



PROMENADE SHOPPING CENTER

HUNTINGTON BEACH | CA

FOR LEASE

16490 BOLSA CHICA STREET | HUNTINGTON BEACH, CA 92649

EXECUTIVE SUMMARY

PROMENADE SHOPPING CENTER HUNTINGTON BEACH | CA

PROPERTY OVERVIEW

The Promenade Shopping Center is an A+ location situated at the signalized hard corner of Bolsa Chica Street ($\pm 42,647$ ATC) and Heil Avenue ($\pm 16,955$ ATC). Its proximity to residential and commercial density keeps the property busy throughout the day and into the evening. Orange County's strong economy, master planned communities, and high quality of life make it one of the most desirable locations for retailers in the country. Huntington Beach boasts an affluent and growing residential community as well. The city has more than 77,500 households with average incomes exceeding \$131,000 and has seen more than a 25% growth in home values over the past five years.

POPULATION OF HUNTINGTON BEACH



198,039

Source: www.huntingtonbeachca.gov

TOTAL NUMBER OF EMPLOYEES



85,280

MEDIAN HOUSEHOLD YEARLY EXPENDITURE



\$85,497



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SITE PLAN & AVAILABILITY

PROMENADE SHOPPING CENTER HUNTINGTON BEACH | CA

SUITE	TENANT	SF
16446	Caliente Mexican Kitchen & Bar	1,296
16452	Pacific Eye Care	2,162
16454	AVAILABLE (Former Spin Studio)	925
16456	AVAILABLE (Former Salon)	929
16458	Pack & Ship	929
16462	Return Engagement	1,238
16466	Pending Lease	1,213
16470	Pending Lease	3,200
16474	Pearly White Dental	1,352
16478	Allure Nail Salon	1,352
16482	Sea Salt Japanese Eatery	1,344
16486	Domino's Pizza	1,323
16490	The Hangout Restaurant & Beach Bar	4,124

 SUBJECT PROPERTY

 AVAILABLE



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PROPERTY AERIAL

**PROMENADE
SHOPPING CENTER**
HUNTINGTON BEACH | CA

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SHOPPING CENTER**
HUNTINGTON BEACH | CA

Olive Pit
FRESH MEDITERRANEAN CUISINE
H&R
BLOCK

TACO
BELL



BOLSA CHICA STREET
(±42,647 ATC)

HEIL AVENUE
(±16,995 ATC)

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**REALTY
RESOURCES**
MEMBER



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RETAIL & RESIDENTIAL AREA

PROMENADE SHOPPING CENTER HUNTINGTON BEACH | CA



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PROPERTY PHOTOS

PROMENADE SHOPPING CENTER HUNTINGTON BEACH | CA



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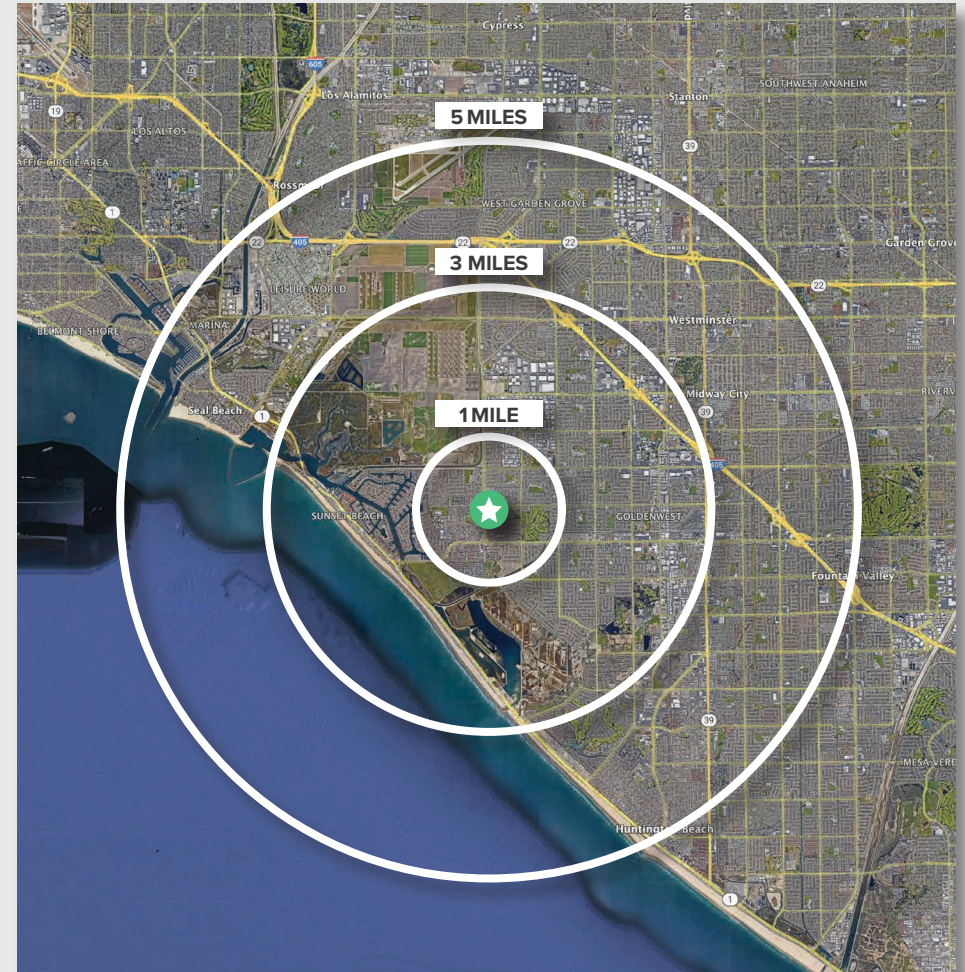
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REGIONAL DEMOGRAPHICS

PROMENADE SHOPPING CENTER HUNTINGTON BEACH | CA

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION			
2023 Estimated Population	23,450	100,088	335,950
2028 Projected Population	24,329	102,177	343,098
2020 Census Population	23,336	100,475	336,577
2010 Census Population	22,595	94,692	326,021
2023 Median Age	41.9	42.0	42.7
HOUSEHOLDS			
2023 Estimated Households	10,397	38,749	124,713
2028 Projected Households	10,967	40,161	129,083
2020 Census Households	10,224	38,399	123,512
2010 Census Households	9,695	35,673	118,048
INCOME			
2023 Estimated Average Household Income	\$163,026	\$165,505	\$149,985
2023 Estimated Median Household Income	\$123,617	\$128,355	\$115,589
2023 Estimated Per Capita Income	\$72,329	\$64,165	\$55,771
BUSINESS			
2023 Estimated Total Businesses	1,174	5,867	16,086
2023 Estimated Total Employees	7,204	55,647	124,344

Demographic Source: Applied Geographic Solutions 04/2023, TIGER Geography - RS1



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