

## **PROPERTY HIGHLIGHTS**

- Available: 1,032 SF End Cap
- Good signalized intersection
- Direct access to 78 Freeway
- Traffic Counts:

W Vista Way: 19,000 CPD

N Melrose Dr: 35,000 CPD

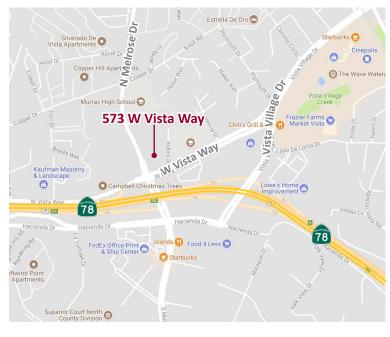
Join: Auto Zone, Aladdin Bail Bonds and Wendy's











## **DEMOGRAPHICS**

	1 MILE	3 MILE	5 MILE	
AVG. HH INCOME	\$55,636	\$72,988	\$79,851	
POPULATION	22,684	153,785	279,063	



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## RETAIL SPACE FOR LEASE







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