

SOQUEL
CANYON SQUARE

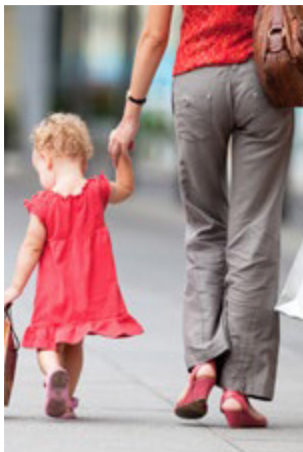
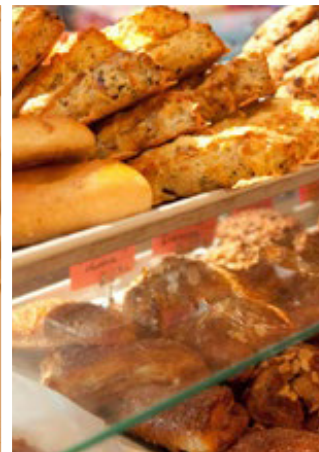
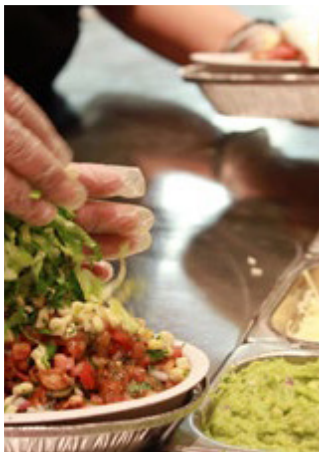
FOR LEASE

71 FREEWAY & SOQUEL CANYON PKWY.
CHINO HILLS, CA



CBRE

COVENANT REAL ESTATE GROUP



Aerial



71

104,500 CPD

SITE

FUTURE COMMERCIAL/
HOSPITALITY DEVELOPMENT

FUTURE MIXED USE
DEVELOPMENT
WITH 324 APARTMENTS

71

CHINO HILLS HIGH SCHOOL
±3,100 STUDENTS

RITE
AID



Aerial



CVS
Walgreens

142

71

RITE AID 24 HOUR WINGSTOP 99 CENTS ONLY JACK in the box

KFC SUPERCUTS GNC LIVE WELL

the Habit BURGER GRILL CARL'S JR. PANDA EXPRESS

Starbucks VONS et Pollo Loco TACO BELL Dallas Ties Stores, Inc.

95 Units

JCPenney

THE HOME DEPOT MCDONALD'S

SEPHORA

Souplantation. salads • soups • bakery

BJ'S ARBY'S CONTACT BAKERY

HOBBY LOBBY LOWE'S

Denny's

Starbucks

SITE

149 Units

324 Units

65 Units

286 Units

331 Units

523 Units

Albertsons

MCDONALD'S RITE AID

Starbucks

CHINO HILLS

240 Residential Units

Starbucks

Housing Map



Lago Los Serranos
Under Construction
95 Townhome Units

Fairfield Ranch Commons
Grading Process
346 Multifamily Units
3 Industrial Buildings

Soquel Canyon Square
Now Open
42 Townhome Units
107 Single Family Homes
18,000 SF Retail/
Commercial

The Rincon
Now Open
119 Room Holiday Inn
116 Room Marriott
Commercial

The Santa Barbara
Now Open
324 Apartment Units
15,700 SF Retail/
Commercial

**Vista Bella
Townhomes**
Opening 2017
65 Townhome Units

Avalon Chino Hills
Under Construction
331 Apartment Units
First Phase Opened
All Phases Open by 2018
14.9 Acres Open Space

