

FOR LEASE

MAGNOLIA RETAIL WEST

9426-9440 MAGNOLIA AVE. & 3796 FARNHAM PL., RIVERSIDE, CA 92503

Traffic Counts:
Magnolia: 29,223 ADT

Demographics:

	1 mile	3 mile	5 mile
Population (2020)	22,131	152,714	272,025
Avg. Household Income	\$67,042	\$75,708	\$88,353
Households	6,136	43,595	81,048

Total Project Size: 6,421 SF

Available: 928 SF



HIGHLIGHTS:

- Signalized Intersection
- Dynamic Corner—SWC of Magnolia and Farnham
- Beautiful Architecture
- Remodel Coming Soon

Craig Duhs

Partner
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619.491.0612
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Scott Duhs

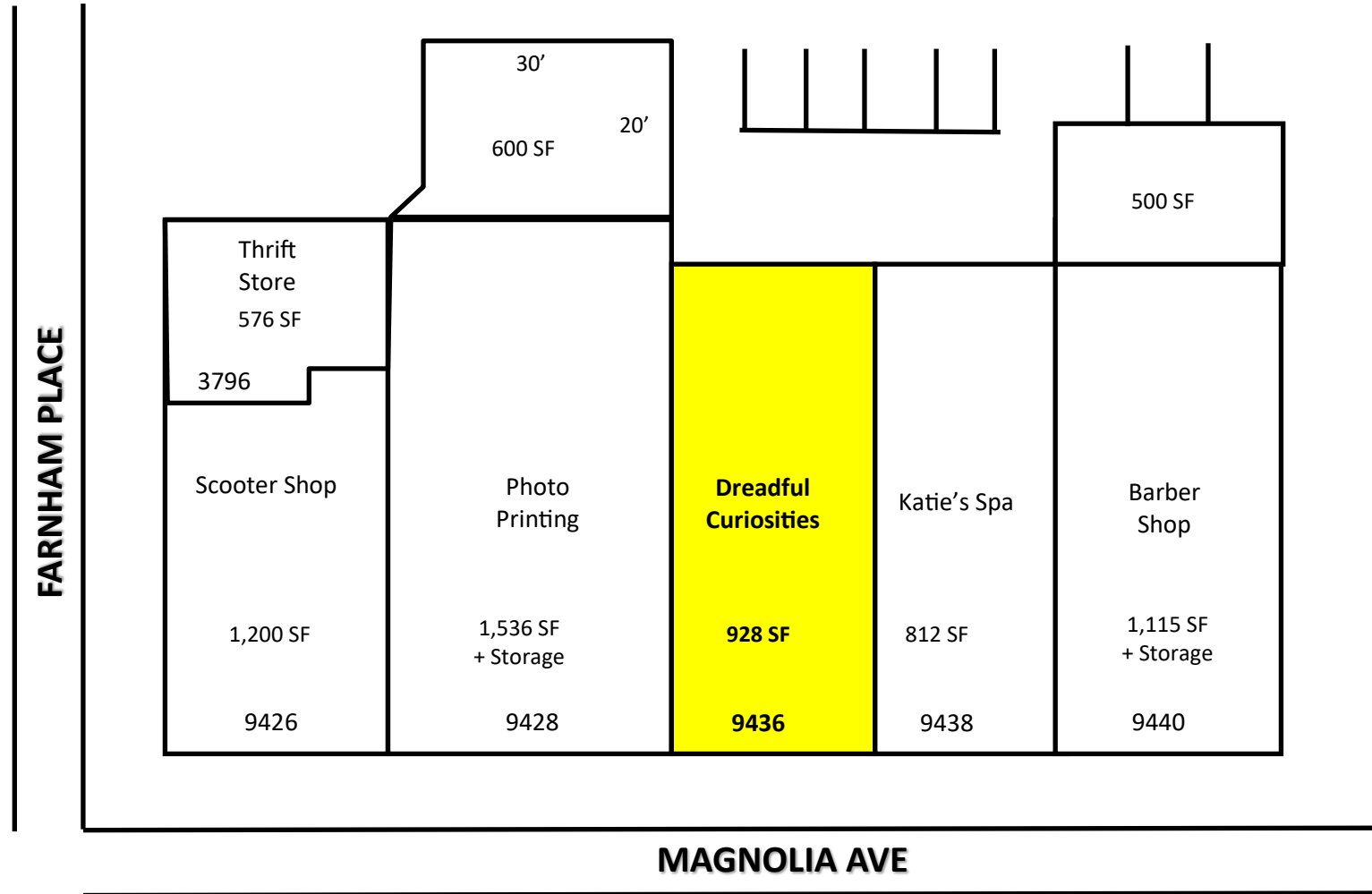
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SITE PLAN

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COMMERCIAL

BROKERAGE • INVESTMENT • DEVELOPMENT

No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

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