

Retail 1,433 - 10,494 SF



Features:

- Desirable Floor Plans
- Strategically Located on Foothill Blvd, the Famous Route 66, at the Signalized Grove Ave Intersection
- Excellent Monument Signage on Foothill
- Great Visibility from the Busy Foothill Blvd (Route 66) with Approximately 32,000 Cars Per Day Traffic Counts
- 4.6/1000 Parking Ratio

Property is on the Borderline of Two Major Cities:

1. Rancho Cucamonga: Population 168,501
Consumer Expenditure \$3.8 billion
2. Upland: Population 72,592



Site Plan:



Area Map:



DEMOGRAPHICS

	2010	1 mile	3 miles	5 miles
Population		21,575	188,846	373,983
Avg. HH Income		\$57,308	\$66,798	\$74,164
Households		7,132	59,587	112,663



Marvin Mark El-Tine
 CENTURY COMMERCIAL
 1081 Grand Avenue, Diamond Bar, CA 91765
 Direct: (909) 992-3255, Office: (909) 612-2172
 Fax: (909) 912-8551, Cell: (626) 905-2496
 Email: invest@MarkElTine.com (DRE Lic. #01451589)

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Location:

1386-1490 E. Foothill Blvd, Upland, CA 91786



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