

FOR LEASE

BAKER FAIRVIEW CENTER

1175 E BAKER STREET, COSTA MESA, CA 92626

CORELAND
COMPANIES

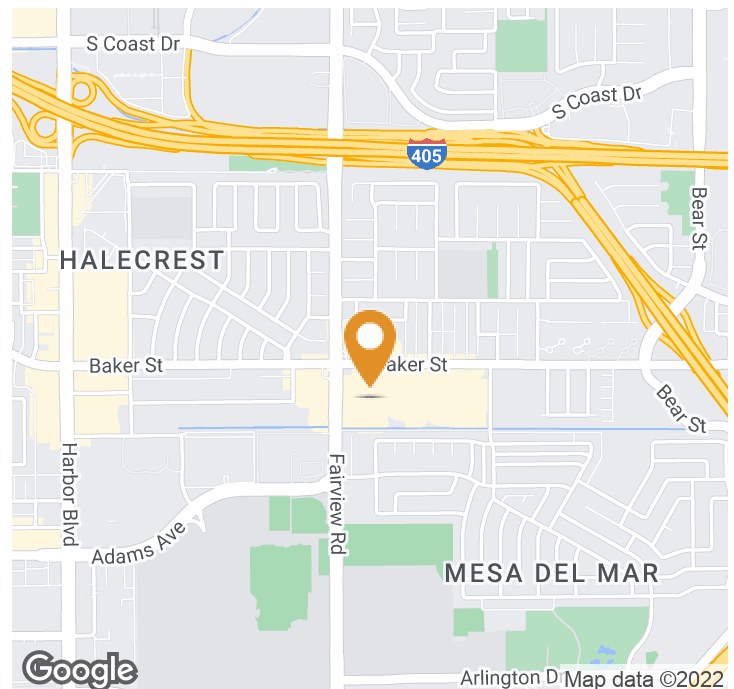


PROPERTY HIGHLIGHTS

- Well-maintained grocery-anchored center in the heart of the Costa Mesa trade area
- Close proximity to 405, 55 Freeways and 73 Toll Road
- Surrounded by traffic generators, such as Orange County Fairgrounds, Orange Coast College and Vanguard University
- Great visibility and ideal ingress and egress to major streets
- In-line units have good frontage and depth

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	6,439	64,649	167,216
Total Population	18,289	186,552	536,615
Average HH Income	\$83,909	\$87,263	\$93,697



The information contained herein has been obtained from sources we deem reliable, however no warranty or representation is made to the accuracy of the information. Terms of lease or availability are subject to change or withdrawal without notice.

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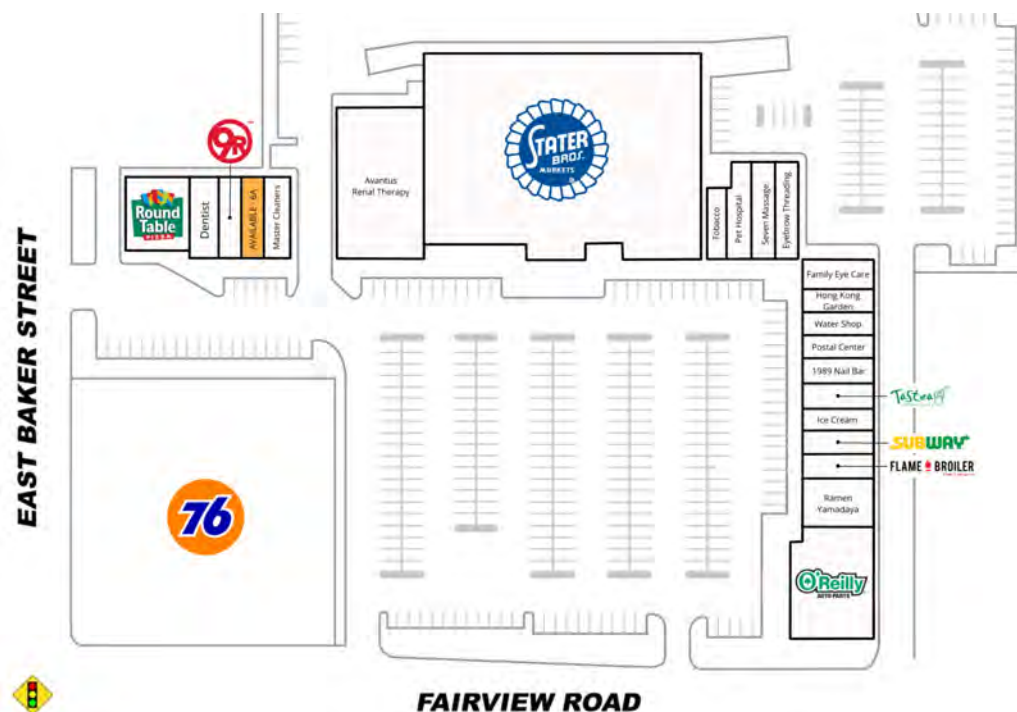
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TENANT NAME	UNIT NUMBER	UNIT SIZE (SF)	TENANT NAME	UNIT NUMBER	UNIT SIZE (SF)
Round Table Pizza	1A	3,276	Family Eye Care	16E	1,314
Dentist	4A	1,000	Hong Kong Garden	17E	1,200
9 Round	5A	1,226	The Water Shop	18E	1,200
AVAILABLE	6A	1,318	Postal Copy Center	19E	1,200
Master Cleaners	7A	1,347	1989 Nail Bar	20E	1,200
Avantus Renal Therapy	9B	8,400	Tastea	21E	1,200
Stater Bros	C	46,017	Confetti Italian Ice	22E	1,178
Empire Tobacco	10D	1,230	Subway	23E	1,290
Pet Hospital	11D	1,600	Flame Broiler	24E	1,284
Seven Massage	12D	1,475	Ramen Yamadaya	25E	1,860
Eyebrow Threading	13D	1,469	O'Reilly Auto Parts	26E	5,464

