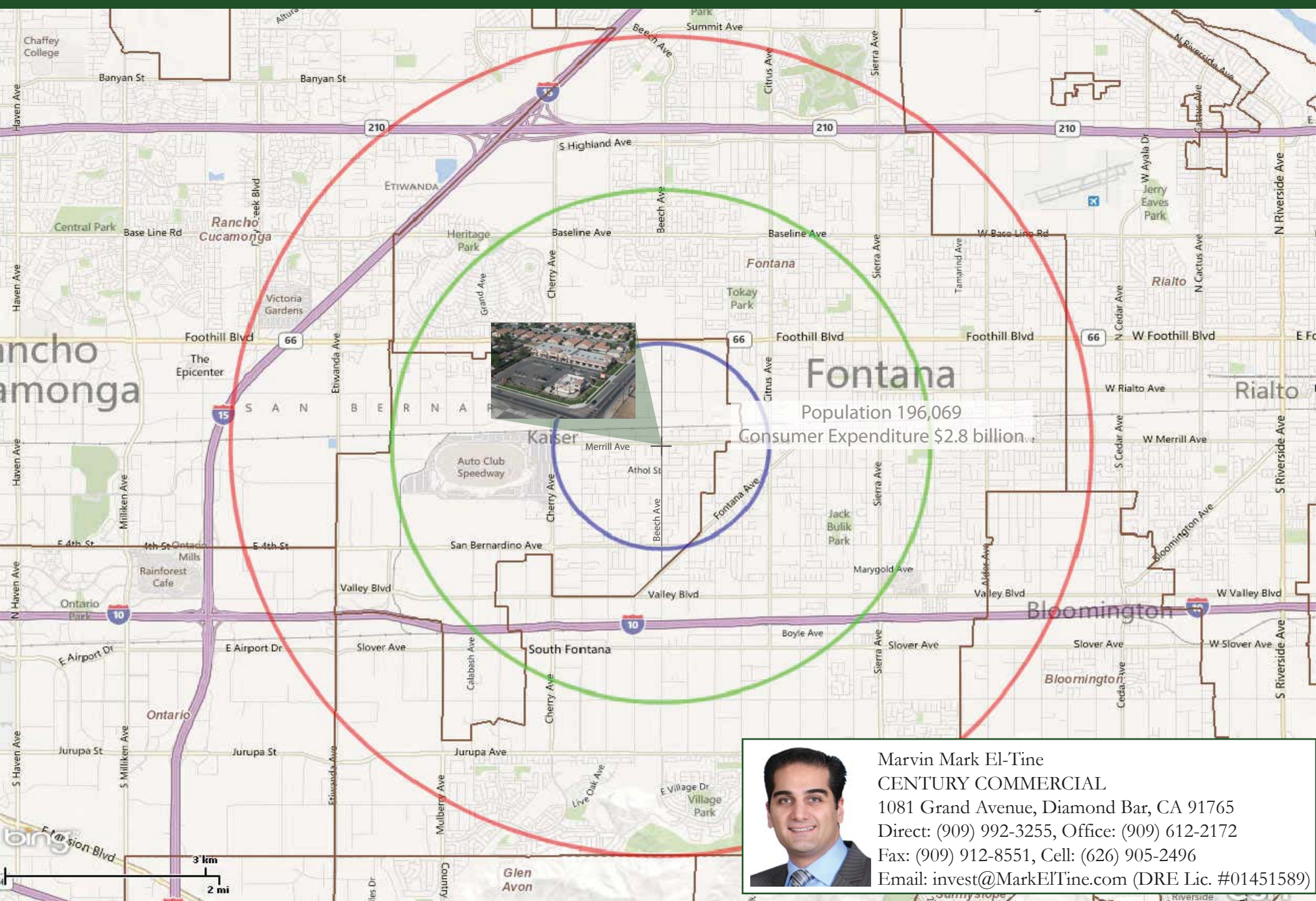


Retail 1,200 - 8,000 SF



Fontana

Population 196,069

Consumer Expenditure \$2.8 billion



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Retail 1,200 - 8,000 SF



Features:

- Newer Shopping Center Built in 2007
- Over 5/1000 Parking Ratio
- Great Visibility, Corner Lot
- Large, Highly Visible Monument Signage on Both Streets
- 1,200 - 8,000 SF Available

Site Plan:



Location: 8922 Beech Avenue, Fontana, CA 92335 | Inland Empire

DEMOGRAPHICS

2010	1 mile	3 miles	5 miles
Population	20,528	137,444	301,000
Avg. HH Income	\$59,424	\$63,892	\$71,533
Households	4,154	33,551	75,727
Median HH Income	\$52,792	\$52,802	\$57,915
Hispanic Population	18,188	99,695	197,296
Hispanic Population (%)	89	73	66



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