

For Lease
±1,280 SF to 2,225 SF

99¢ Only Anchored Neighborhood Center



Ironwood Plaza

23900-23960 Ironwood Ave.
Moreno Valley, California

Property Highlights

- Established 99¢ Only Anchored Neighborhood Center
- Over 40K Combined CPD on Ironwood & Heacock
- Annual Population Growth of nearly 7% projected from 2015-2020
- 6:1 Parking Ratio
- Renovated in 2005
- Below Market Price/SF and Rent Concessions Available
- See LoopNet for space descriptions and pricing:
www.loopnet.com/lid/19396864



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION	24,929	133,634	217,456
POP GROWTH 2015-2020	6.94%	6.51%	6.34%
MEDIAN HH INCOME	\$41,552	\$50,095	\$54,272
AVERAGE AGE	31.9	32.5	32.6

For More Information:

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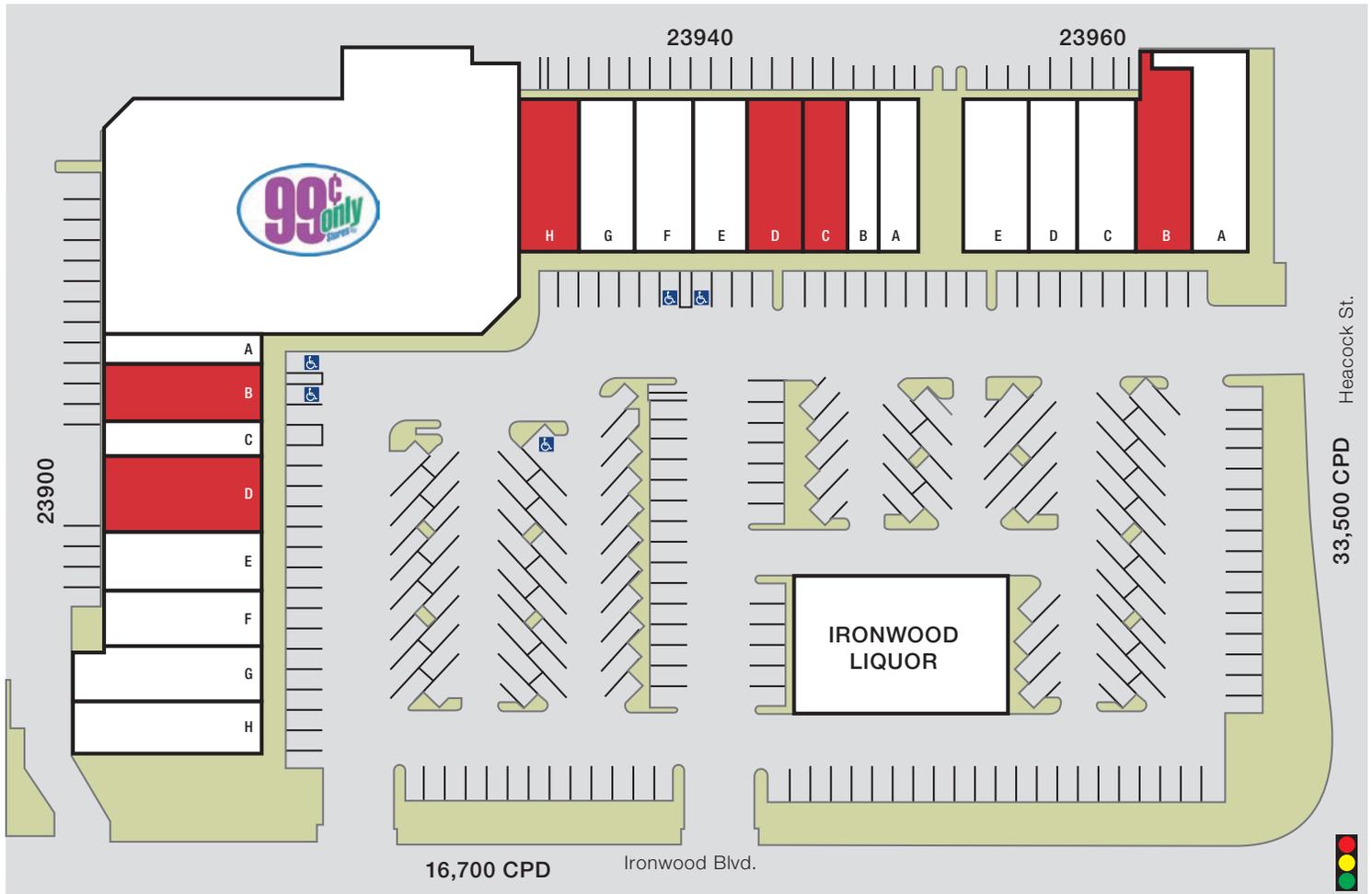
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UNIT #	TENANTS NAME	±SF
23900 A	Botanica Moreno	
23900 B	Available	1,739
23900 C	Day Street Pharmacy	
23900 D	Available - Former C-Store	2,225
23900 E&F	California Medical Clinic	
23900 G	Panda Bowl	
23900 H	Peque's Mexican Food	
23920	99¢ Only Store	
23940 A	Best Insurance Services	
23940 B	Agua Pura	
23940 C	Available - Former Dentist	1,280

UNIT #	TENANTS NAME	±SF
23940 D	Available	1,605
23940 E	Postal Service	
23940 F	Nail Salon	
23940 G	Hair Salon	
23940 H	Available - Former Dry Cleaner	1,550
23960 A	Andy's Cafe	
23960 B	Available - Former Martial Arts	1,957
23960 C&D	Video Vision	
23960 E	Lorenzo's Pizza	
23980	Ironwood Liquor	



Commercial Real Estate Services, Worldwide.

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