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SUMMARY PROFILE

2000-2010 Census, 2019 Estimates with 2024 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 33.679/-117.9069

RS1

Baker Fairview Center		1 mi radius	3 mi radius	5 mi radius
1175 Baker St, Costa Mesa, CA 92626				
POPULATION	2019 Estimated Population	21,110	186,172	573,286
	2024 Projected Population	21,452	189,258	582,243
	2010 Census Population	20,538	178,107	543,413
	2000 Census Population	20,825	176,243	540,600
	Projected Annual Growth 2019 to 2024	0.3%	0.3%	0.3%
	Historical Annual Growth 2000 to 2019	-	0.3%	0.3%
	2019 Median Age	36.0	36.5	36.3
HOUSEHOLDS	2019 Estimated Households	7,354	64,942	188,112
	2024 Projected Households	7,699	67,988	196,869
	2010 Census Households	6,943	60,461	172,386
	2000 Census Households	7,043	59,068	165,478
	Projected Annual Growth 2019 to 2024	0.9%	0.9%	0.9%
	Historical Annual Growth 2000 to 2019	0.2%	0.5%	0.7%
RACE AND ETHNICITY	2019 Estimated White	59.8%	58.6%	55.7%
	2019 Estimated Black or African American	2.1%	2.1%	1.8%
	2019 Estimated Asian or Pacific Islander	16.4%	15.6%	18.1%
	2019 Estimated American Indian or Native Alaskan	0.5%	0.6%	0.6%
	2019 Estimated Other Races	21.3%	23.0%	23.7%
	2019 Estimated Hispanic	34.0%	40.4%	42.7%
INCOME	2019 Estimated Average Household Income	\$106,732	\$107,651	\$112,829
	2019 Estimated Median Household Income	\$90,542	\$86,452	\$88,410
	2019 Estimated Per Capita Income	\$37,319	\$37,731	\$37,185
EDUCATION (AGE 25+)	2019 Estimated Elementary (Grade Level 0 to 8)	9.6%	9.5%	12.2%
	2019 Estimated Some High School (Grade Level 9 to 11)	5.3%	7.1%	8.6%
	2019 Estimated High School Graduate	18.9%	19.2%	17.3%
	2019 Estimated Some College	20.9%	20.6%	18.6%
	2019 Estimated Associates Degree Only	8.4%	7.7%	6.9%
	2019 Estimated Bachelors Degree Only	26.3%	25.5%	24.1%
	2019 Estimated Graduate Degree	10.4%	10.4%	12.3%
BUSINESS	2019 Estimated Total Businesses	1,437	20,268	45,166
	2019 Estimated Total Employees	16,961	192,830	397,041
	2019 Estimated Employee Population per Business	11.8	9.5	8.8
	2019 Estimated Residential Population per Business	14.7	9.2	12.7

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.