

Page Plaza

SWC of Sanderson Ave & Stetson Ave | Hemet, CA 92545



Co-Ancor Opportunity

±25,000 SF

Co-Ancor (Divisible)

±10,000 SF

Future Major (Divisible)

Pad Development Possible

DESCRIPTION

- Top 85th Percentile Walmart in State of California with an estimate of 1.4M visits
- 500,000 SF Power Center located in Hemet's most dominant community center in the San Jacinto Valley
- Strong traffic counts (over 56,000 cars per day)
- Multiple signalized intersections located along Sanderson Avenue and Stetson Avenue
- Attractive architecture
- Multiple points of ingress/egress
- Come Join: Walmart Supercenter, Walgreens, Famous Footwear, US Bank, Verizon Wireless, Buffalo Wild Wings, Dollar Tree, Rue 21, Hibbett Sports, Starbucks and more!

CONTACT

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TRAFFIC COUNTS

Sanderson Ave

approx. 28,800 cpd

Stetson Ave

approx. 27,900 cpd

Source: Costar

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610 Newport Center Drive, Suite 1500
Newport Beach, CA 92660

The information presented was obtained from sources deemed reliable; however SRS Real Estate Partners does not guarantee its completeness or accuracy.



Available

- A** ±10K Future Major/Pad Development Possible - Divisible
- B** ±25K Co-Anchor - Divisible



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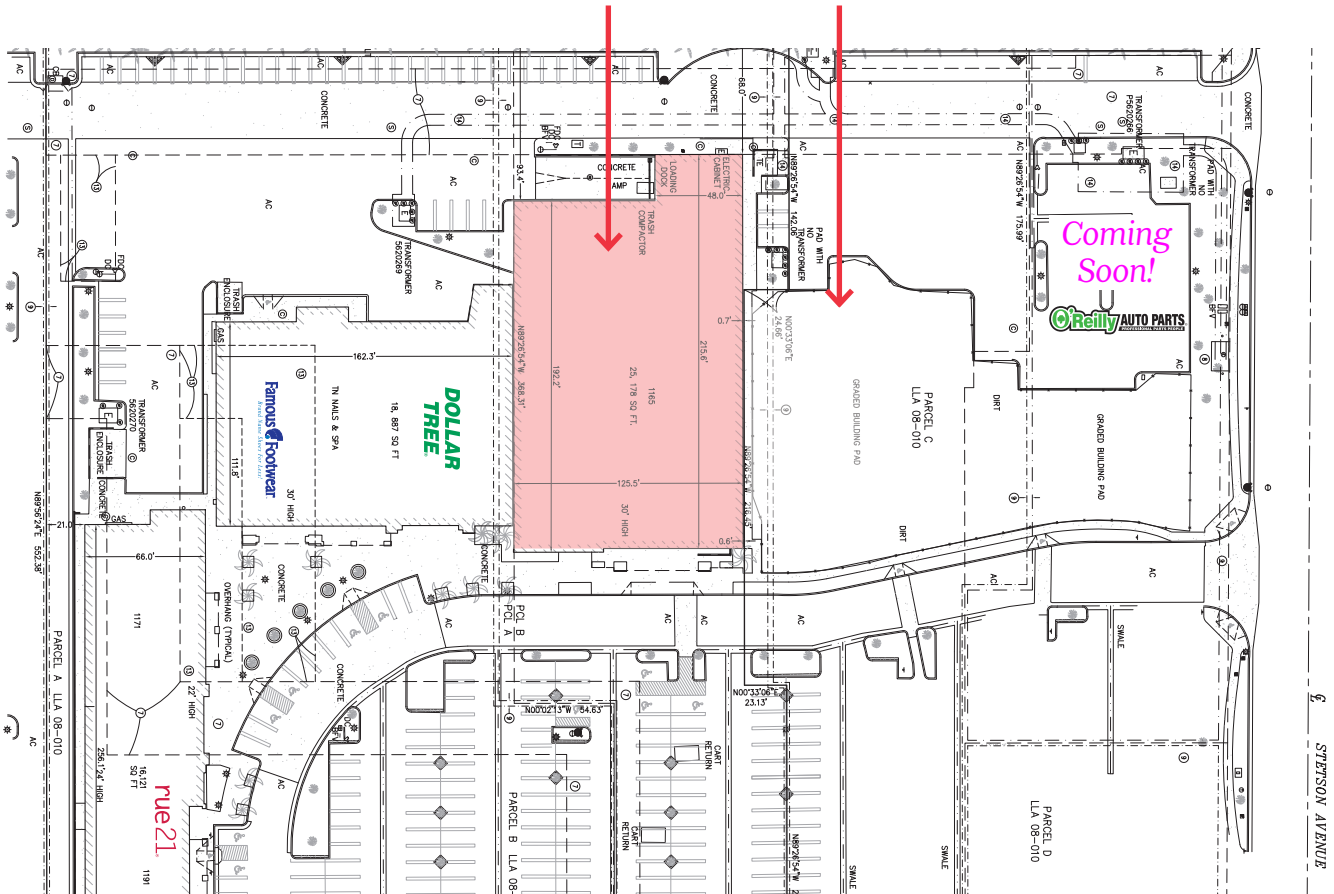
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CONTIGUOUS UP TO ±35K SF

±25K SF
CO-ANCHOR AVAILABLE
Divisible

±10K SF
FUTURE MAJOR
Divisible





Hemet Valley
Medical Center
(327 bed hospital)

DOLLAR
TREE
GROCERY OUTLET

Whittier
Elementary School
Est. 1,047
students enrolled

McSweeney
Elementary School
Est. 710
students enrolled

Diamond Valley
Middle School
Est. 1,098
students enrolled

Hemet

Site

Harmony
Elementary School
Est. 855
students enrolled

West Valley
High School
Est. 1,732
students enrolled

3mi

1mi

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