# The Village at Laguna Hills

24100 Laguna Hills Mall, Laguna Hills, CA 92653





## Demographics

|               | 1-Mile   | 3-Mile    | 5-Mile    |
|---------------|----------|-----------|-----------|
| Population    | 24,927   | 152,910   | 311,385   |
| Households    | 11,793   | 60,567    | 121,340   |
| Avg HH Income | \$99,370 | \$153,322 | \$168,360 |

Source: Esri, 2025

## Property Highlights

56,901 Gross Leasable Area

#### 67.62 Total Acres

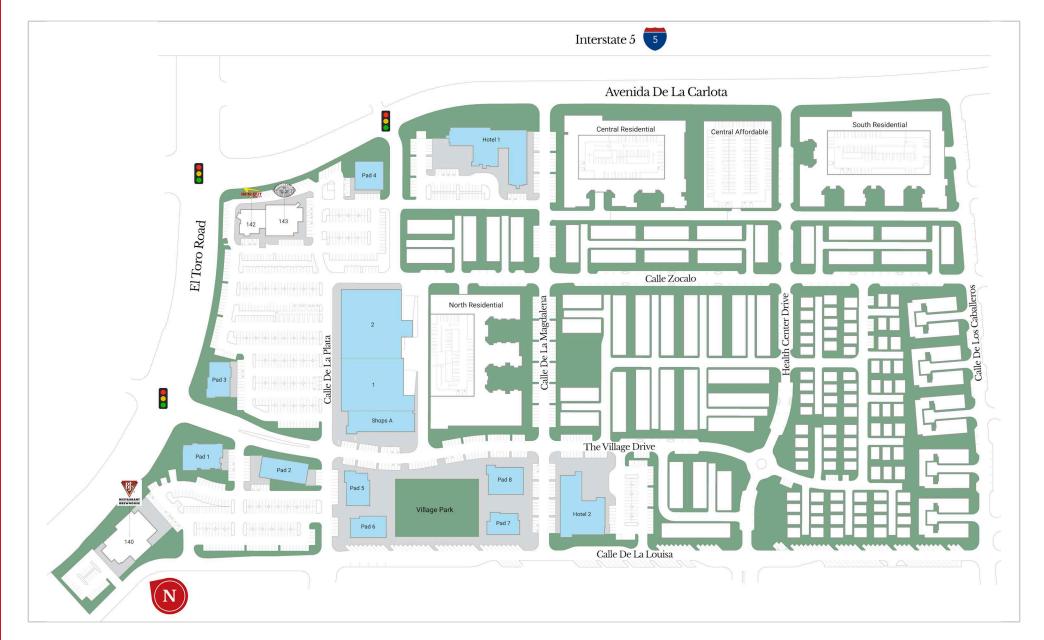
#### 311,385 5 Mile Population

- For additional updates and information visit www.VillageAtLagunaHills.com.
- Property in the process of being redeveloped.
- Roughly 2,000 feet of freeway frontage offers unrivaled visbility along the area's busiest freeway stretch.

#### MerloneGeier Partners

For more info visit: merlonegeier.com/635

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**Merlone**Geier Partners

For more info visit: merlonegeier.com/635 Leasing: Taylor Pham 949-305-4199 - tpham@merlonegeier.com

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## **Current Tenants**

| 140 | BJ's Restaurant | 10,125 SF | 143 | King's Fish House | 7,100 SF | 1       | Available | 35,000 SF |
|-----|-----------------|-----------|-----|-------------------|----------|---------|-----------|-----------|
| 142 | In-N-Out Burger | 4,676 SF  |     |                   |          | 2       | Available |           |
|     |                 |           |     |                   |          | Hotel 1 | Available |           |
|     |                 |           |     |                   |          | Hotel 2 | Available |           |
|     |                 |           |     |                   |          | Pad 1   | Available |           |
|     |                 |           |     |                   |          | Pad 2   | Available |           |
|     |                 |           |     |                   |          | Pad 3   | Available |           |
|     |                 |           |     |                   |          | Pad 4   | Available |           |
|     |                 |           |     |                   |          | Pad 5   | Available |           |
|     |                 |           |     |                   |          | Pad 6   | Available |           |
|     |                 |           |     |                   |          | Pad 7   | Available |           |
|     |                 |           |     |                   |          | Pad 8   | Available |           |
|     |                 |           |     |                   |          | Shops A | Available |           |
|     |                 |           |     |                   |          |         |           |           |

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Available/Coming Soon