

LOCAL

MISSION VIEJO, CA



Former **nékter** Available for Lease
JUICE BAR

28391 MARGUERITE PKWY, MISSION VIEJO, CA 92692



Trade Area Aerial



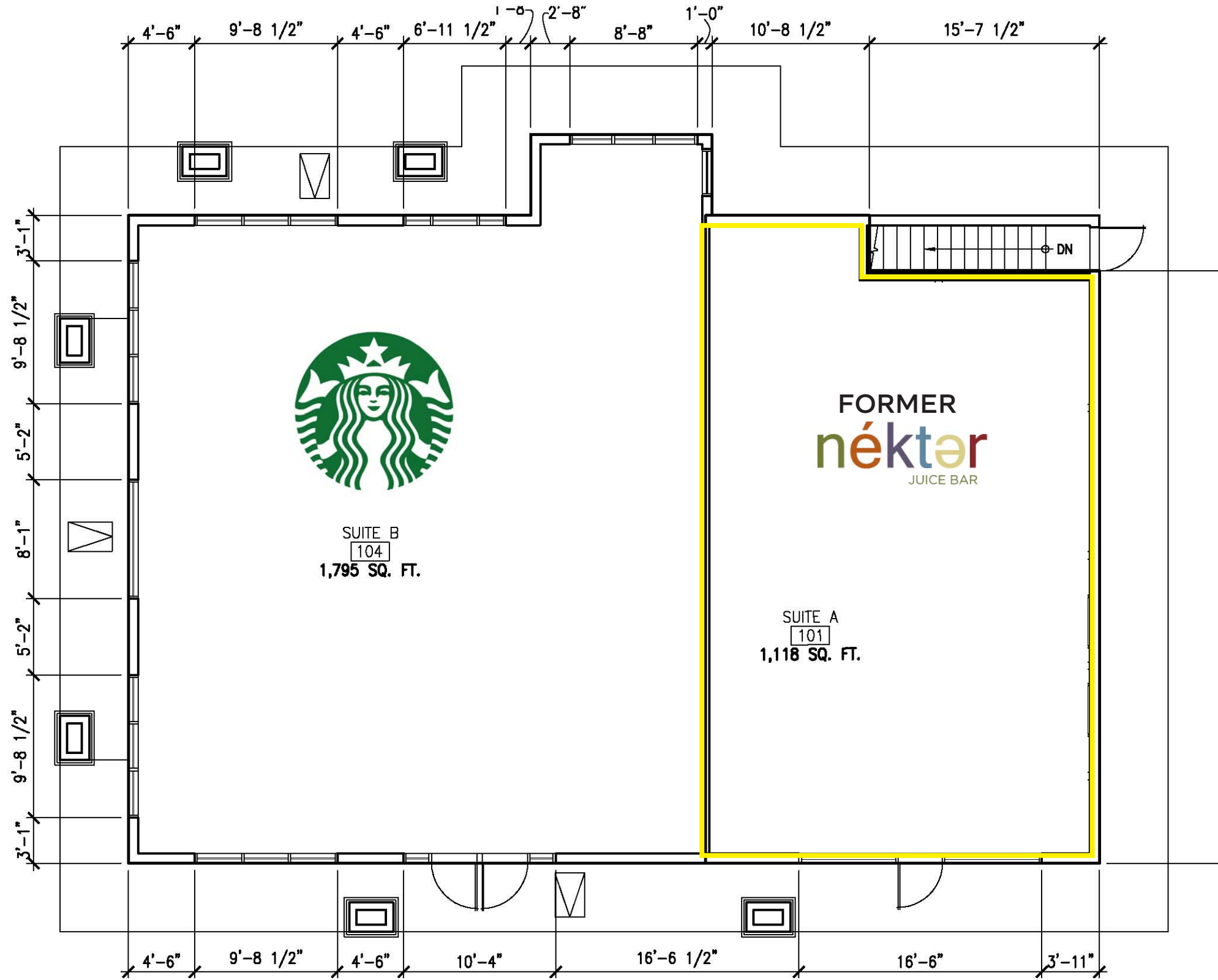
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Site Highlights

28391
Marguerite Pkwy

- + Former Nekter Juice Bar available (1,118 SF).
- + Option for a wraparound patio area for restaurant concept.
- + Site situated in LOCAL, a newly renovated shopping center anchored by Pirch, Terra Outdoor, and Woodbridge and sits adjacent to a highly trafficked drive-thru Starbucks.
- + High visibility location accessed by 1-5 Fwy and Crown Valley exit in Mission Viejo.
- + Close proximity to The Shops at Mission Viejo, Saddleback College, Capo Valley High School, and Providence Mission Hospital.





