

CIM

montclair place

Entertainment. Retail. Dining.





#1 Shopping Center Within a Five-Mile Radius

Diverse Shoppers at Montclair Place



9% Asian

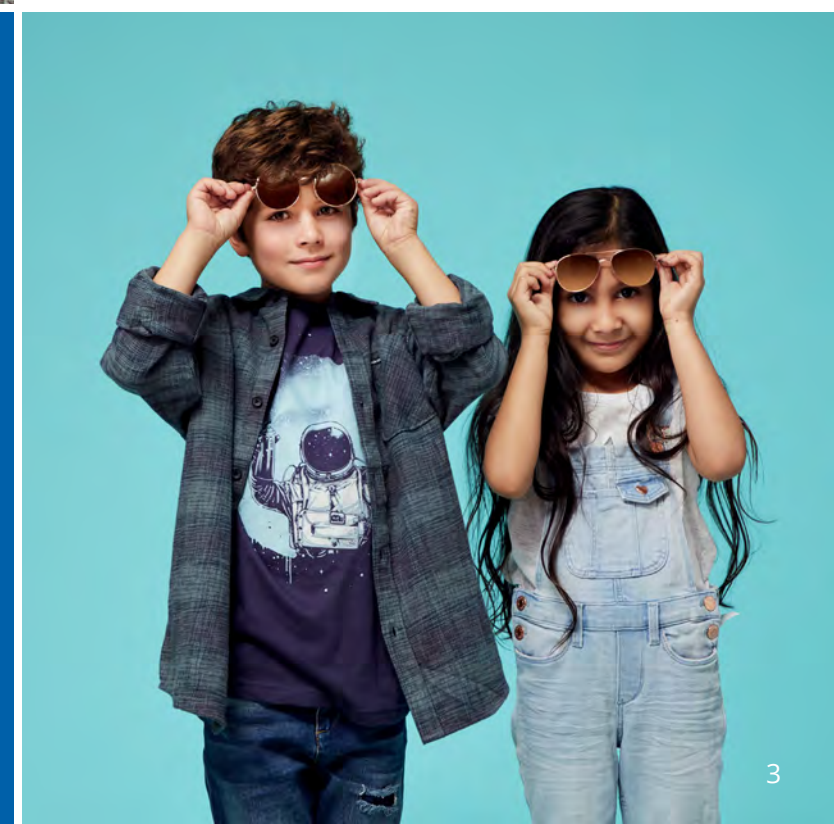
17% White

65% Hispanic

6% African American

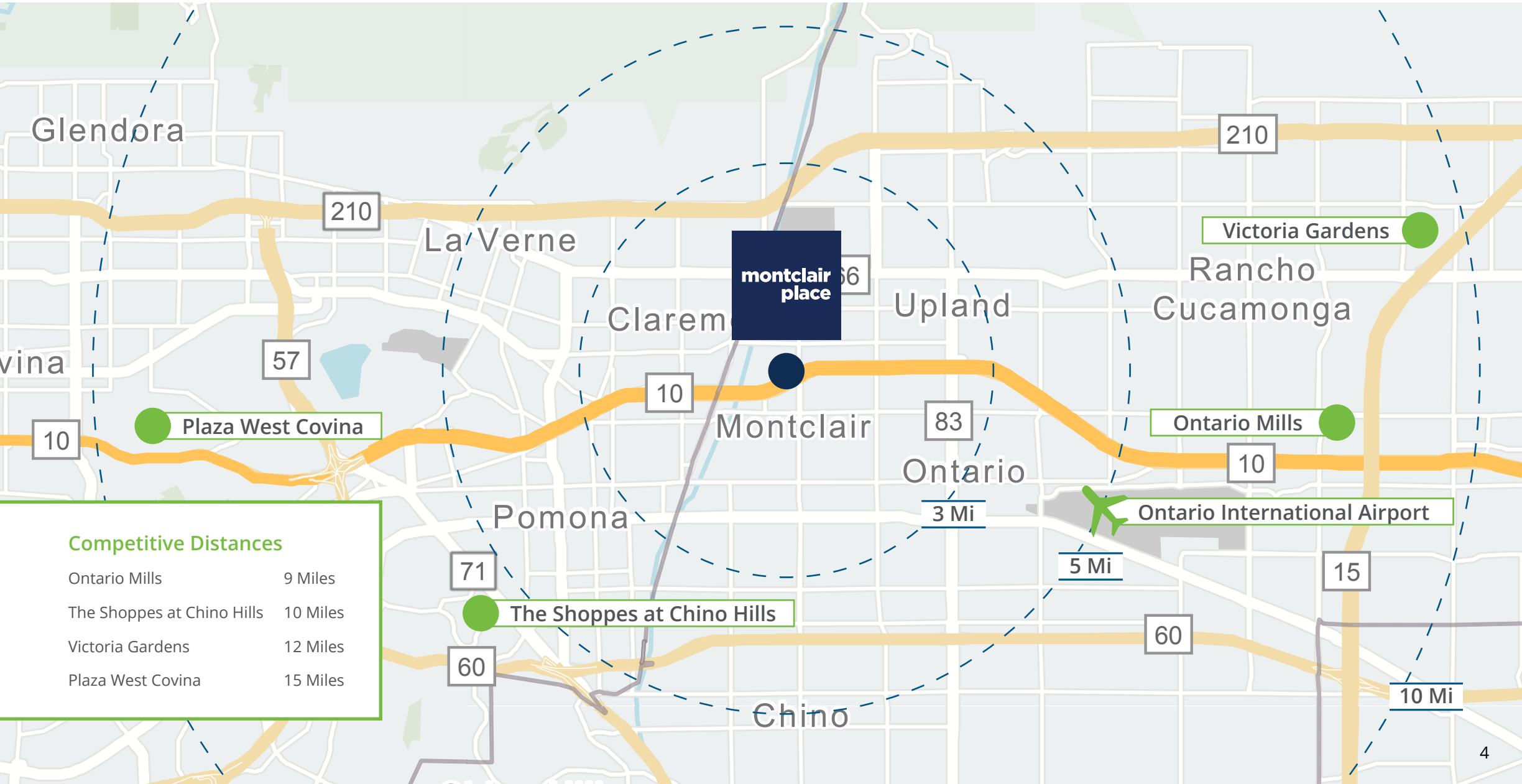
Demographics	3 Miles	5 Miles	10 Miles
2025 Population (Estimate)	189,268	473,449	990,359
2029 Population (Projected)	196,607	496,756	1,000,000
2025 Family Households	58,354	143,446	309,620
2025 Household Median Income	\$95,954.51	\$97,215.07	\$109,966.51
2024 Median Age	39	39	40
Bachelor's Degree and Higher	257%	25%	32%

Source: STI Popstats



Montclair Place's Competitive Advantage

Montclair Place boasts a strategic location, offering a diverse array of retail options and dining experiences unparalleled within a five-mile radius. Its blend of desirable shops, entertainment venues, and convenient amenities establishes it as the premier destination for shoppers seeking both fun and convenience in the vicinity.





