



1537 SAN JACINTO AVENUE, SAN JACINTO, CA

### Property Highlights

- Pads for Sale or Ground Lease:
  - APN: 439-112-015 (1.67 AC)
  - APN: 439-112-016 (0.75 AC)
  - APN: 439-112-019 (0.60 AC)
- Stater Bros. Anchored Center
- Captive Trade Area with Existing Residential Base
- Easy Access and Great Visibility

### Demographics 3-Mile Radius

<p><b>POPULATION</b> 110,208</p>	<p><b>HH INCOME</b> \$52,552</p>	<p><b>EMPLOYMENT</b> 20,886</p>
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Source: Regis Online 2020

### Traffic counts

**17,000 CPD @ San Jacinto Ave**

Combined Count Source: Regis



