

For Sale/Build to Suit/Ground Lease

Valley Boulevard Land

266 W Valley Blvd, Colton, CA 92324



Property Highlights

- 1.82 acre land pad for sale asking price \$1,280,000
- High profile location fronting the 10 Freeway along Valley Boulevard with traffic counts of approximately 191,517 cars per day
- Prominent freeway visible signage available
- Massive daytime population with approximately 18,272 workers in a 1 mile radius
- Build to suit and ground lease opportunities available
- Adjacent to Denny's and across the street from McDonald's

Demographic Highlights

2017 Estimates	1-Mile	3-Mile	5-Mile
Population	15,105	104,716	305,925
Avg. HH Income	\$44,412	\$54,861	\$54,391

For more information, contact:

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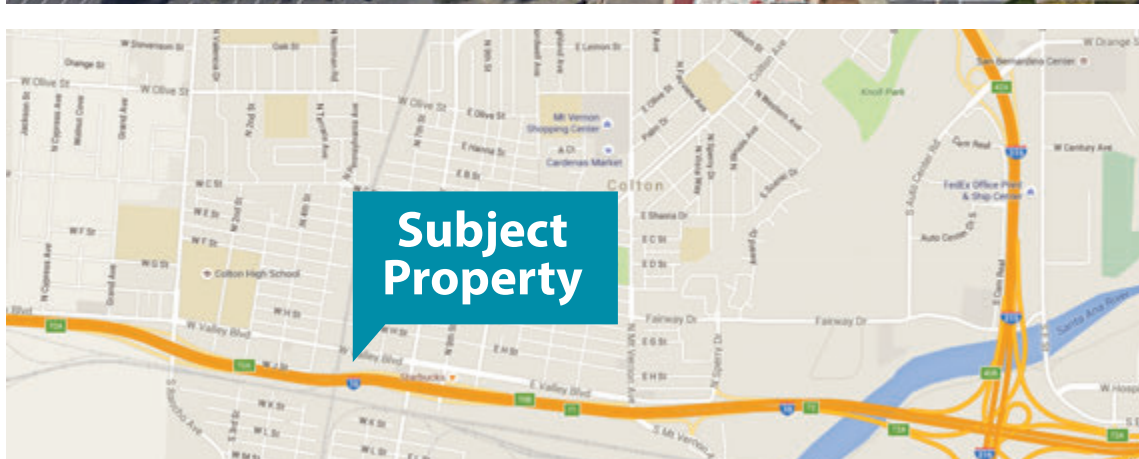
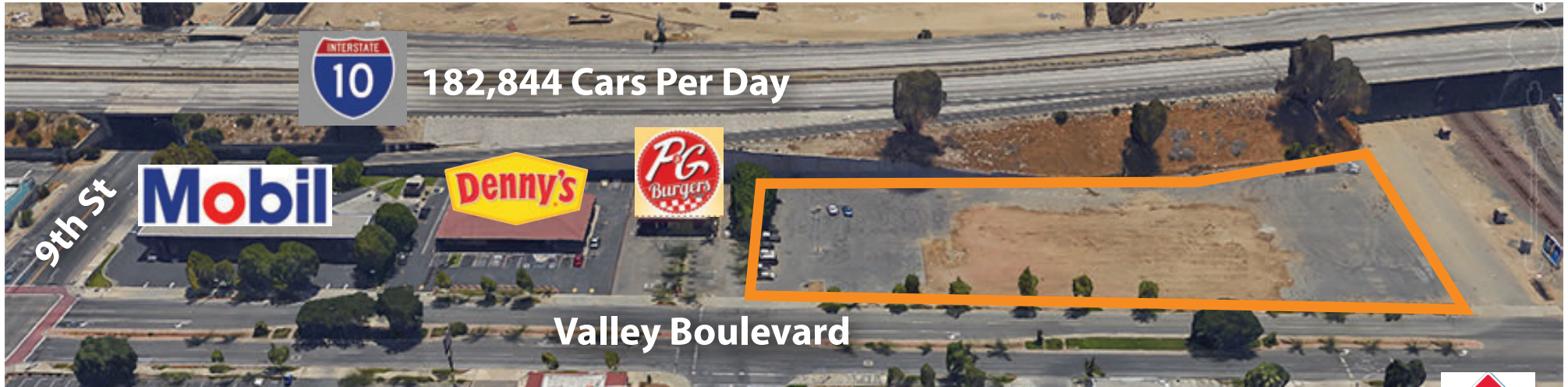
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