Property Highlights

- Main Event offers 52,000 square feet of entertainment with bowling, interactive laser tag, pool tables, a dynamic arcade, and more
- The upper level includes a 55,000-square-foot AMC Dine-In Theatre and IMAX 3D Theatre with 12 viewing auditoriums serving handcrafted food, specialty drinks, and premium seating
- An 11,000-square-foot Kids Empire indoor playground is designed for children to explore and enjoy
- The Food Hall features a blend of cuisines including Boba World, Noodle World, Pokeway, Panda Express, Charleys Cheesesteaks, Cinnabon, Sbarro, Potato Corner, Auntie Anne's, Two Hands Fresh Corn Dogs, and Rocky Mountain Chocolate Factory
- The Lazy Dog Restaurant & Bar is an 8,425-square-foot free-standing restaurant located along Central Avenue
- Pylon signage is prominently visible along Interstate 10
- New escalators and contemporary furniture enhance the modern appeal of the property



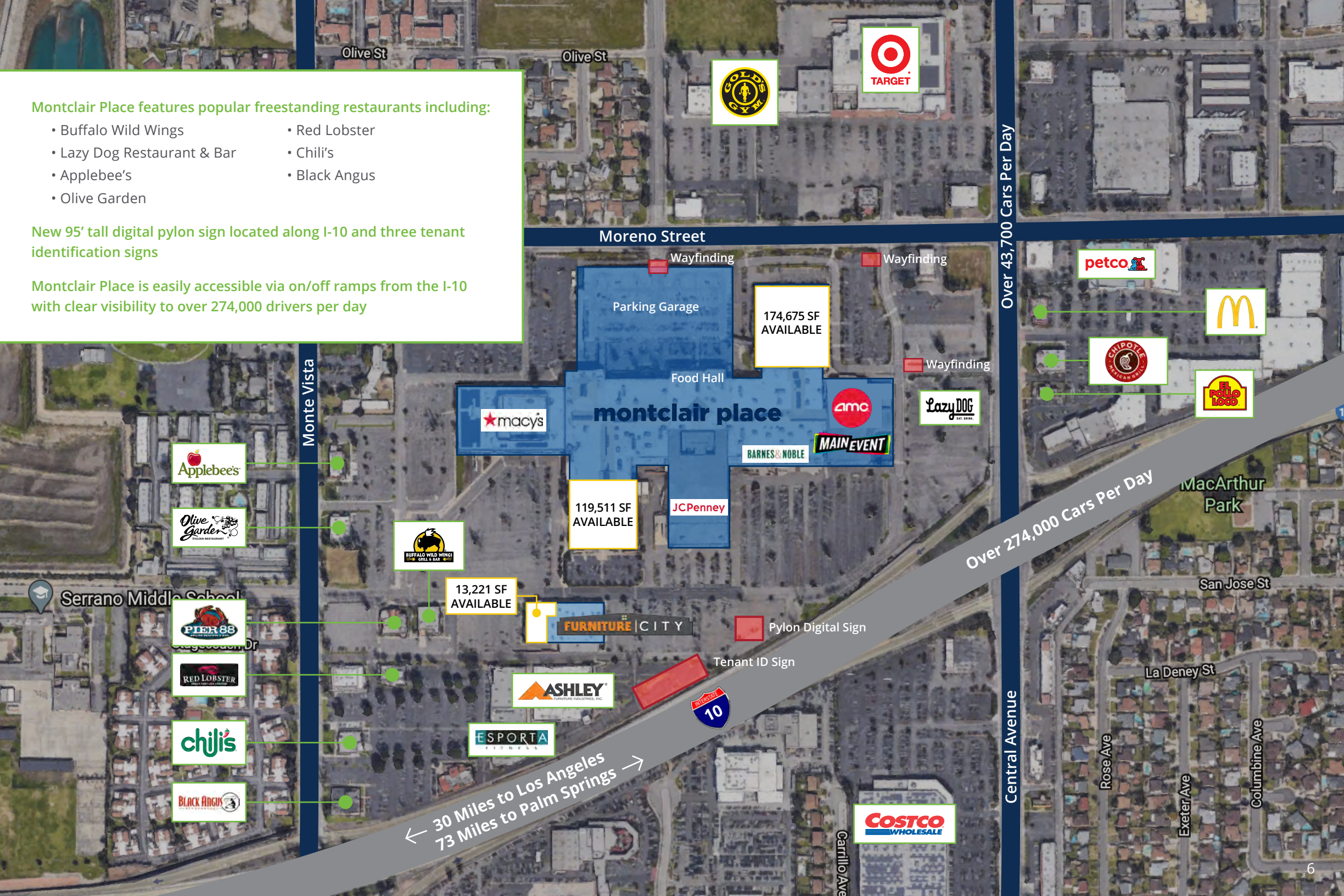
A twelve-unit Food Hall features a blend of cuisines

Montclair Place features popular freestanding restaurants including:

- Buffalo Wild Wings
- Red Lobster
- Lazy Dog Restaurant & Bar
- Chili's
- Applebee's
- Black Angus
- Olive Garden

New 95' tall digital pylon sign located along I-10 and three tenant identification signs

Montclair Place is easily accessible via on/off ramps from the I-10 with clear visibility to over 274,000 drivers per day





“Out with the old and in with the new – that is what’s happening at [Montclair Place] in the Inland Empire.”¹

– abc7 News



Digital Marketing Opportunities

95' Tall Digital Pylon

Montclair Place’s highly-visible, double-sided digital pylon is located adjacent to the I-10 Freeway, one of the busiest interstates on the West Coast, and viewed by more than 274,000 drivers per day.

