

Milliken Court

SWC BASELINE ROAD & MILLIKEN AVENUE • RANCHO CUCAMONGA, CALIFORNIA

**34,000 SF
Mixed Use
Center**

**Excellent
Pad Location
Available for
Office or
Retail Use**



PROJECT FEATURES

- Anchored by KinderCare and Texaco Gas Station
- Directly across from Central Park Plaza which is anchored by Ralphs, Rite Aid, PFF Bank & Trust & Carl's Jr.
- Milliken Ave. is an established major north/south arterial connecting to the I-10 & I-210 freeways
- Part of Terra Vista, a 1,320-acre master planned community with a projected build-out of 8,000 households

DEMOGRAPHICS

Radius:	1-mile	3-mile
2008 Estimated Population:	36,783	135,558
2013 Projected Population:	45,691	160,938
Avg. Household Income:	\$94,367	\$88,519

Source: Claritas

TRAFFIC COUNT

Baseline Road	19,067 cars/day
Milliken Avenue	27,931 cars/day

Source: City of Rancho Cucamonga

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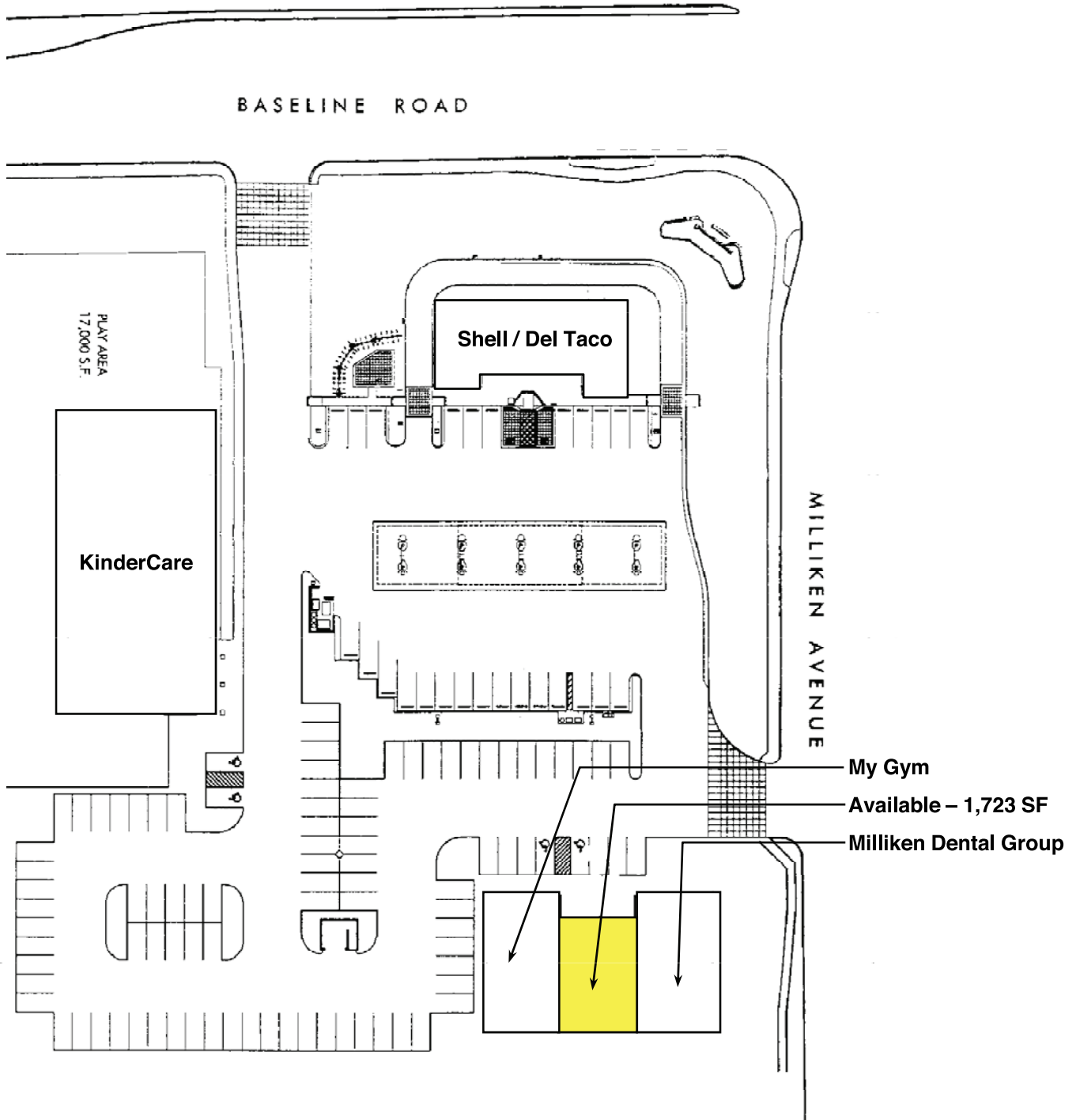
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12/08

PHONE: 909-946-7518 • FAX: 909-949-6740 • WWW.LEWISOP.COM

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Note: This site plan shows landlord's plan for configuration of the shopping center as of the date of this plan only, and it shall not be deemed to be a representation by landlord respecting (a) the particular buildings, (b) the configuration, location, or floor area of any particular building or space, or (c) the proposed use or occupancy of any particular building or space.