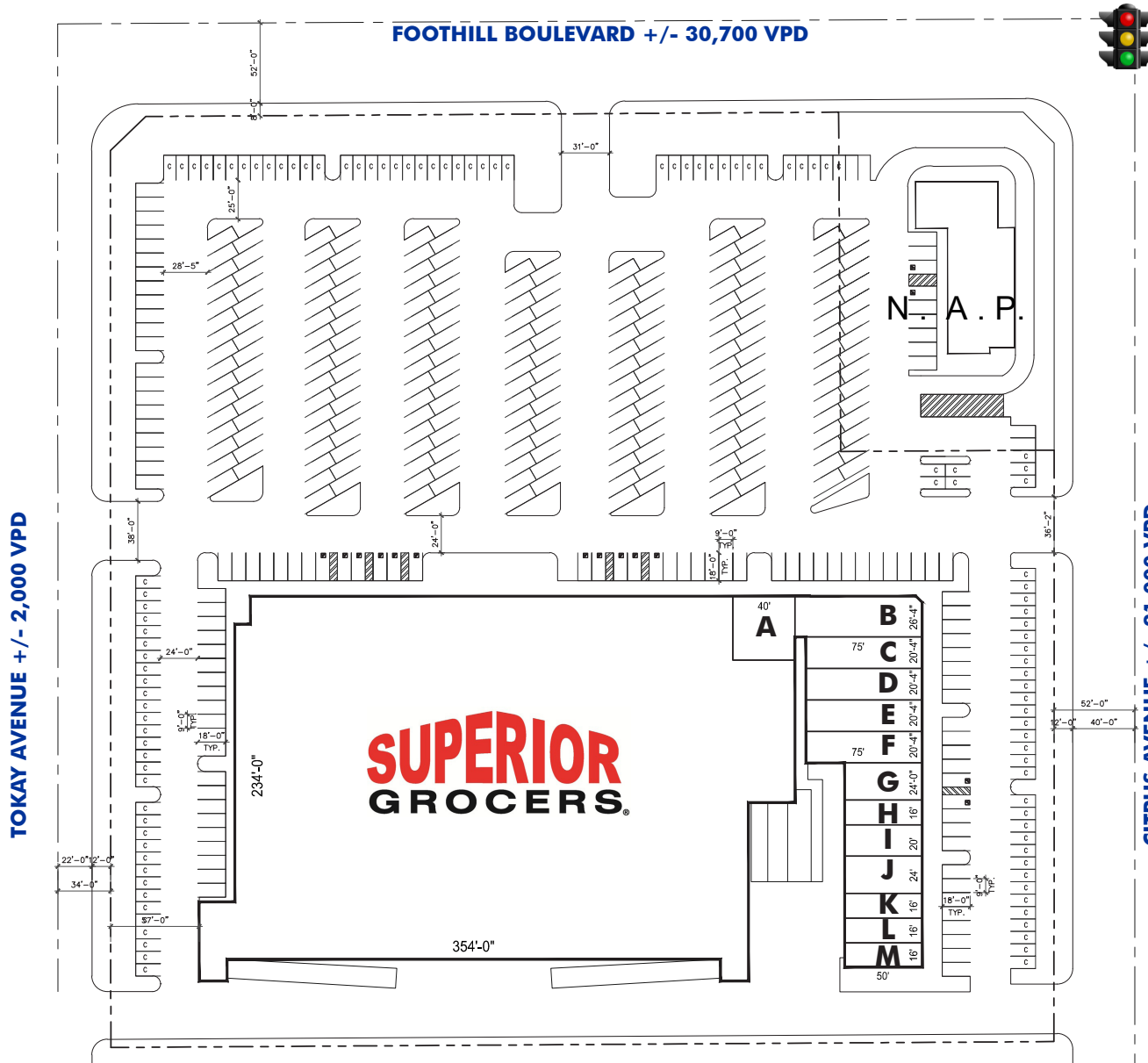
LEASING INFO:

310.270.9243
 9034 W Sunset Boulevard
 West Hollywood, CA 90069

Foothill & Citrus

16055 Foothill Boulevard | Fontana, CA 92335

SITE PLAN



UNIT	TENANT	SQ. FT.
A.	La Michoacana	1,651 SF
B.	China Cook	2,145 SF
C.	Pizza Hut	1,520 SF
D.	Check Advance	1,520 SF
E.	Dollar City	1,520 SF
F.	Tortilla Flor De Mayo	1,520 SF
G.	Insurance	1,200 SF
H.	Hair Salon	800 SF
I.	Lady Nails	1,000 SF
J.	Dentist	1,200 SF
K.	A-1 Smoke Shop	800 SF
L.	Wells Fargo ATM	800 SF
M.	Renner Runway Clothing	800 SF