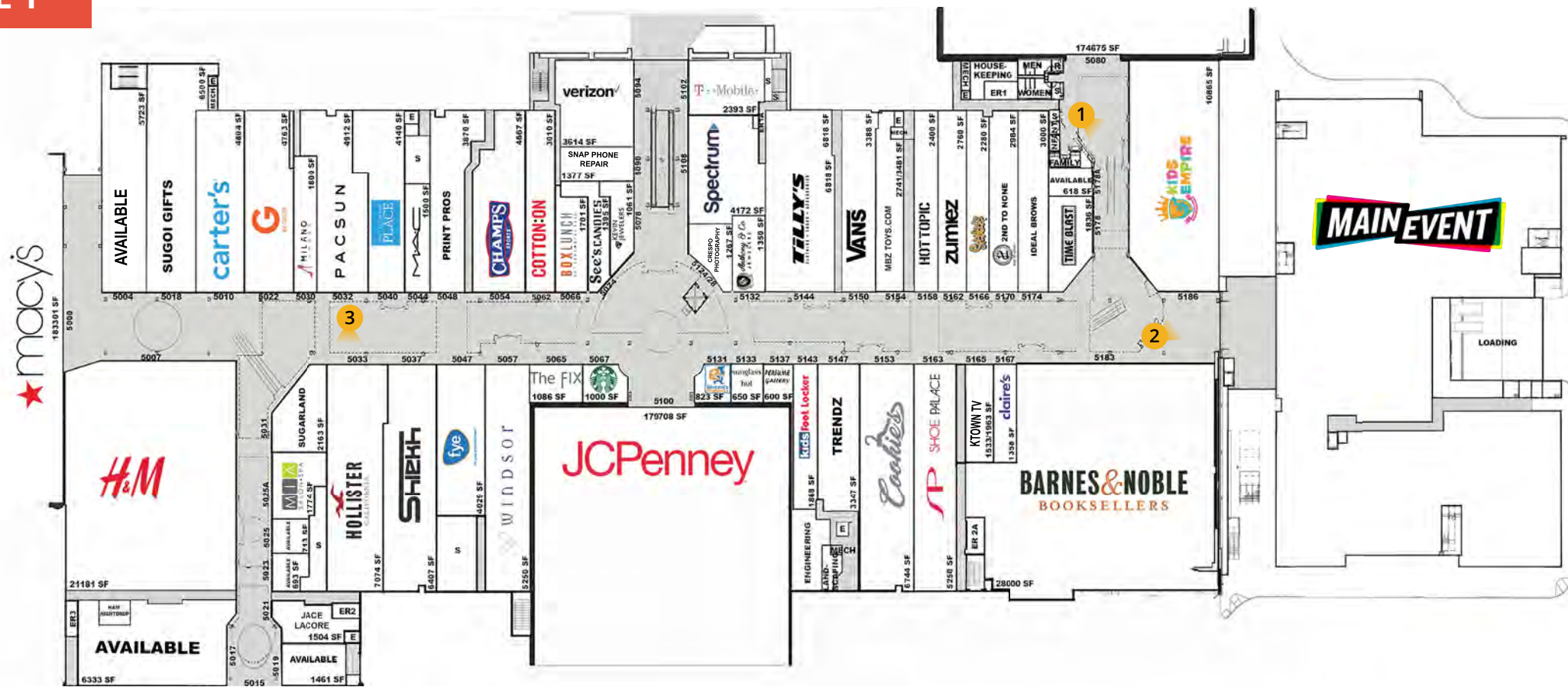
Mall Digital Directories & Advertising Panels

Montclair Place added digital directories in high-traffic areas of the center to assist guests with locating businesses.

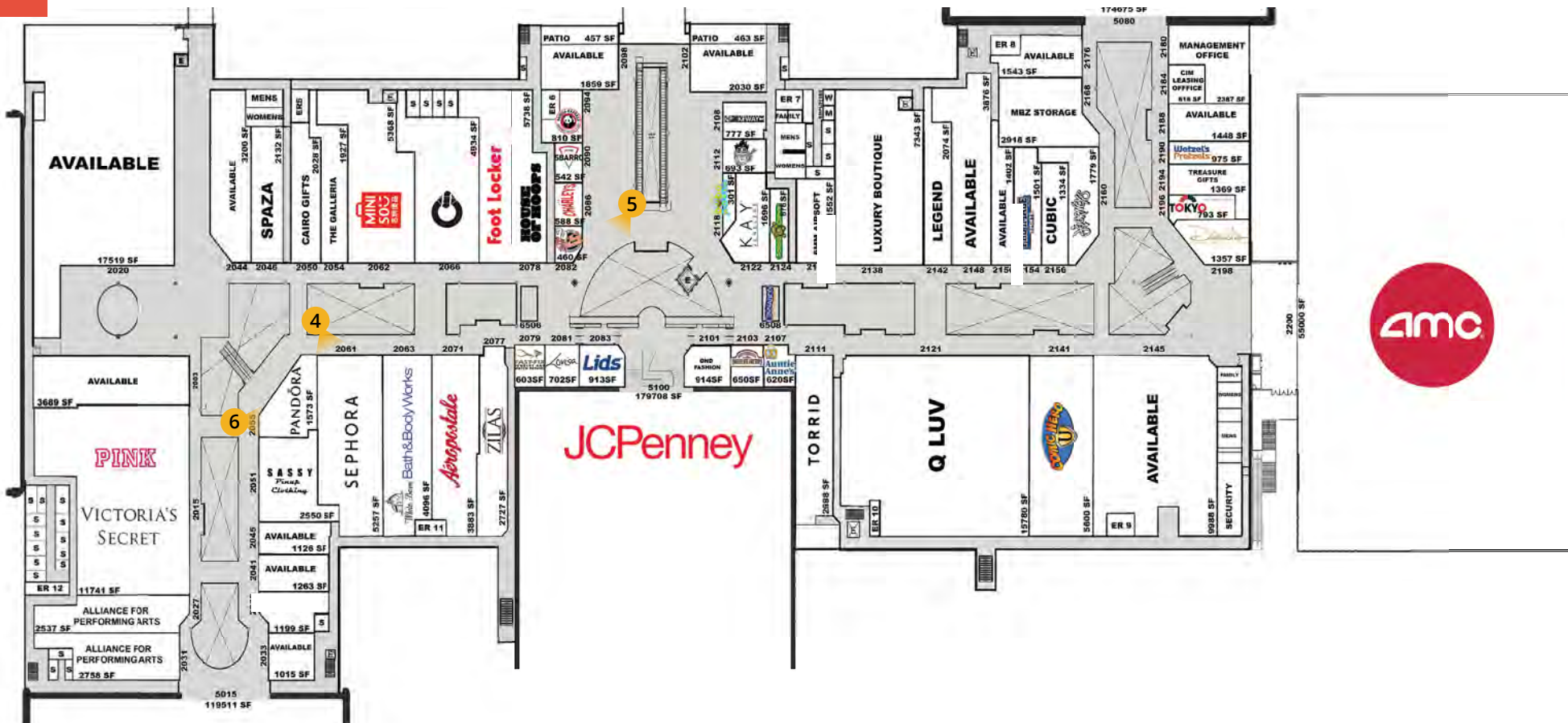
The opposite side of each directory features a full-video capable advertising panel to engage guests and communicate messaging about different stores and new products.

