



The District @ Tustin Legacy

Tustin, CA

Los Angeles-Long Beach-Anaheim (CA)



Todd Buckstein

Leasing Representative

(949) 252-3852

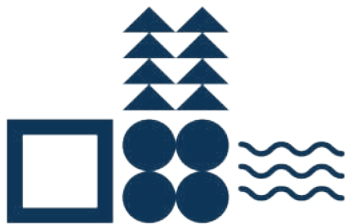
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AERIAL



GROSS LEASABLE AREA (GLA)

687,965 SF

PARKING SPACES

3,272

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DENSITY AERIAL



Property Overview

The District @ Tustin Legacy is located in Tustin, CA. Tustin is a city located in Orange County, in the Los Angeles metropolitan area, next to the county seat, Santa Ana. It is an open air shopping center anchored by Target, Whole Foods, TJ Maxx and other national retailers.

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Tustin, CA

www.kimcorealty.com/190741

Available Non-Controlled



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TENANT	SQ FT	TENANT	SQ FT	TENANT	SQ FT	TENANT	SQ FT
1 Michaels	20,957	22 Red Robin	6,000	41 Sal's Pizzeria	1,000	61 Activate	10,095
2 TJ Maxx	56,658	23 The Winery	7,000	42 AMC Theatres	68,159	62 Available (Former Restaurant)	4,500
3 Golden Bank	2,084	24 J Zhou Oriental Cuisine	8,007	43 The District Eatery	1,594	63 Target	134,639
4 Sam Jewelry	921	25 Lucilles Smokehouse BBQ	10,100	44 Zip Korean BBQ	2,910	64 Curry Pizza House	2,000
5 The District Eye Care	950	26 Casa del Sol	5,000	45 Luna Rossa Ristorante	3,542	65 Pressed Juicery	1,050
6 Massage Envy	2,460	27 V Show Party K & Pho N Mor	15,474	46 Dart Haus	3,940	66 Subway	1,100
7 Baby Shoppe	1,495	27A Array 36	6,096	47 Ritz Nails	3,905	67 Aloha Hawaiian BBQ	1,495
8 Whole Foods Market	60,550	28 Utopia Caffé	1,700	48 RGB Run - Tem	1,716	68 Kinecta Federal Credit Union	2,901
9 Barnes & Noble	30,000	29 Ike's Love & Sandwiches	1,558	49 Phenix Salon Suites	4,500	69 Sport Clips	960
10 Ulta	10,068	30 Two Hands Corn Dogs	823	50 Golden Vision Barbershop	1,468	70 The UPS Store	900
13 Available	2,125	31 Available	2,412	52 Rakkan Ramen	2,200	71 Legacy Cleaners	1,400
14 Nothing Bundt Cakes	1,500	32 3CAT	1,497	53 Three Candle Lab	1,663	72 Ncor Clothing Boutique	3,000
15 The Halal Guys	1,500	33 Pinot's Palette	1,800	54 Cafe 86	11,167	73 Available	1,267
16 Chick-fil-A	4,500	34 Top Canvas	2,988	55 Claire's Boutiques	1,157	74 Available (Former Nail Salon)	1,750
17 In-N-Out Burger	3,200	36 World of Racing	6,999	56 Fast Hot Pot	1,151	75 Alternative Retail	18,623
18 Pei Wei Asian Diner	3,235	37 Yommies Yogurt	982	57 Fluffy Fluffy	1,530	76 PetSmart	20,205
19 Farmers & Merchants Bank	5,306	38 Bar Louie	7,836	58 Prime Hot Pot	8,008	77 Planet Fitness	24,000
20 Verizon Wireless	3,500	39 The Yellow Chili	3,000	59 Prego Mediterranean	7,250	78 Bowlmor Lanes	28,189
21 Wells Fargo	5,000	40 Dolce Gelato	1,067	60 Le Macaron	750		

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.

