

GREENSTREET CENTER

28662 MARGUERITE PARKWAY, MISSION VIEJO, CALIFORNIA 92692

FOR LEASE



FOR MORE INFORMATION, CONTACT:

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PROPERTY HIGHLIGHTS

- 1,770 sf end cap with large Private Outdoor Patio
- 1,591 sf and 3,705 sf Retail Shop Spaces available
- High traffic corner neighborhood Retail center located at major intersection of Marguerite Parkway and Avery. A lifestyle retail center servicing the prominent residential communities of Ladera Ranch, Rancho Mission Viejo, Mission Viejo, Aliso Viejo, and Laguna Hills, and Laguna Niguel.
- Great location for take-out food, restaurant concepts, beauty and service retailers, dessert or frozen yogurt, quick serve beverage/coffee, or specialty grocery.
- Close proximity to the I- 5 and 73 freeways.
- Excellent visibility to both Marguerite Parkway and Avery Parkway.
- Plenty of parking available on the open Parking deck located in the back. Easy access to the parking and the site.
- Monument Signage Available.
- Saddleback College Campus is located up the street and Capistrano High School located just south of the property.
- Avery Auto Spa and Detailing services (eco-friendly auto spa) available onsite while you wait for your vehicle.
- Please call to set up a tour (949) 683-1502.



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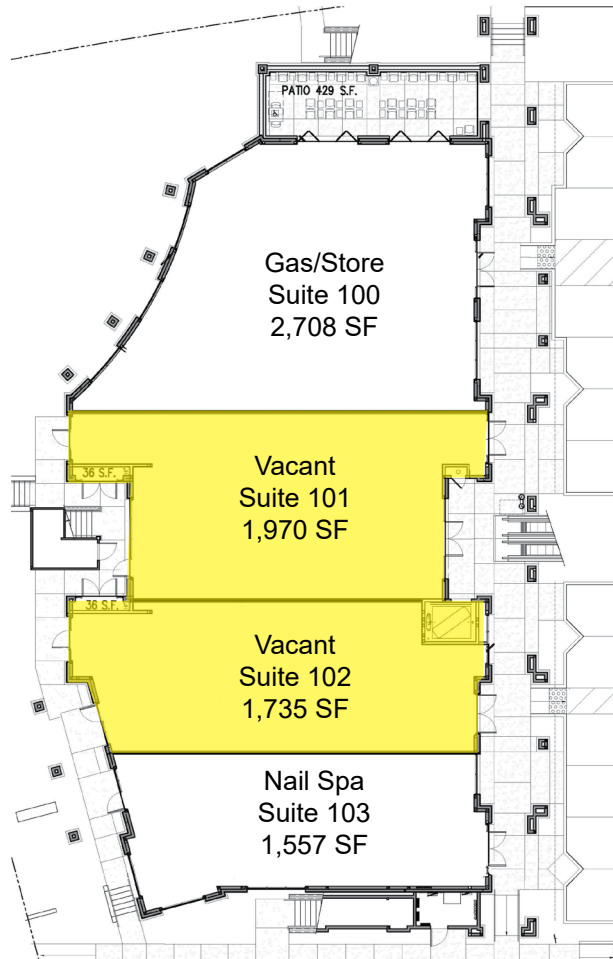
PROPERTY PHOTOS



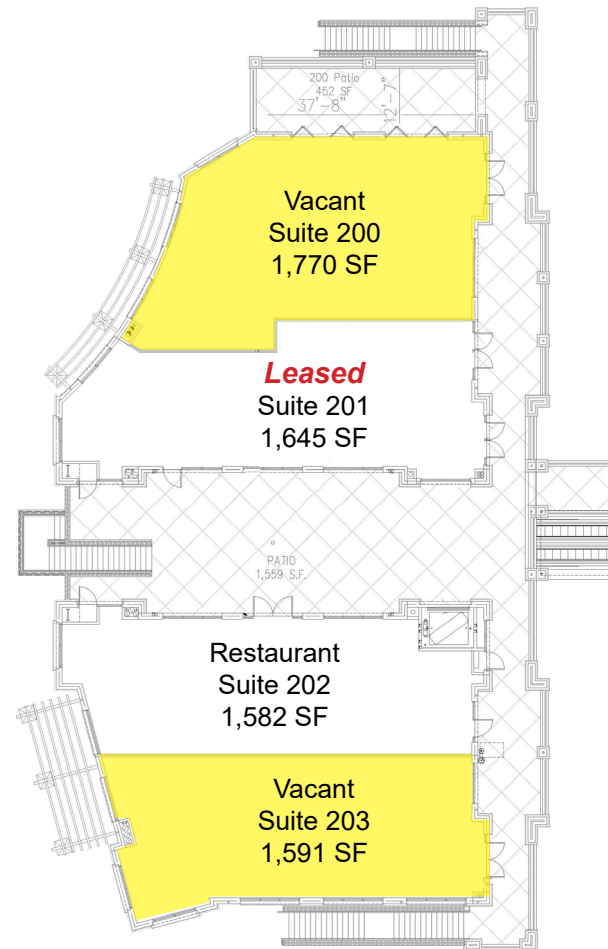
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FLOOR PLANS