Site Plan

28391
Marguerite Pkwy

AVAILABLE

+ **Suite A**
1,118 SF + Patio

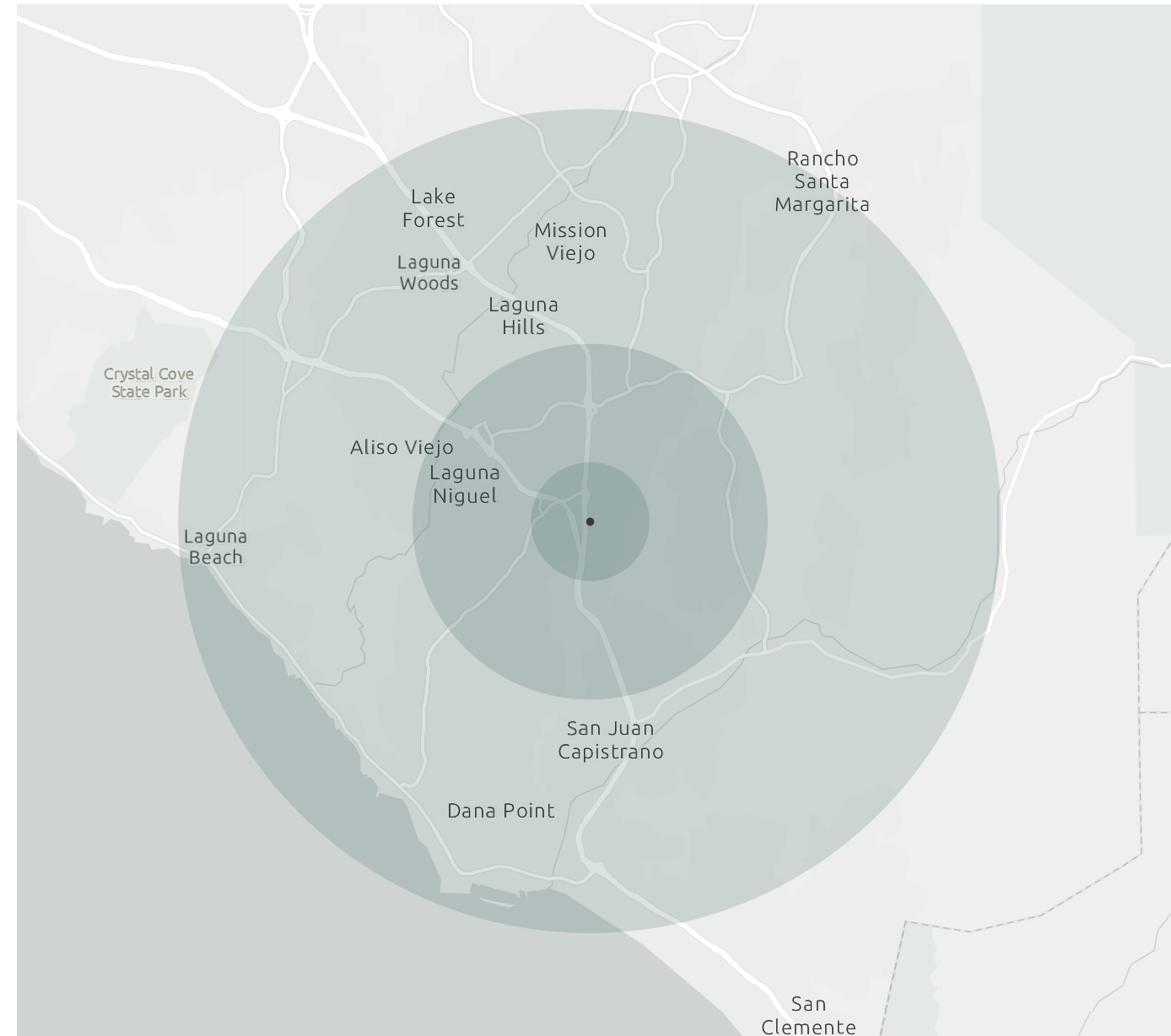


Property Photos

Demographics

28391 Marguerite Pkwy

MISSION VIEJO / CALIFORNIA



Population

	1 Mile	3 Miles	7 Miles
Estimated Population	9,248	121,857	291,009
Forecasted Population (2028)	9,381	121,377	289,713

Daytime Demos

	1 Mile	3 Miles	7 Miles
Total Daytime Population	20,259	114,175	268,734

Median Household Income

	1 Mile	3 Miles	7 Miles
Estimated Median Household Income	\$106,773	\$131,201	\$125,473
Median Disposable Income	\$87,243	\$104,544	\$102,430

Average Household Income

	1 Mile	3 Miles	7 Miles
Estimated Average Household Income	\$162,630	\$182,809	\$174,285
Average Disposable Income	\$109,659	\$121,548	\$117,416

Age

	1 Mile	3 Miles	7 Miles
Median Age	40.9	39.2	41.9



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