



## SEEKING LOCATIONS: ORANGE COUNTY & INLAND EMPIRE

In-N-Out Burger is a regional chain of fast food restaurants with 325 locations throughout California, Arizona, Nevada, Utah, Texas & Oregon. Founded in 1948 when Harry & Esther Snyder introduced California's first drive-thru hamburger stand, operating in a space barely 10'x10' at Francisquito and Garvey in Baldwin Park. Today In-N-Out is still committed to offering the finest quality product. The chain is still family owned & operated with the headquarters in Baldwin Park, CA.

### SITE CRITERIA:

- Lot Size: 45,000+ SF
- Building Size: approx. 3,800 SF
- Approval for In-N-Out "Classic" Prototypical Building Design
- Minimum Drive-thru Stacking: 17 cars
- Seating Capacity: 75 inside, 20 outside
- Ease of egress and ingress with 45+ parking spaces
- High visibility Pole, building and monument signage
- Zoning: Commercial with usage for fast food drive-thru
- Ground Leases or Purchase Transactions Only

### DEMOGRAPHIC CRITERIA:

- Population: 60,000 minimum (Trade Area)
- Median household incomes: \$45,000+
- High traffic intersections (50,000+ CPD)
- Dynamic, high activity areas near retail mass, freeway locations, major intersections, and commercial shopping center pads



[Visit In-N-Out Real Estate](#)

For more information, contact:



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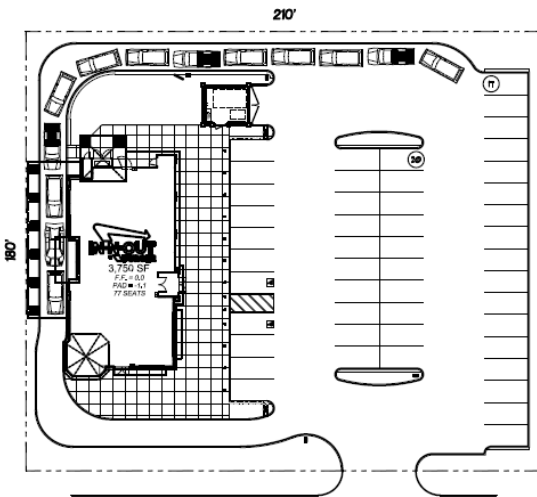
Tel: 949-797-9040

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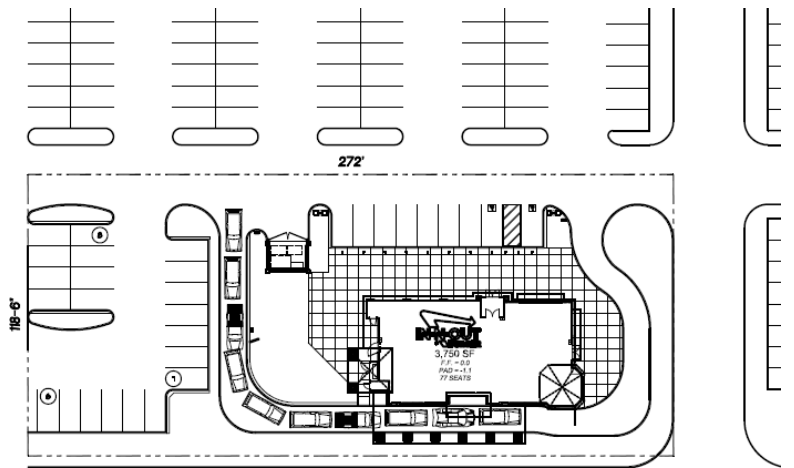
[www.springstead-associates.com](http://www.springstead-associates.com)



**Prototypical Elevations & Layouts:**



MAIN STREET



MAIN STREET

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