**The Capriana
at Chino Hills**
Year Built: 2015
286 Apartment Units

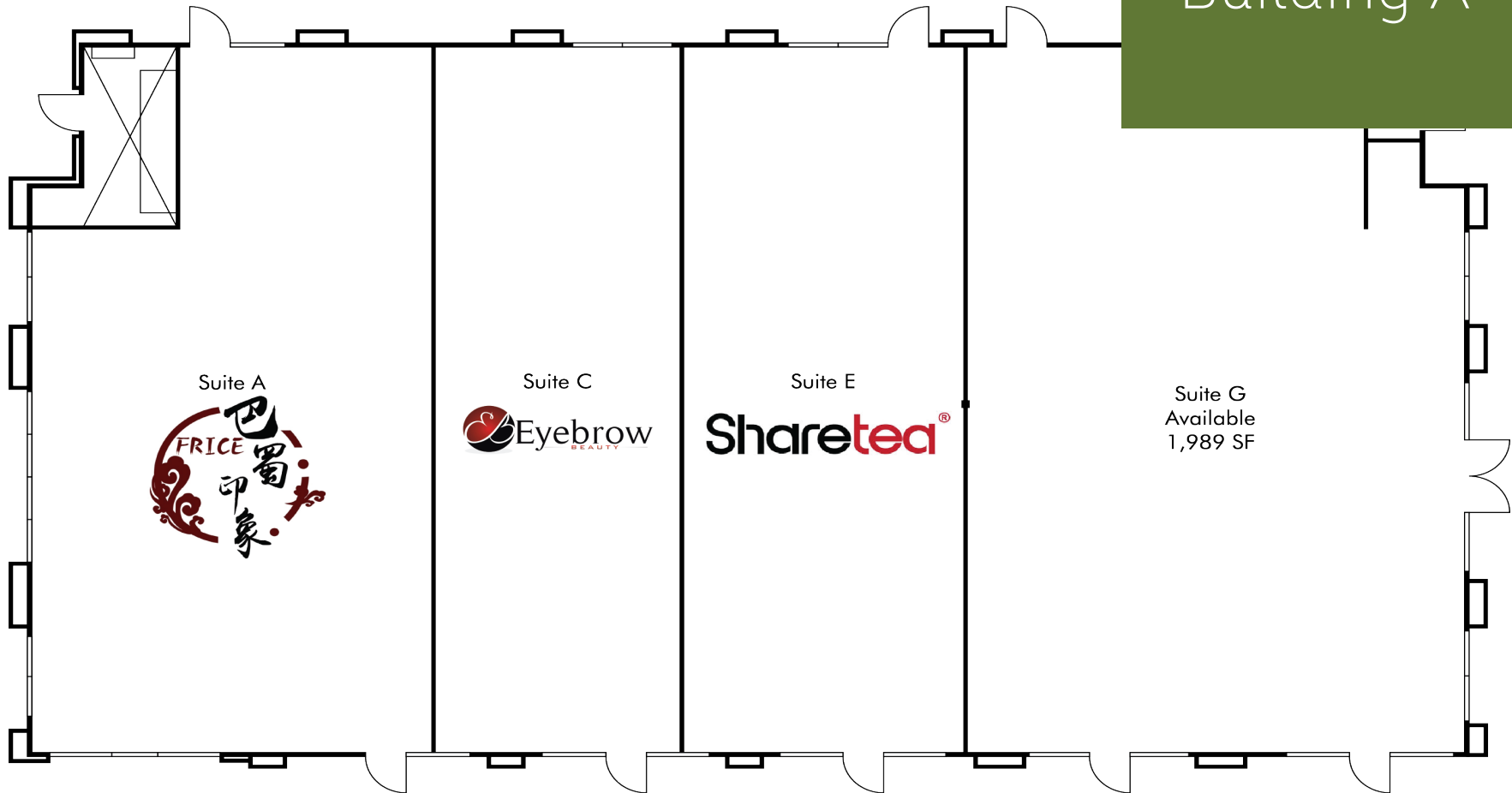
Vila Borba
Entitlement Process
172 Townhome and Small
Single Family Units

