

HAMNER PLACE

Eastvale, California 92880

± 143,700 SF Neighborhood Center



Lewis Retail Centers

www.lewisretailcenters.com



www.strategicretailadvisor.com

Jeff Reenders

949.640.6678 x15

jeff@strategicretailadvisor.com

Jim Clarkson

949.640.6678 x16

jim@strategicretailadvisor.com

Offered by Lewis Management Corp., a licensed real estate broker, DRE License 01994759. This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your property advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

OVERVIEW

- ± 143,700 SF neighborhood center with excellent visibility and positioning on Schleisman Road and Hamner Avenue
- Adjacent to Silverlakes Sports Complex with an estimated 1.7 million visitors per year
- Large, established retail area with national and regional tenants
- Anchor, pad and shop space available



+ EASTVALE, CA

- Eastvale is one of the newest cities in Western Riverside County.
- Incorporated on October 1, 2010, Eastvale boasts an ever-growing population of more than 73,700 residents and is recognized as one of the fastest-growing cities in the State of California.
- Eastvale is ranked nationally by Money.com as one of the Top 50 Best Places to Live in America.
- Locally, Eastvale is recognized by niche.com as the #2 Best Place to Raise a Family in Riverside County.

DYNAMIC TRADE AREA

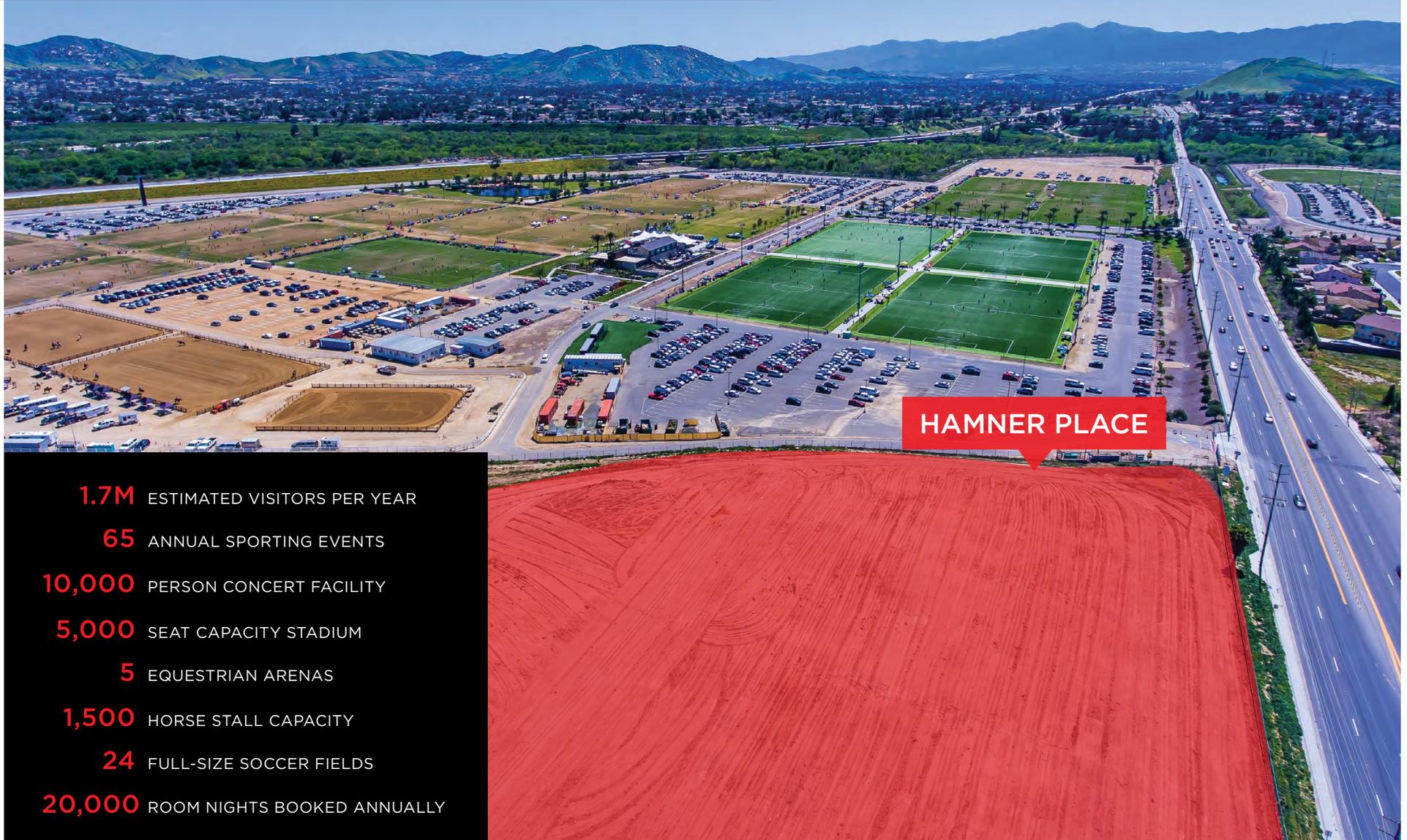
HAMNER PLACE

+ DEMOGRAPHIC SNAPSHOT

RADIUS	2 MILES	3 MILES	5 MILES
2021 Est. Population	60,581	99,095	234,210
2021 Est. Avg. HH Income	\$131,360	\$128,854	\$109,867