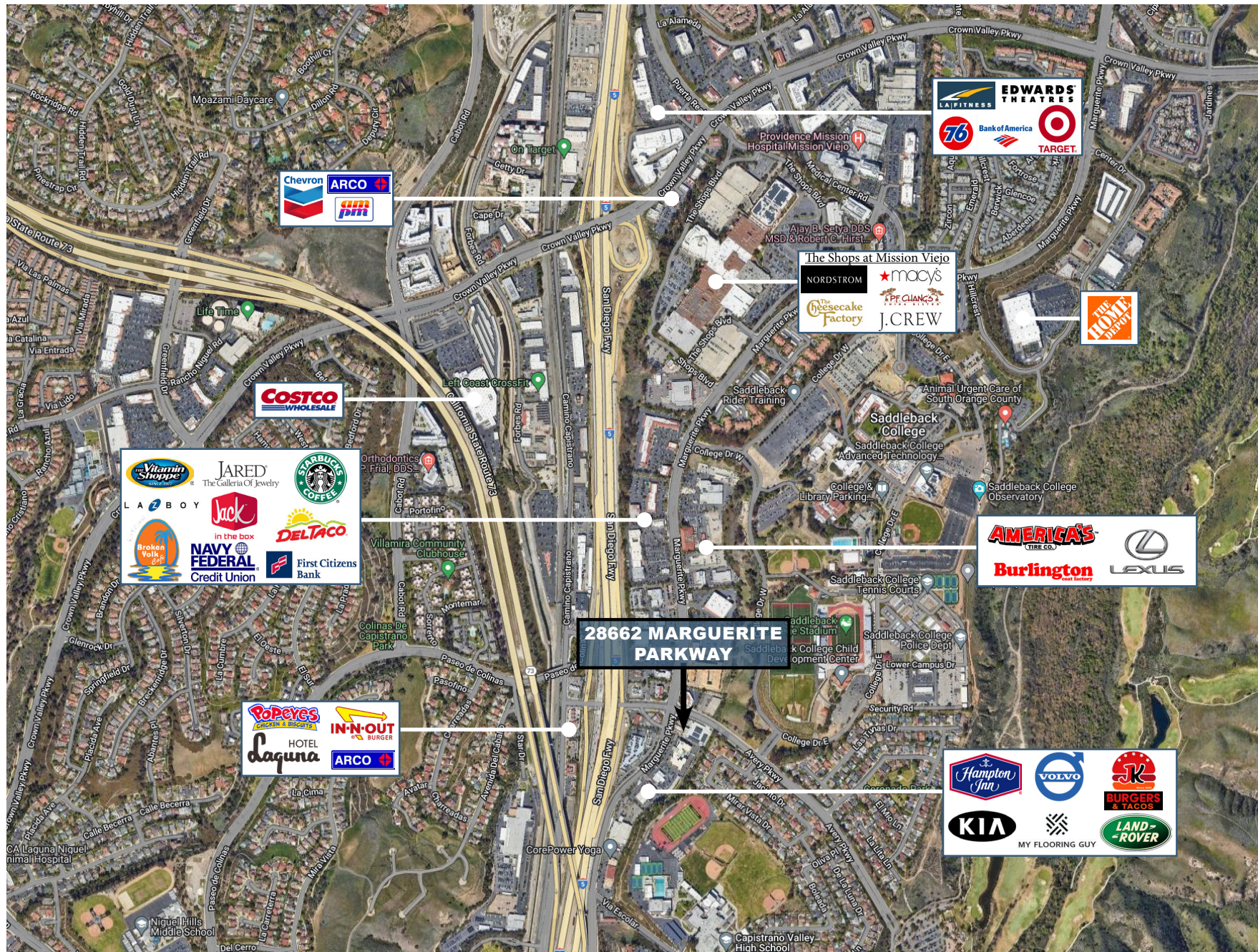
1ST FLOOR



2ND FLOOR

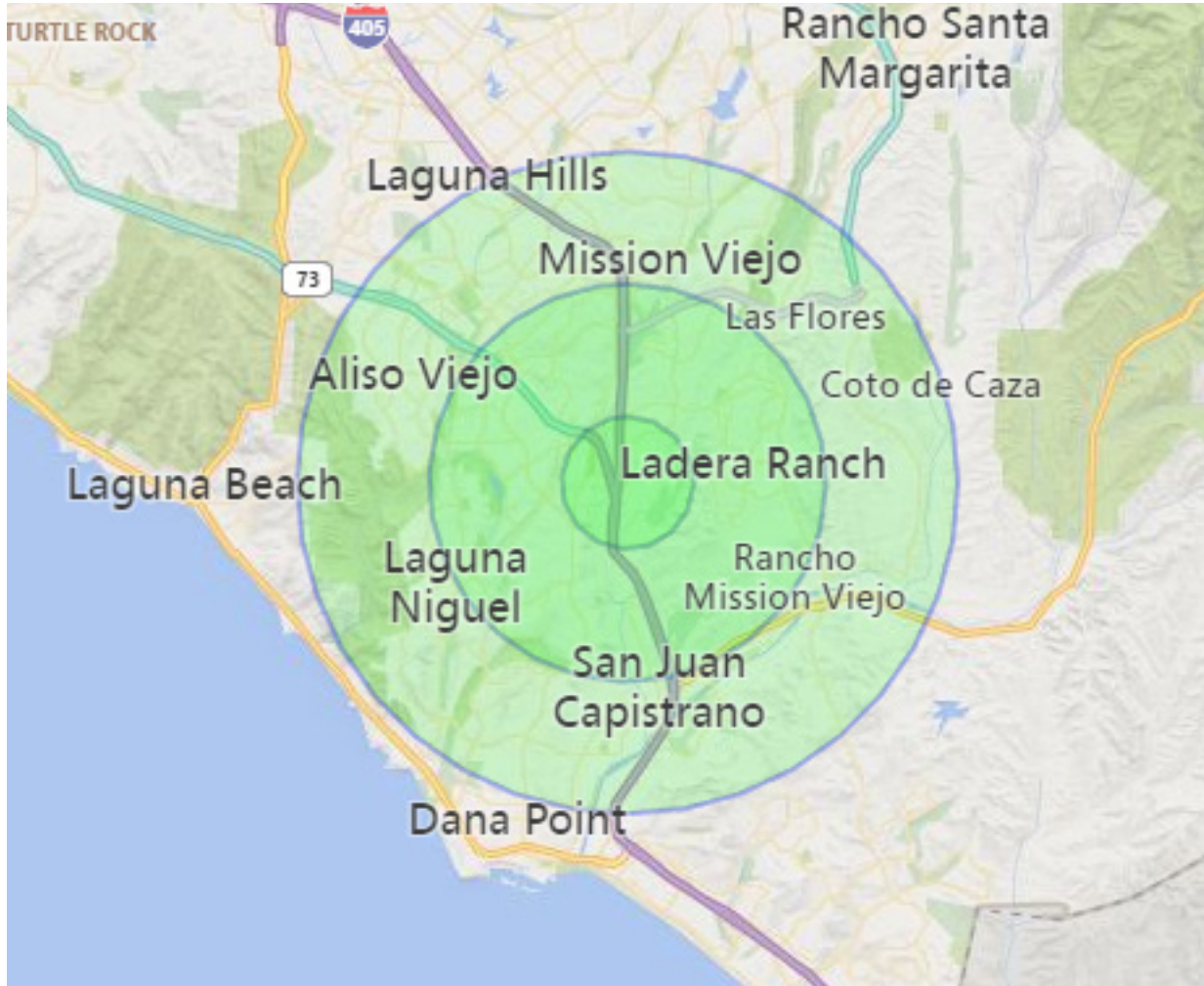


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DEMOGRAPHICS



Demographics	1 Mile	3 Mile	5 Mile
Population	8,556	116,500	278,396
Households	2,834	40,214	101,915
Average Age	40.5	40.2	41.8
Median HH Income	\$128,698	\$149,558	\$145,176
Average HH Income	\$148,849	\$188,313	\$180,942

Traffic Counts

Marguerite Parkway	13,364 cpd
Avery Parkway	5,663 cpd

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LOCATION MAP



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CalDRE License # 02089395



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