

Stevenson Ranch Plaza

24909 Pico Canyon Road, Stevenson Ranch, CA 91381



Property Highlights

187,035 Gross Leasable Area

18.79 Total Acres

112,607 5 Mile Population

- Located at the signalized intersection of The Old Road and Pico Canyon Road just west of the on/off ramp to the I-5 Freeway.
- Anchored by a number of prominent national brands including Ralph's, LA Fitness, PetSmart, and Guitar Center.
- The Metrolink commuter rail system provides convenient transportation options.
- Average household incomes within a 5-mile radius are \$163,625 with a population of 112,607 in that same radius.

Demographics

	1-Mile	3-Mile	5-Mile
Population	13,710	66,954	112,607
Households	5,241	24,432	40,119
Avg HH Income	\$161,879	\$157,733	\$163,625

Source: Esri, 2024

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Current Tenants

1	Ralphs	43,225 SF	27	Tous Les Jours	2,725 SF
5	PetSmart	26,040 SF	30	The Nail Forum	3,225 SF
10	Guitar Center	7,890 SF	31	Teriyaki Madness	1,200 SF
14	Furniture Design Center	34,000 SF	32	The Sandwich Spot	1,200 SF
16	LA Fitness	35,000 SF	33	GNC	1,200 SF
18	Yamato Restaurant	6,510 SF	34	Pokitomas	1,200 SF
20	FedEx/Kinko's	3,550 SF	35	Bonchon Korean Fried Chic...	2,045 SF
22	AT&T	2,450 SF	36	Spumoni Italian Cafe	2,000 SF
24	Luna Grill	2,000 SF			

Available/Coming Soon

12	Available	7,800 SF
25	Available	3,775 SF