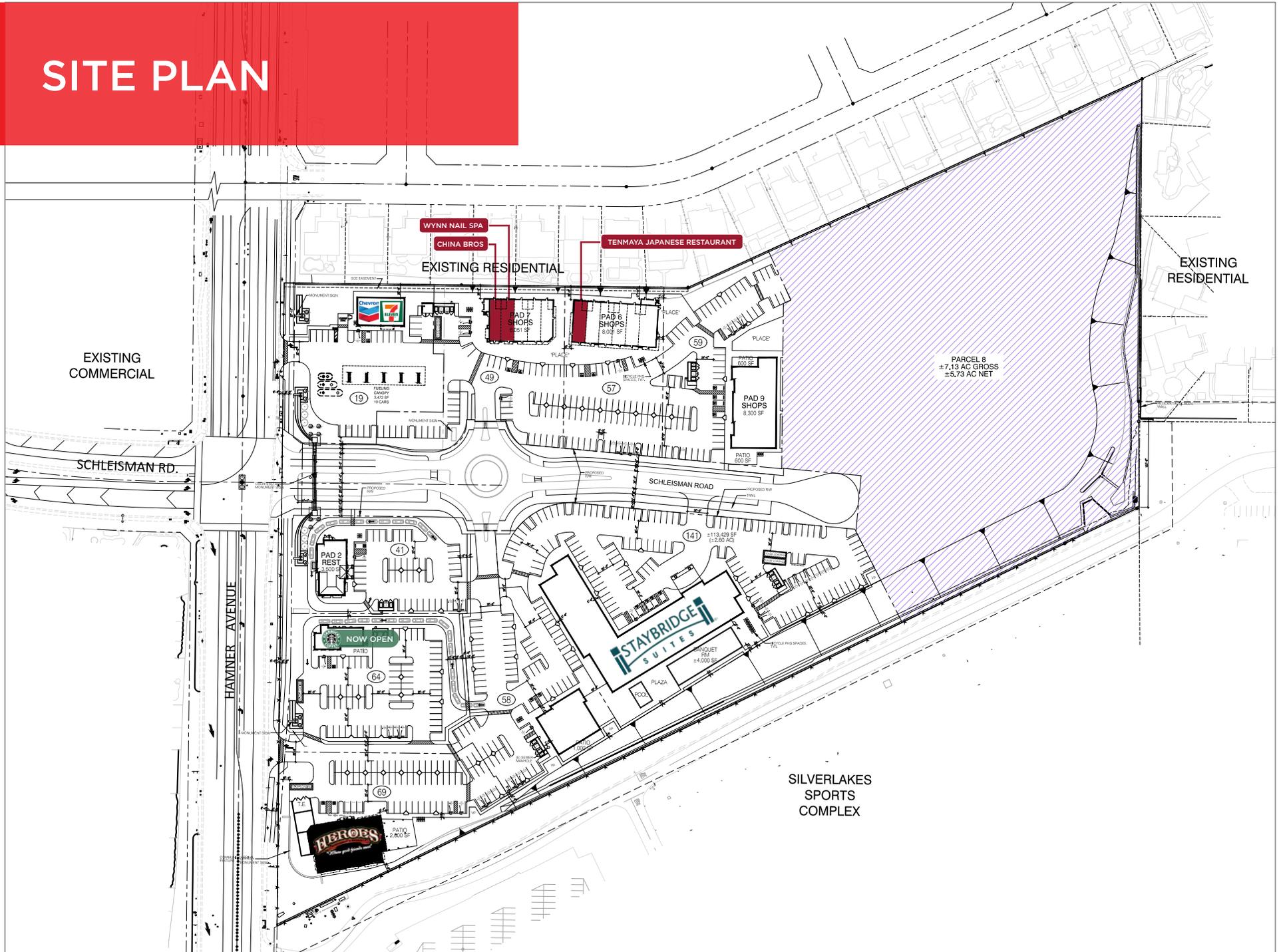
Source: Sites USA 2021

ADJACENT TO SILVERLAKES SPORTS COMPLEX



- 1.7M** ESTIMATED VISITORS PER YEAR
- 65** ANNUAL SPORTING EVENTS
- 10,000** PERSON CONCERT FACILITY
- 5,000** SEAT CAPACITY STADIUM
- 5** EQUESTRIAN ARENAS
- 1,500** HORSE STALL CAPACITY
- 24** FULL-SIZE SOCCER FIELDS
- 20,000** ROOM NIGHTS BOOKED ANNUALLY

SITE PLAN



DEMOGRAPHICS

		2-Mile	3-Mile	5-Mile
INCOME	2021 Estimated Average Household Income	\$131,360	\$128,854	\$109,867
	2021 Estimated Median Household Income	\$124,430	\$119,270	\$100,628
	2021 Estimated Per Capita Income	\$34,343	\$33,828	\$30,374
RACE AND ETHNICITY	2021 Estimated White	47.1%	49.4%	51.3%
	2021 Estimated Black or African American	9.3%	9.1%	8.1%
	2021 Estimated Asian or Pacific Islander	20.0%	18.0%	13.3%
	2021 Estimated American Indian or Native Alaskan	0.7%	0.7%	0.9%
	2021 Estimated Other Races	22.9%	22.7%	26.3%
	2021 Estimated Hispanic	41.5%	42.2%	49.1%
EDUCATION (AGE 25+)	2021 Estimated Elementary (Grade Level 0 to 8)	4.4%	5.1%	7.3%
	2021 Estimated Some High School (Grade Level 9 to 11)	6.2%	7.0%	8.2%
	2021 Estimated High School Graduate	21.7%	21.8%	23.9%
	2021 Estimated Some College	23.9%	24.1%	24.2%
	2021 Estimated Associates Degree Only	9.8%	9.2%	8.7%
	2021 Estimated Bachelors Degree Only	22.2%	21.9%	18.5%
	2021 Estimated Graduate Degree	11.7%	10.8%	9.2%