Foothill & Citrus

16055 Foothill Boulevard | Fontana, CA 92335

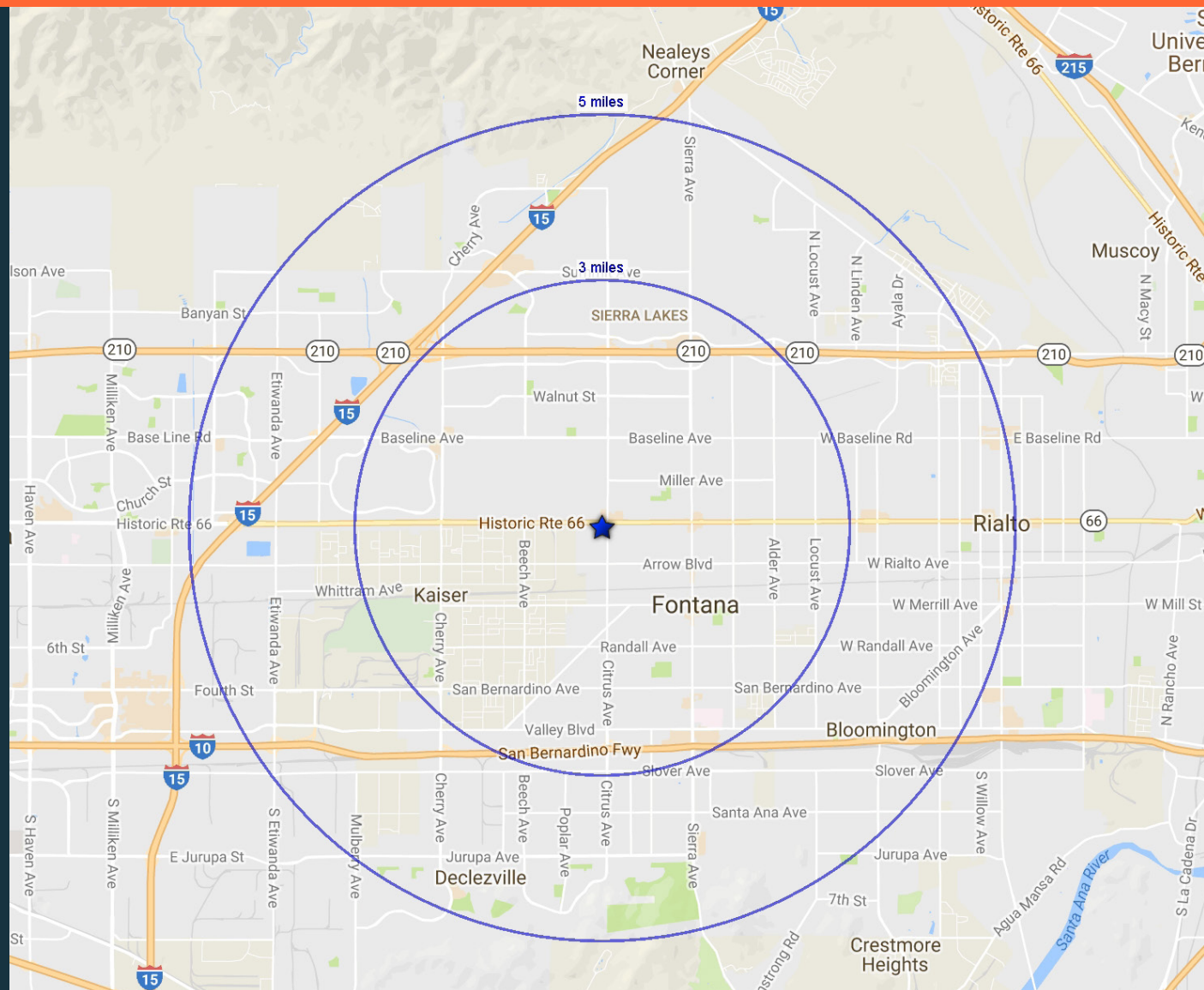
DEMOGRAPHICS MAP

AREA DEMOGRAPHICS

	3 Miles	5 Miles
Population:	182,011	351,384
Households:	43,656	86,704
Average Household Income:	\$74,607	\$82,986

TRAFFIC COUNT

Foothill Boulevard:	+/- 30,700 VPD
Citrus Avenue:	+/- 21,000 VPD
Tokay Avenue:	+/- 2,000 VPD



Foothill & Citrus

16055 Foothill Boulevard | Fontana, CA 92335

LOCATION MAP