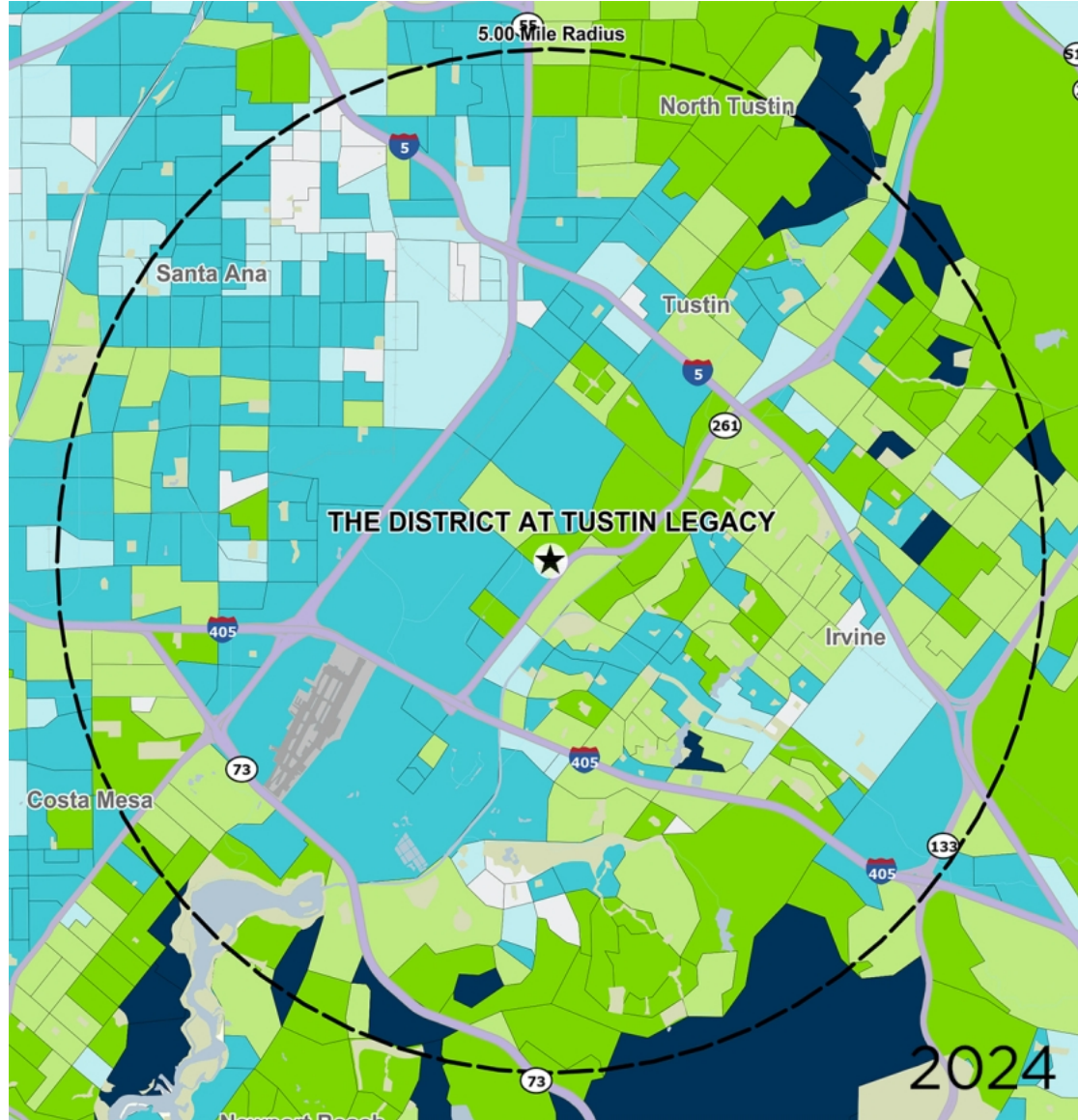
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COMPETITION MAP



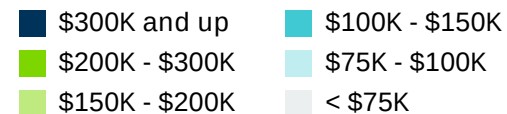
by Block Group

Demographics

2024 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	14,154	180,106	580,090
Daytime Pop	27,024	297,962	820,026
Households	6,314	63,450	185,218
Average HH Income	\$160,315	\$143,071	\$149,589
Median HH Income	\$136,405	\$116,386	\$116,064
Per Capita Income	\$71,561	\$50,452	\$48,310

Average Household Income

Popstats, 4Q 2024, Trade Area Systems



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Jamboree Rd. & Barranca Pkwy., Tustin, CA



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