1) <https://abc7.com/inland-empire-shopping-center-montclair-place-plaza-concert-venue/4205363/>

LEVEL 1



LEVEL 2





AMC THEATRES

MAIN EVENT

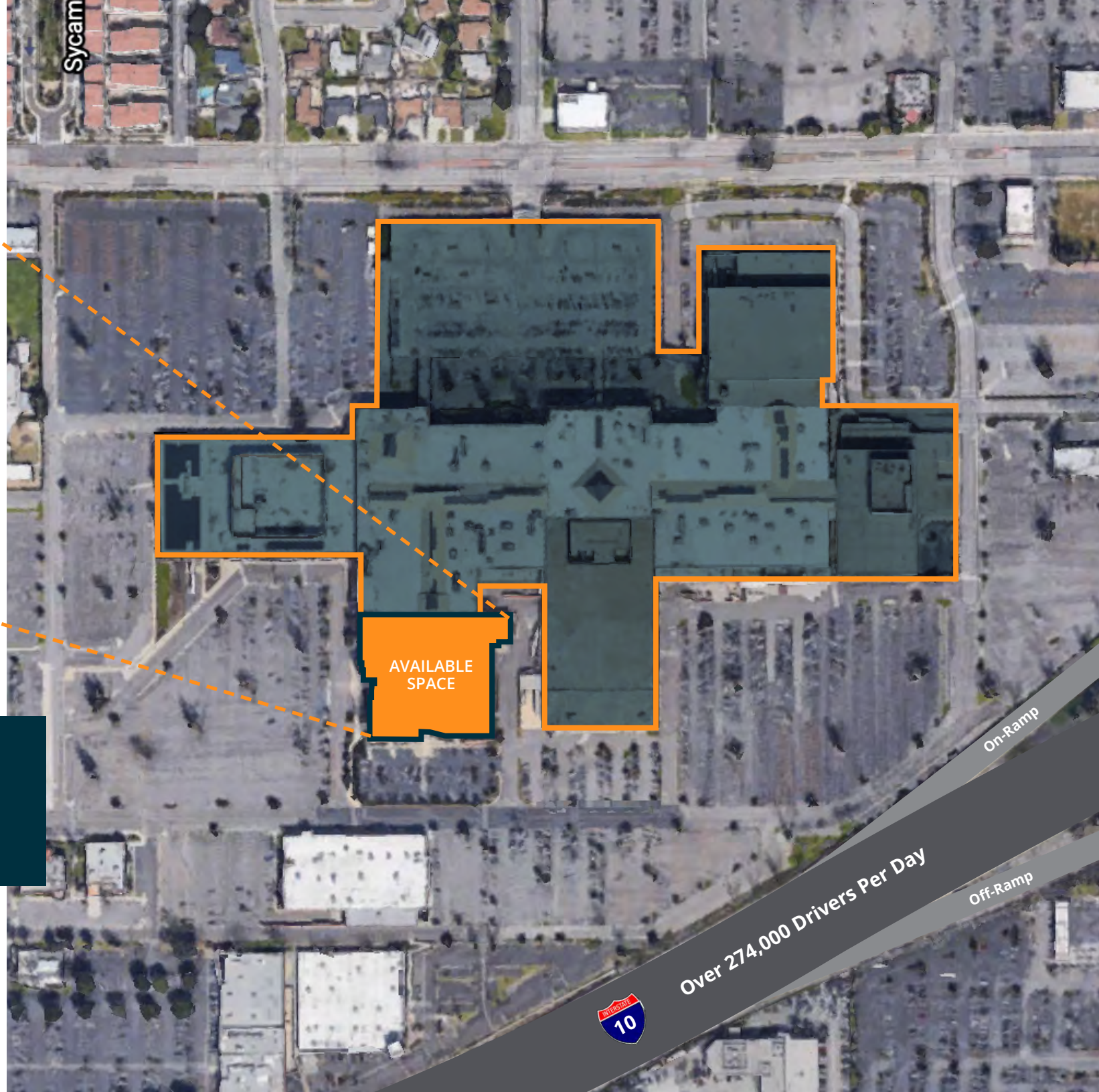
INTERSTATE 10

274,000 CPD

119,511 SF

Anchor Retail Space - Former Nordstrom

Aerial View



Total Interior Space: 119,511 SF
First Floor: 58,788 SF
Second Floor: 60,723 SF



Over 274,000 Drivers Per Day

On-Ramp

Off-Ramp

First Floor Plan

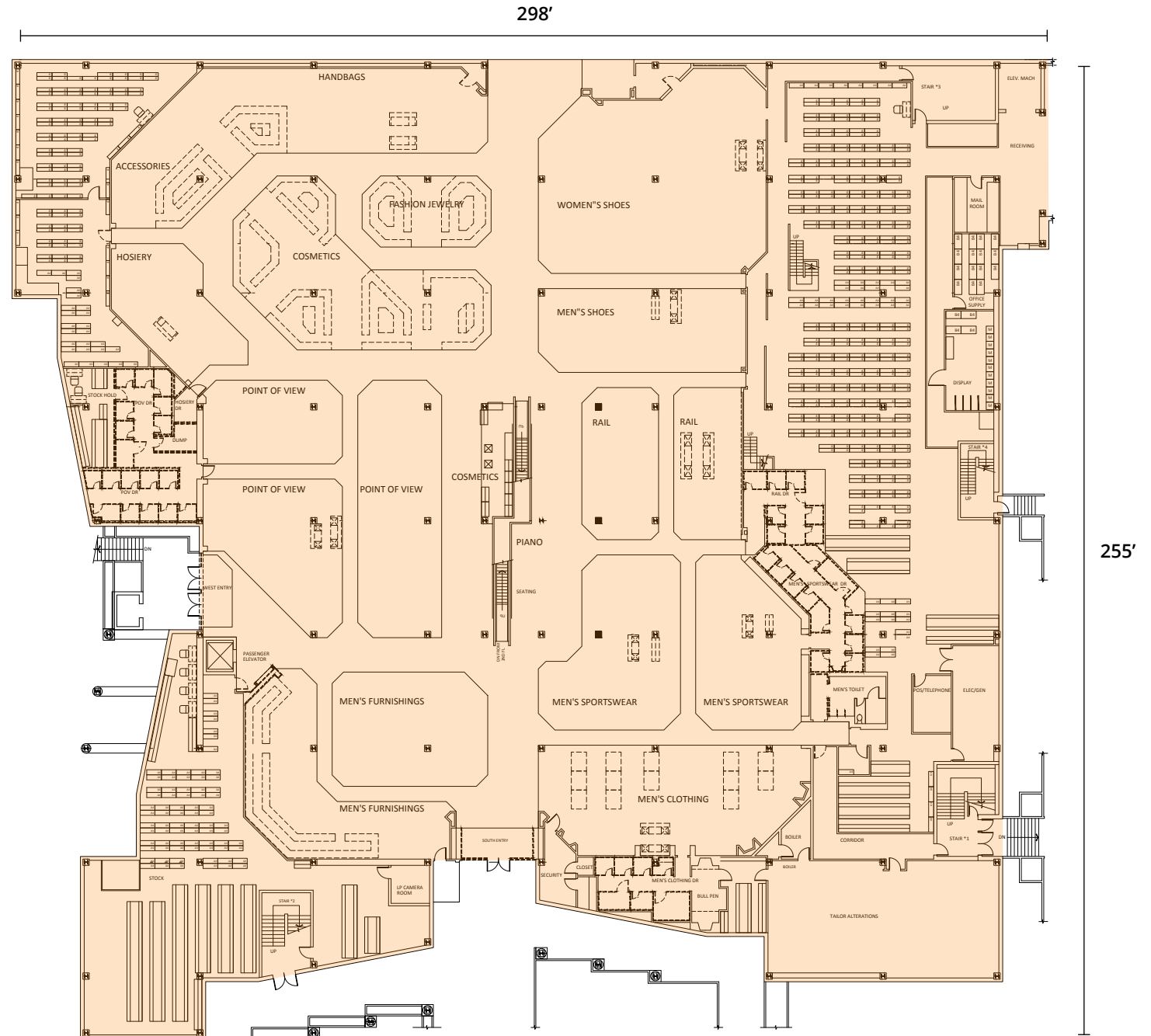
Ceiling Heights:

Top of Slab to Bottom of Steel
(Supporting 2nd Floor): **23' 6"**

Top of Slab to Bottom of
A/C Trunk Overhead: **13' 11"**

Finished Ceiling Height for
Previous Tenant's Use: **12' 0"**

Total SF: **58,788 SF**



Second Floor Plan

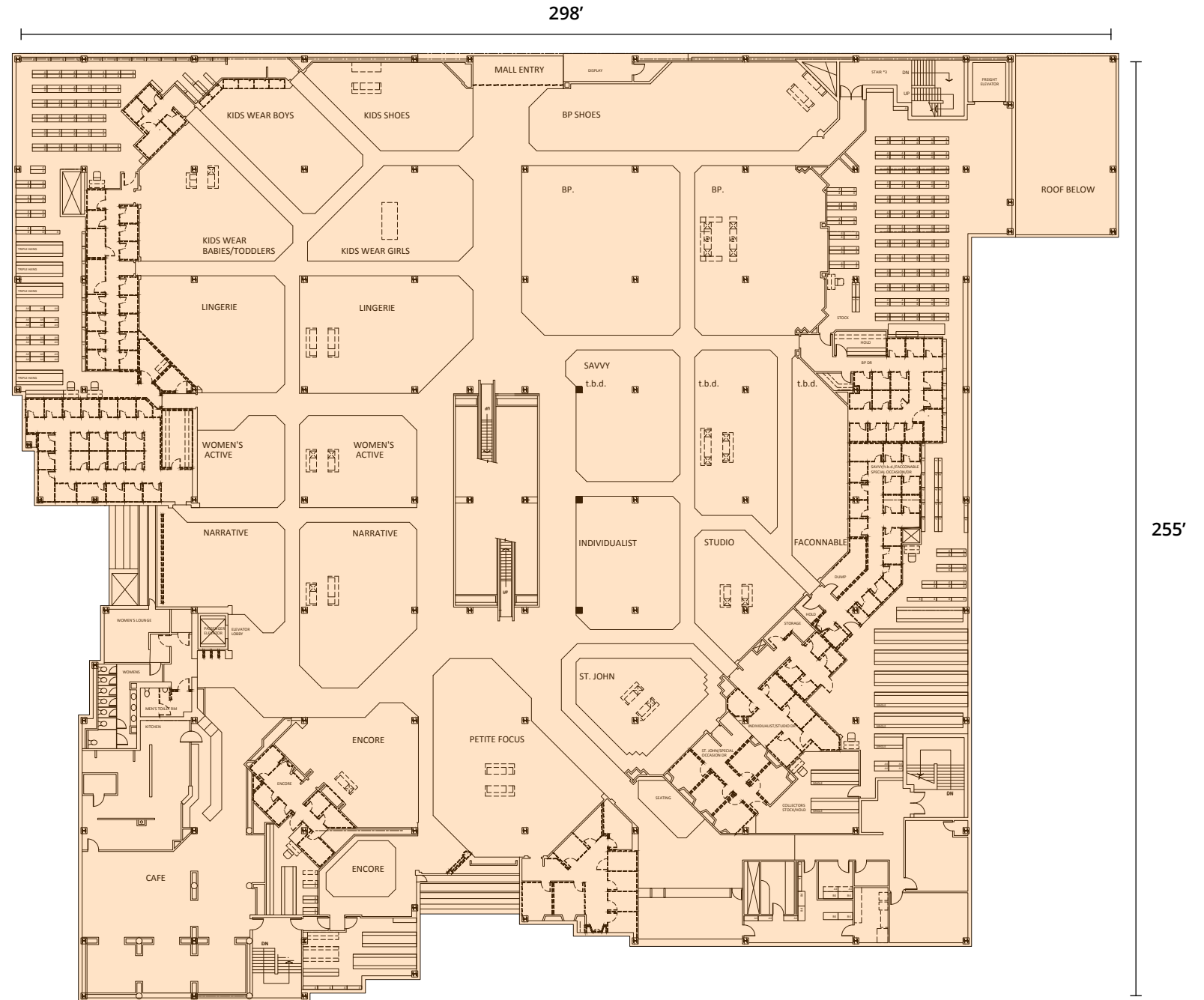
Ceiling Heights:

Top of Slab to Bottom of Steel (Overhead): **15' 6"**

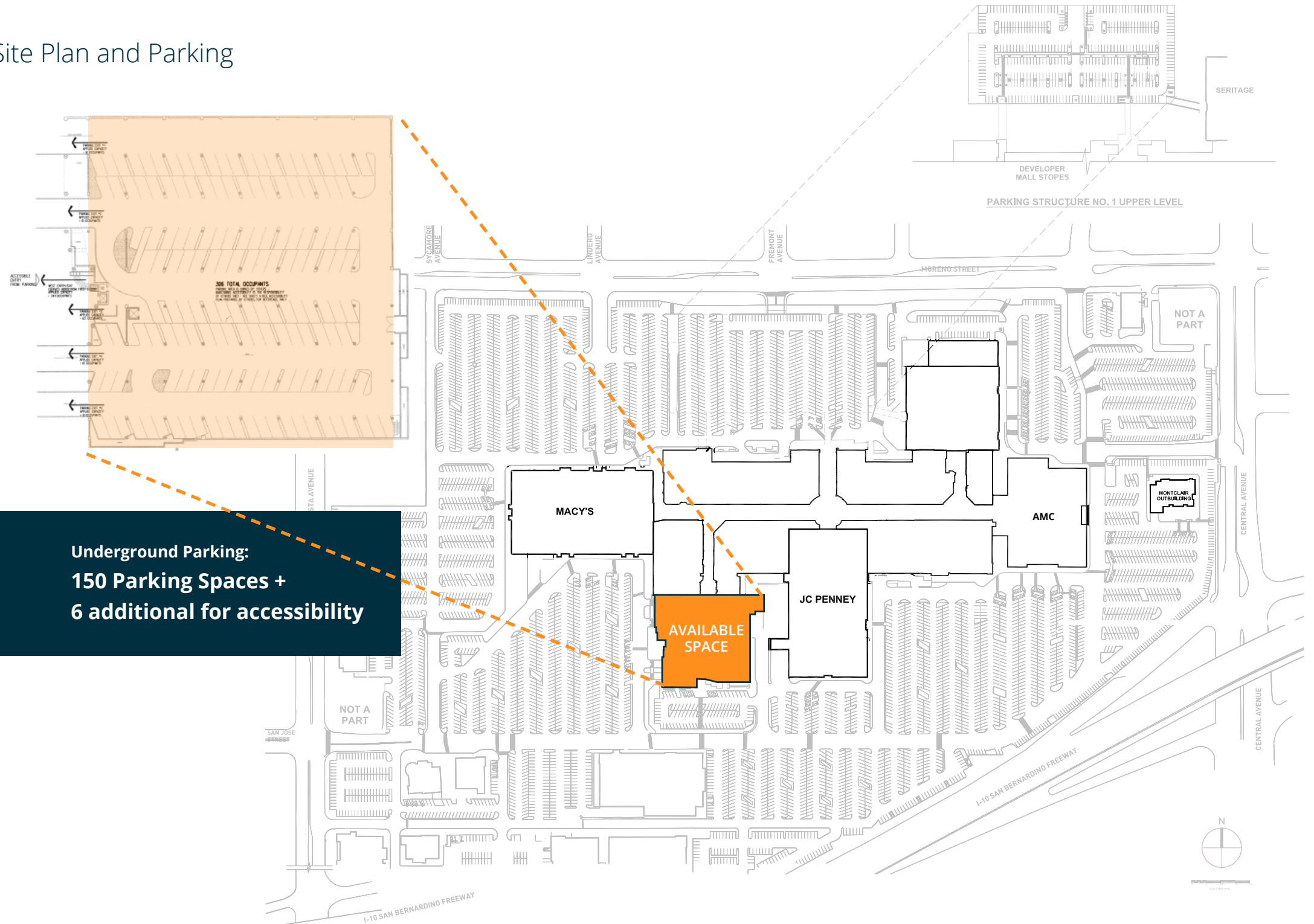
Top of Slab to Bottom of A/C Trunk Overhead: **13' 0"**

Finished Ceiling Height for Previous Tenant's Use: **12' 0"**

Total SF: **60,723 SF**



Site Plan and Parking



Signage Opportunities

95' Tall Digital Pylon

Montclair Place's new highly-visible, double-sided digital pylon is located adjacent to the I-10 Freeway, one of the busiest interstates on the West Coast, and viewed by more than 274,000 drivers per day, on a rotating schedule.