Vila Borba
Final Building Phase
183 Single Family Homes
5+ Acres of Park

Vila Borba
Grading Process
19 Single Family
Homes

Vila Borba
Grading Process
149 Single Family
Homes

Site Plan Building A

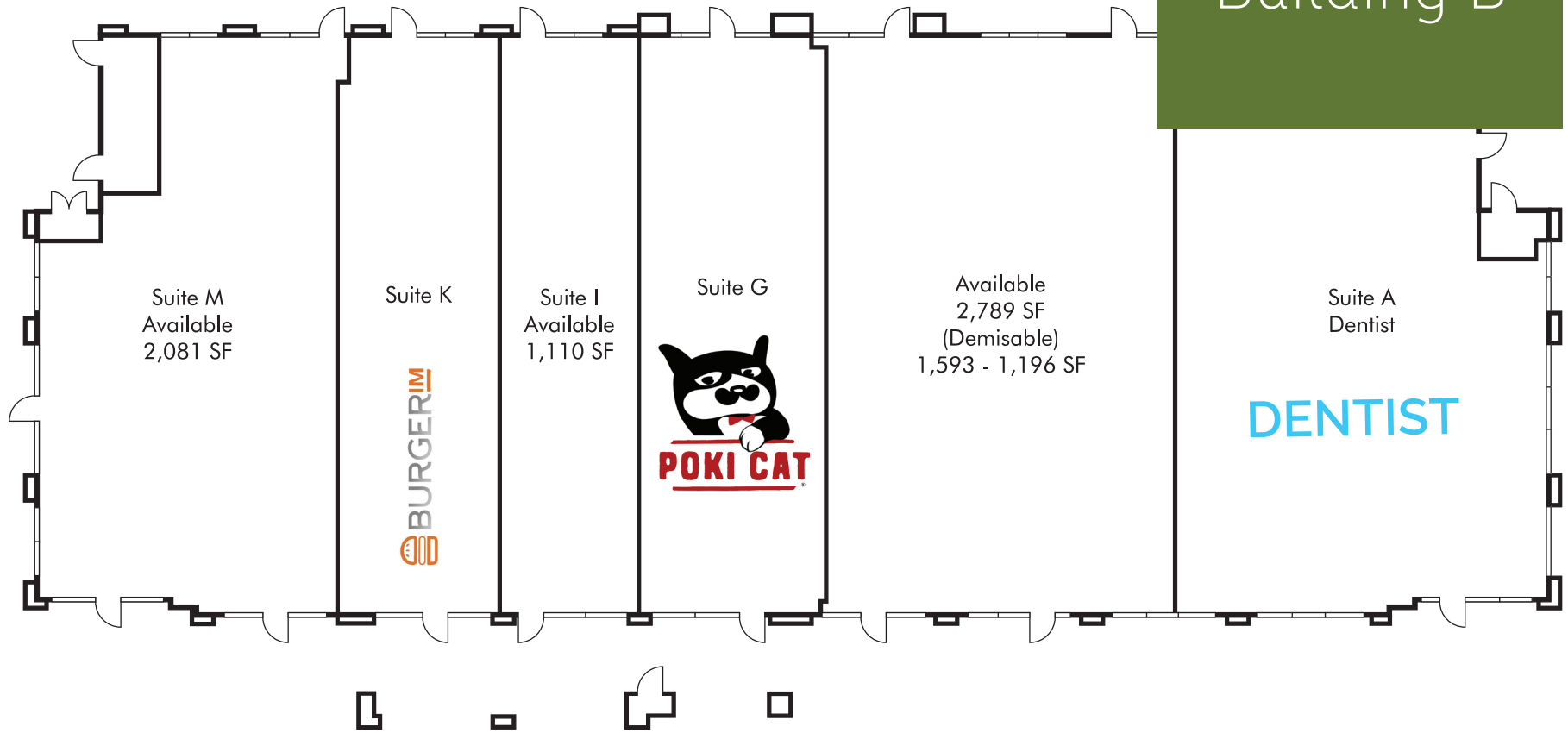


Building A
±5,800 SF



*Square footages and dimensions are estimates only.

Site Plan Building B



Building B
±11,779 SF



*Square footages and dimensions are estimates only.

Property Features



Underserved trade area



High income demographics



Project Move In Ready!



Over 12,500 new residential units approved / under construction within trade area

2018 DEMOGRAPHICS

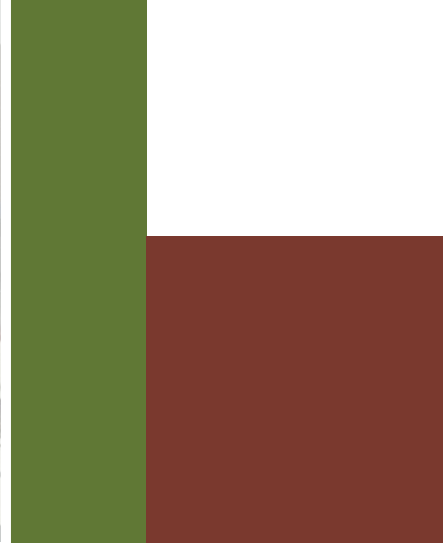
	1 MILE	3 MILES	5 MILES
Population	11,049	62,164	178,670
Avg Person/HH	3.62	3.37	3.38
Avg HH Income	\$136,354	\$125,605	\$114,553

