

# Lake Forest & Trabuco

21751 Lake Forest Drive, Lake Forest, CA 92630



## Property Highlights

123,855 Gross Leasable Area

9.60 Total Acres

303,953 5 Mile Population

- Ideally located in the heart of Lake Forest's residential community.
- Draws from an outstanding regional and local access point at the intersection of Lake Forest Drive and Trabuco Road.
- Established as the dominant grocery and pharmacy destination in the community, the center is anchored by Ralph's supermarket and CVS Pharmacy.
- Located in a predominately residential area of Lake Forest and is the only shopping center at the intersection of Lake Forest Drive and Trabuco Road.

## Demographics

	1-Mile	3-Mile	5-Mile
Population	24,535	123,469	303,953
Households	8,578	43,046	115,326
Avg HH Income	\$133,008	\$123,685	\$131,217

Source: Esri, 2019

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## Current Tenants

3	Chase Bank	2,625 SF	25	Lake Forest Floral Design	1,190 SF
4	Bishops Salon	1,495 SF	27	Serrano Cleaners	1,400 SF
5	Pet Wants	1,105 SF	28	Pizza Brizio	1,400 SF
6	Kumon Math & Reading Cent...	900 SF	29	Bagels & Brew	2,800 SF
7	Togo's	1,485 SF	30A	Crown ACE Hardware	9,600 SF
8	Board & Brush	980 SF	30B	OC Credit Union	3,500 SF
9	Sweetland Donuts	1,020 SF	101A	Merlone Geier Management	696 SF
10	Marine Recruitment	912 SF	101B	Merlone Geier Management	1,156 SF
11	A-1 Shoe Repair	732 SF	101C	Merlone Geier Management	1,230 SF
12	The UPS Store	912 SF	104	Dr. Eli	1,507 SF
13	Lake Forest Dental Center	1,200 SF	105	Merlone Geier Management	785 SF
14	Star Nails	1,812 SF	106	U.S. Navy	899 SF
17	Din Ho Chinese Restaurant	1,800 SF	107	Academy of Tutoring Profe...	900 SF
18	Ralphs	43,485 SF	108	Dr. Anderson	924 SF
19	CVS Pharmacy	15,000 SF	109	American Hay	590 SF
20	Pho Majestic Noodles	2,450 SF	110	Farmers Insurance	600 SF
21	Modern Image Beauty	2,450 SF	111	Allstate Insurance	900 SF
23	Jewelry Box	2,200 SF	112	Phoenix Feather Academy o...	1,822 SF

## Available/Coming Soon

2	Available	4,871 SF
16	Available	912 SF
22	Available	2,000 SF
24	Available	1,610 SF