← 30 Miles to Los Angeles
73 Miles to Palm Springs →

Logo Lease Plan - First Floor





Space Available - Interior/Exterior Views

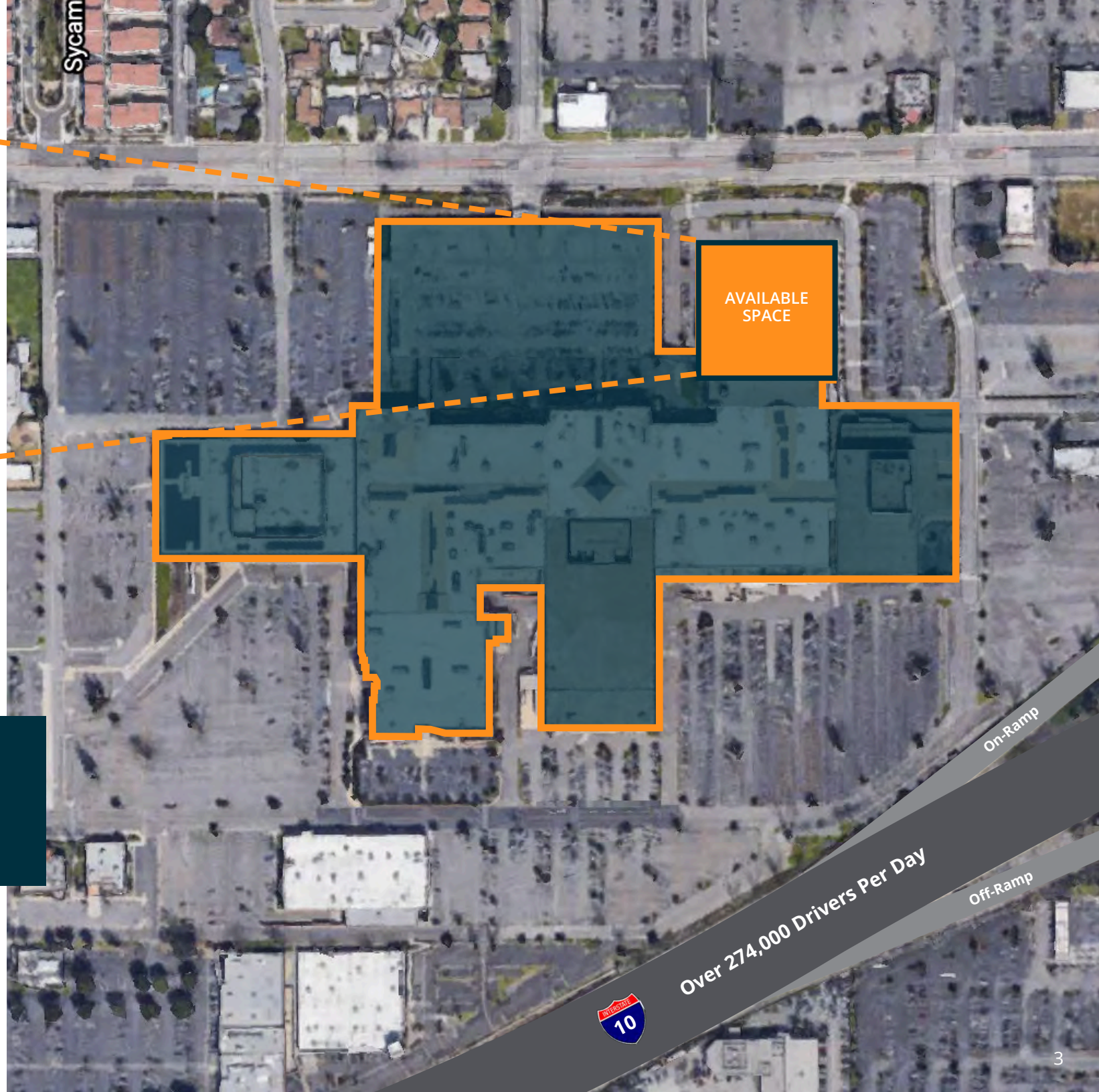


174,675 SF
Anchor Retail Space - Former Sears

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Aerial View



Total Interior Space: 174,675 SF

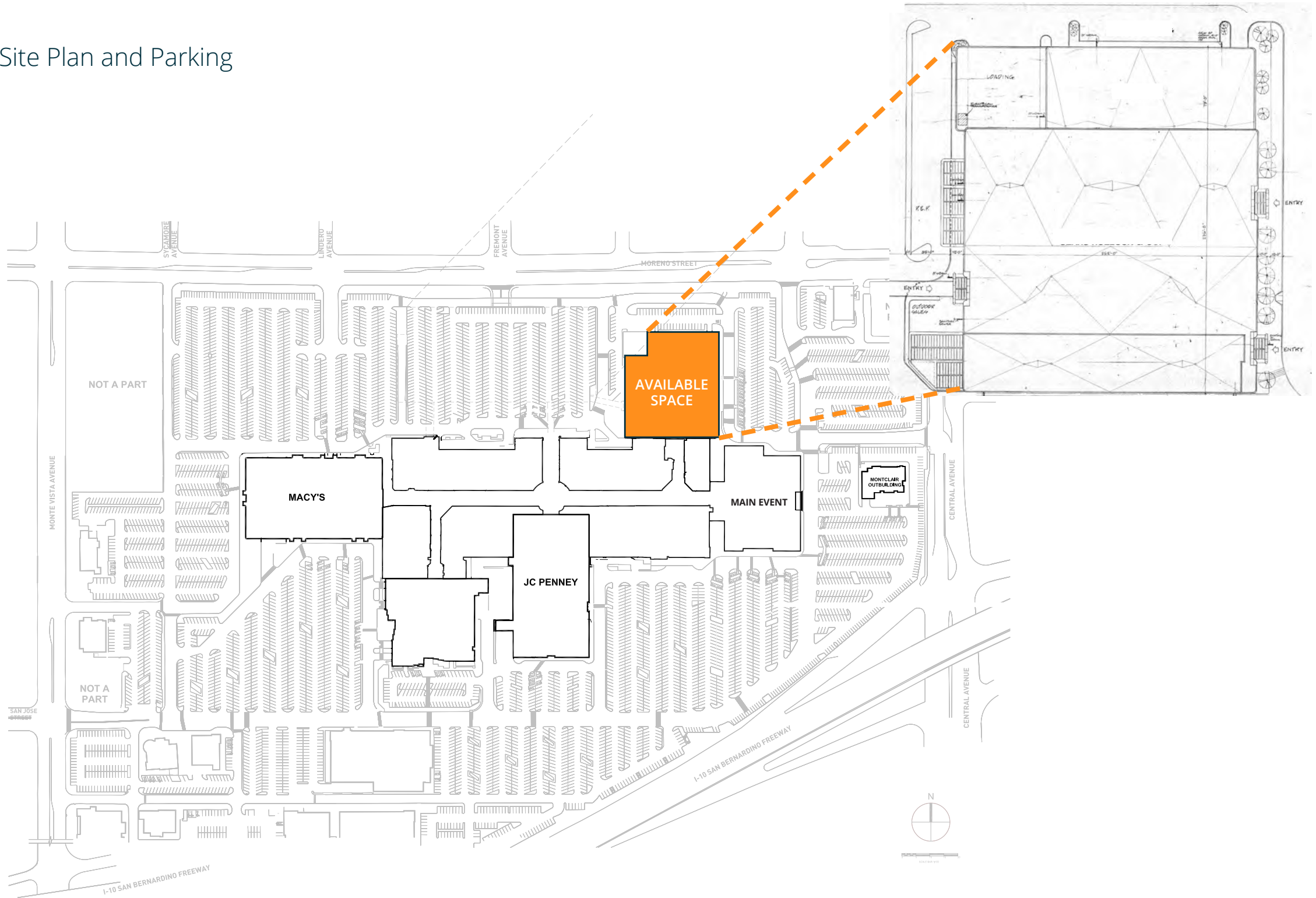


Over 274,000 Drivers Per Day

Off-Ramp

On-Ramp

Site Plan and Parking



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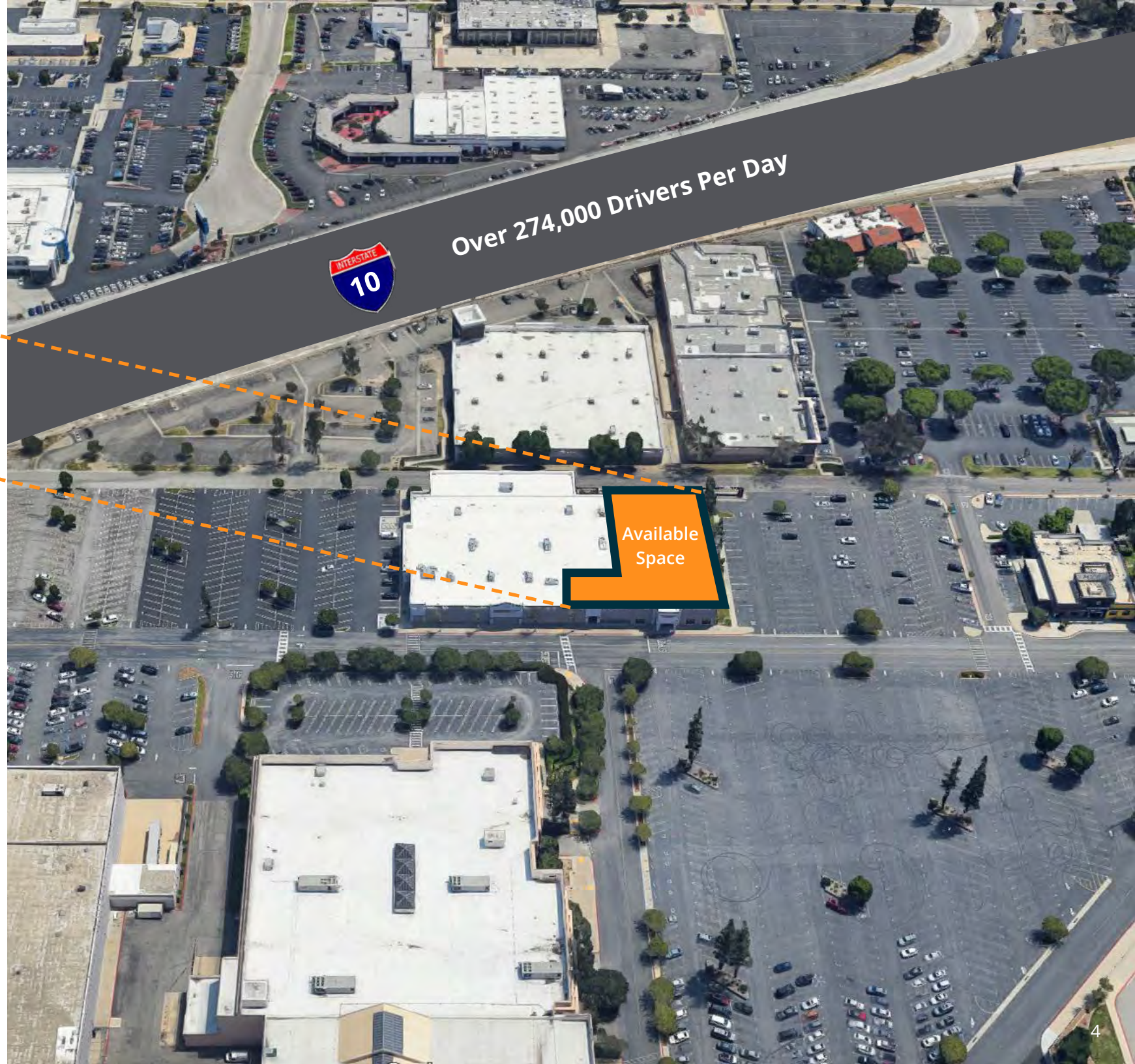