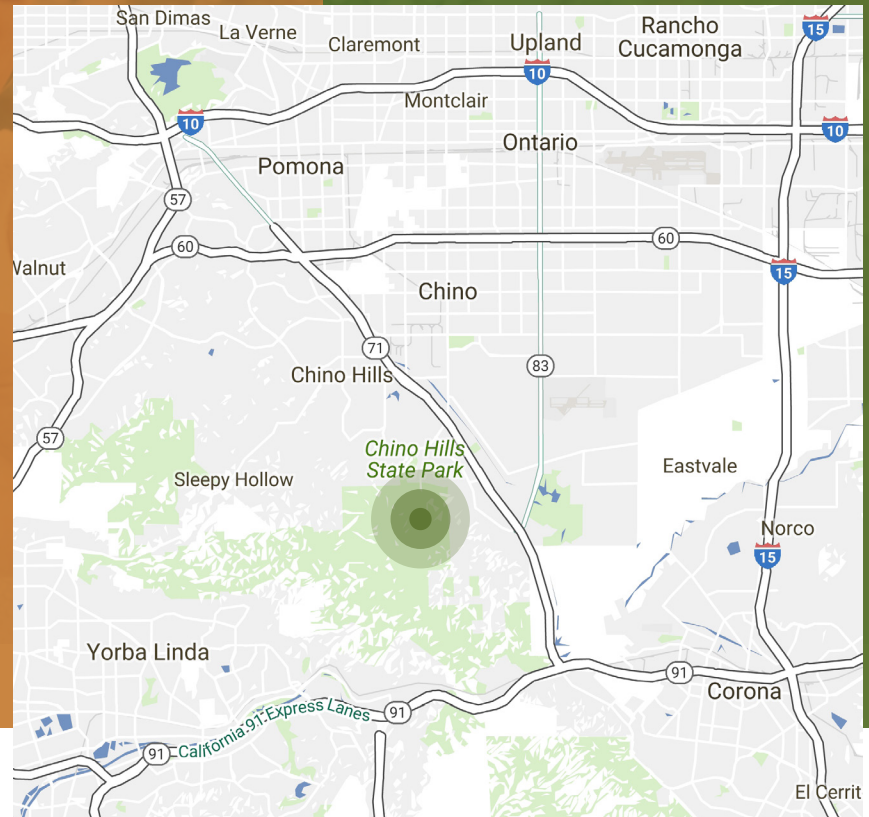
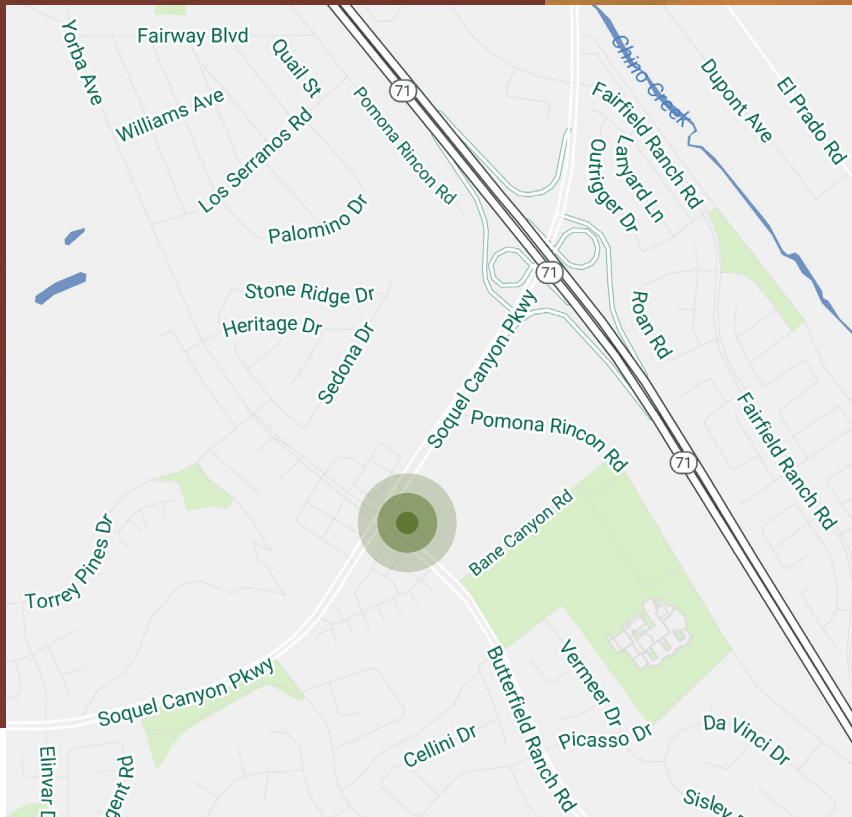
TRAFFIC COUNTS

71 Freeway & Soquel Canyon Pkwy 104,500 AADT

Source: CalTrans







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SOQUEL
CANYON **SQUARE**

CBRE

COVENANT
REAL ESTATE GROUP

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