



STEVENSON RANCH PLAZA | AVAILABLE UNITS FOR LEASE RANGING FROM +/- 1,071 SQ. FT. TO +/- 2,330 SQ. FT.

25810-25860

HEMINGWAY AVENUE  
STEVENSON RANCH | CA

## FOR LEASE

RETAIL PROPERTY

FOR MORE INFORMATION PLEASE CONTACT:

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**DAUM**  
COMMERCIAL REAL ESTATE SERVICES



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## PROPERTY HIGHLIGHTS

- Popular On-Site Events Bring Patrons to the Center
- Busy Signalized Intersection
- Close Proximity to the I-5 Freeway
- Available Suites are Move-In Ready
- Ample Parking
- End-Cap Unit
- Good for Retail, Office, Medical, Instructional and Restaurant Users
- Units 25836 & 25840 can be combined for +/- 2,142 SF

## OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	1,071 - 2,330 SF
Lot Size:	3.25 Acres
Building Size:	29,817 SF

SPACES	LEASE RATE	SPACE SIZE
25860	Negotiable	2,330 SF
25840	Negotiable	1,071 - 2,142 SF
25836	Negotiable	1,071 - 2,142 SF



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Unit Number	Tenant
25804	Tutor Time
25810	Pacific Kitchen
25814	Stevenson Donuts & Bakery
25818	Comumon Math & Reading Center
25822	Hemingway Cleaners
25824	Gateway Academy Tutoring Center
25832	Stevenson Ranch Veterinary Center
<b>25836</b>	<b>Available 1,071 SF</b>
<b>25840</b>	<b>Available 1,071 SF</b>
25844	ATA Marshall Arts
25852	Center Stage Dance Academy
25856	Smile Focus Dental
<b>25860</b>	<b>Available 2,330 SF</b>



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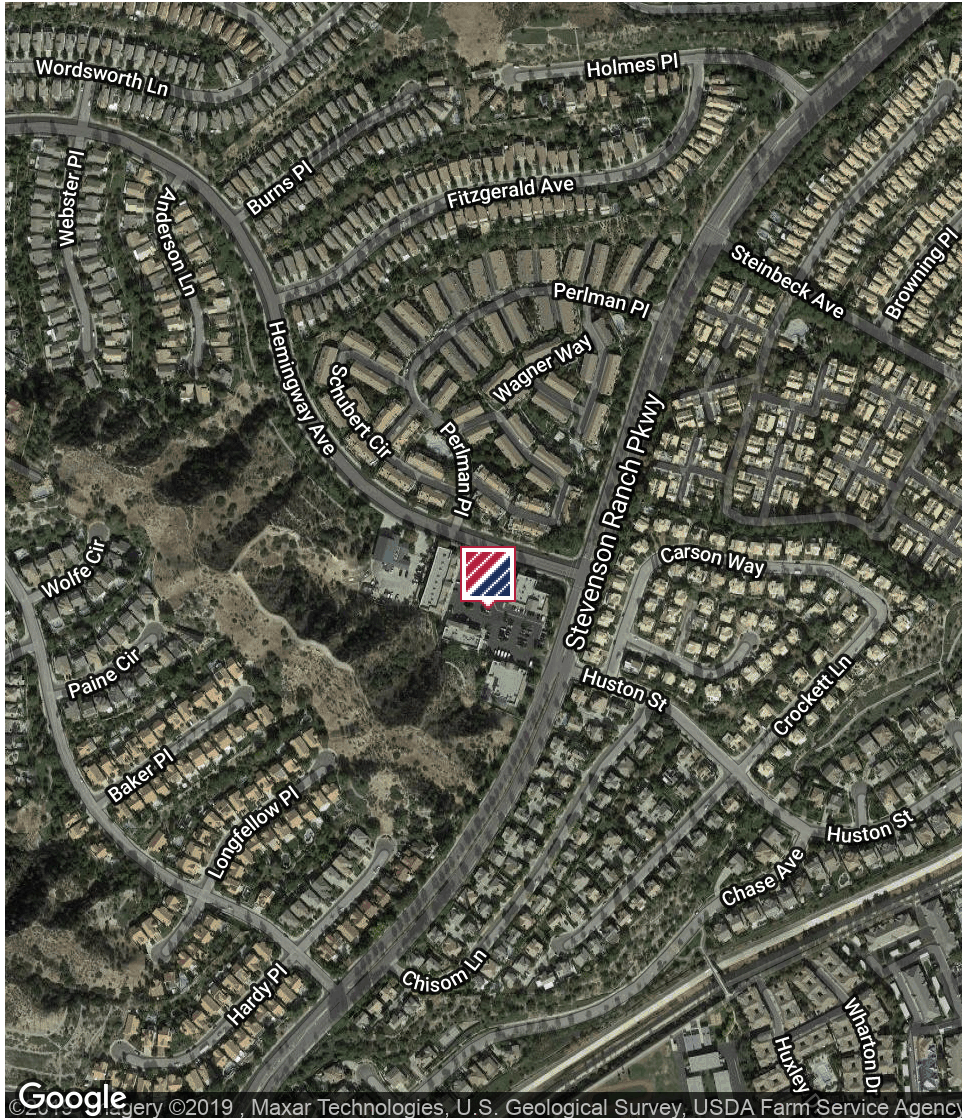
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## DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	16,811	85,067	136,395

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Average HH Income	\$134,159	\$116,852	\$120,404

\* Demographic data derived from 2019 Estimates (CoStar)



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