



Vail Ranch Plaza

Temecula, CA

Riverside-San Bernardino-Ontario (CA)



Zach Blatteis
Leasing Representative
(949) 209-5161
zblatteis@kimcorealty.com

KRC Property Management I, Inc., a Subsidiary of Kimco Realty®
CA License ID: 01768718 | CA KRC License ID: 01518685





As of 03/18/24

AERIAL



GROSS LEASABLE AREA (GLA) 101,766 SF

PARKING SPACES 509

PARKING RATIO 5.00 per 1,000 SF

Zach Blatteis

Leasing Representative | (949) 209-5161 | zblatteis@kimcorealty.com





DENSITY AERIAL

Zach Blatteis

Leasing Representative | (949) 209-5161 | zblatteis@kimcorealty.com



A Curbside Pick-up

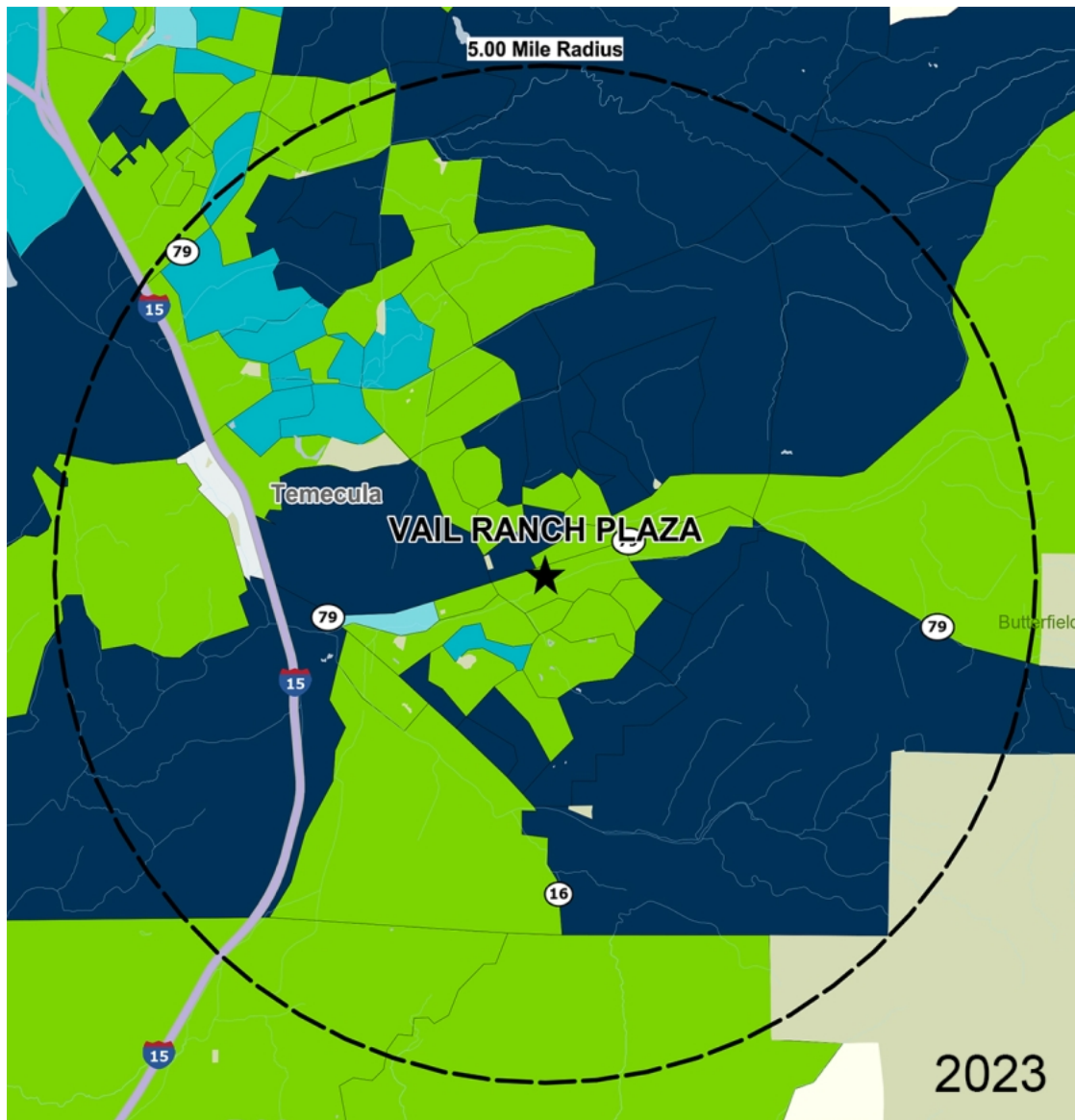


TENANT	SQ FT
1 EOS Fitness	35,277
2 Sprouts Farmers Market	25,647
3 Red Persimmon Salon	1,500
4 See's Candies	1,200
5 Navy Federal Credit Union	2,957
6 PetSmart	20,085
7 Buffalo Wild Wings	5,600
8 FedEx Kinko's Office and Print	2,125
9 Pizza Guys	1,400
10 Chop Stop	1,000
11 Waba Grill	1,475
12 KFC	3,500

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

Zach Blatteis

Leasing Representative | (949) 209-5161 | zblatteis@kimcorealty.com



by Block Group

Demographics

2023 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	17,600	77,922	116,667
Daytime Pop	17,528	66,571	123,932
Households	5,468	24,415	37,635
Average HH Income	\$136,484	\$146,877	\$139,428
Median HH Income	\$123,214	\$122,797	\$114,468
Per Capita Income	\$42,627	\$46,094	\$45,058

Average Household Income

Popstats, 4Q 2023, Trade Area Systems

- \$150K and up
- \$50K - \$75K
- \$100K - \$150K
- \$0K - \$50K
- \$75K - \$100K



Vail Ranch Plaza

Apis Rd. & Temecula Pkwy, Temecula, CA



Zach Blatteis

Leasing Representative

(949) 209-5161

zblatteis@kimcorealty.com

KRC Property Management I, Inc., a Subsidiary of Kimco Realty®
CA License ID: 01768718 | CA KRC License ID: 01518685