

## SEEKING SITES IN SOUTHERN CALIFORNIA



### SITE REQUIREMENTS:

- 3,500 – 5,000 SF
- Corner/End-Cap
- Ground Lease, Purchase and Retrofit Opportunities
- High Visibility & Prominent Signage
- Direct Ingress/Egress, Direct Left Turn, 15+ Parking Spaces
- Must be near grocery stores, pharmacies, traffic drivers, etc.

### DEMOGRAPHIC REQUIREMENTS:

- Within 10 Minute Drive Time:
- Population: 100,000 Average Household Income
- \$130,000+
- High Traffic Intersections
- 50,000+ CPD
- Dynamic, High Activity Areas Near retail mass, freeway locations, major intersections, and commercial shopping center pads

### Springstead & Associates

[www.springstead-associates.com](http://www.springstead-associates.com)  
3300 Irvine Ave, Suite 250  
Newport Beach, CA 92660  
P: 949-797-9040 F: 949-797-9041

CAROL SPRINGSTEAD  
CA BRE #1802067  
[cspringstead@springstead-associates.com](mailto:cspringstead@springstead-associates.com)

KARINA ROSTOMIANI  
CA BRE #02073753  
[karina@springstead-associates.com](mailto:karina@springstead-associates.com)