Up to 13,000 SF
Prime Endcap Retail Space Available

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Aerial View



Over 274,000 Drivers Per Day



Available Space

Available Space: Up to 13,000 SF

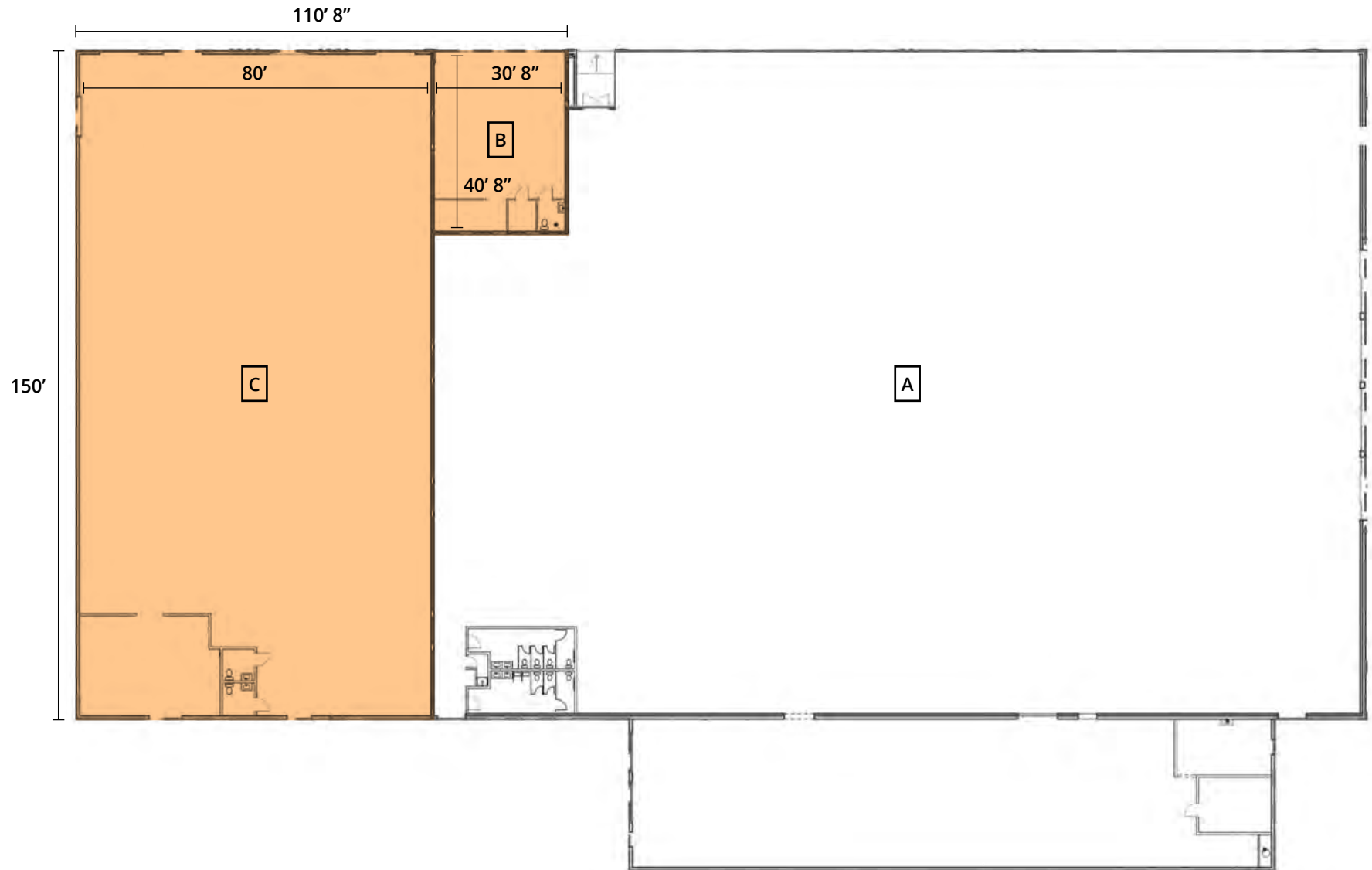
Available Floor Plan

Available Space up to 13,000 SF

(Can be Combined or Demised)

Unit B: 1,231 SF

Unit C: 12,000 SF





Direct Loading Dock Access



Ample Surface Parking



For Leasing Opportunities Contact

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