THE COMMONS AT LA VERNE La Verne, CA 91750





GLA: 125,000 SF

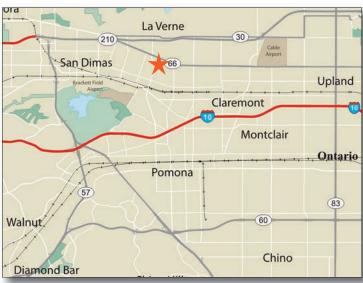
- ▶ Beautiful shopping center located on the world famous Route 66
- The center features a 51,000 SF Vons grocery store, 30,000 SF Ross Dress for Less, Unleashed by Petco and many more national and regional tenants
- Less than 2 miles from the University of La Verne with over 8,300 students

FEATURED TENANTS

Vons, Ross Dress for Less, Unleashed by Petco, The Habit, Jamba Juice, Supercuts, Baskin Robbins, Verizon, Wahfles Desserts & Cafe, Flame Broiler, Firehouse Subs

2021 DEMOGRAPHICS

	Population 1	Avg HH Income	l <u>Households</u>
1 mile	15,232	\$ 111,614	5,637
3 mile	90,387	\$ 117,943	31,935
5 mile	270,180	\$ 107,202	82,779
			2021 ESRI



LOCATION

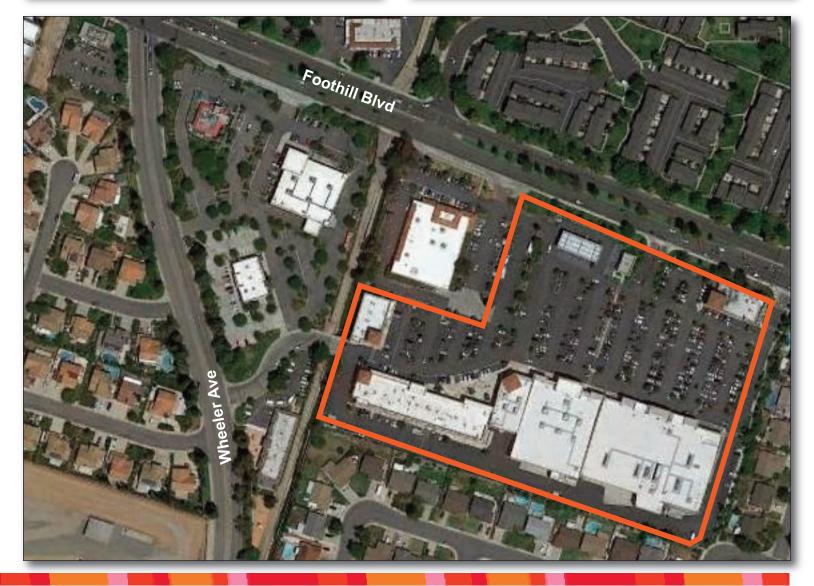
SE corner of Foothill Boulevard & Wheeler Avenue

LEASING CONTACT

Zachary Sussman | 310.228.2963 | ZSussman@combined.biz









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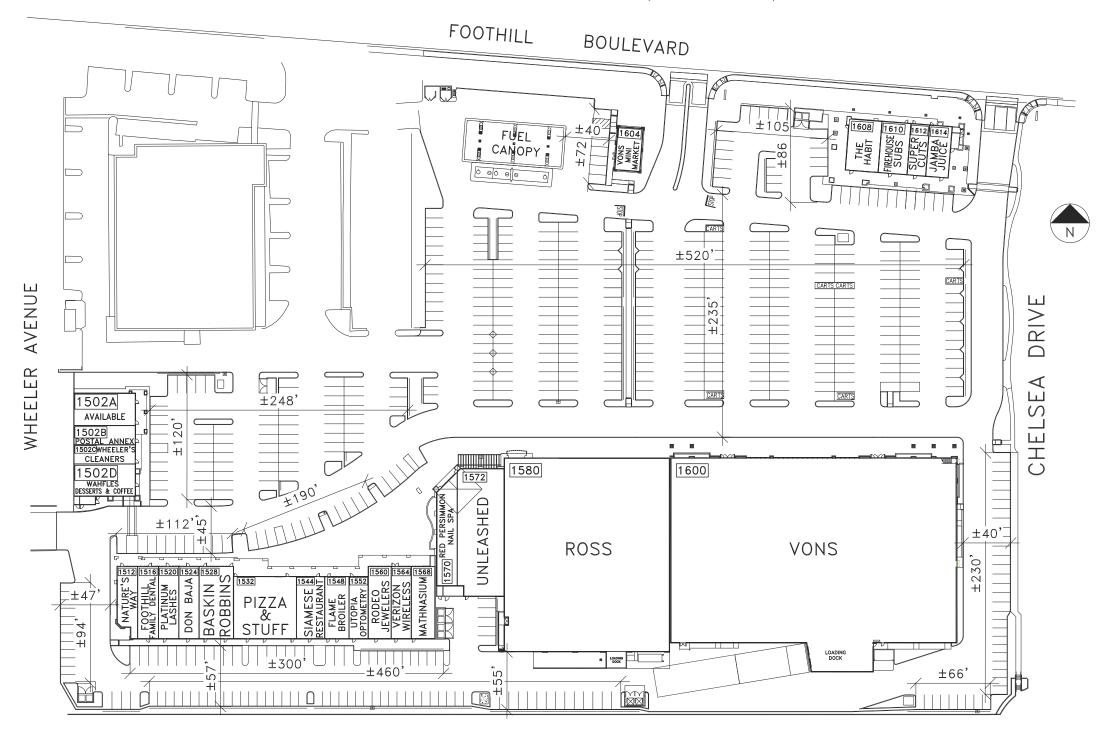
1025 Thomas Jefferson Street, NW I Ste 700 East I Washington, DC 20007 Office: 202.293.4500 I Fax: 202.833.3013 I www.combined.biz





COMMONS AT LA VERNE

SEC FOOTHILL BOULEVARD & WHEELER AVENUE, LA VERNE, CALIFORNIA





TENANT ROSTER

1502B POSTAL ANNEX 1,000 SF 1564 VERIZON WIRELESS 1,4 1502C WHEELER'S CLEANERS 1,000 SF 1568 MATHNASIUM 1,6 1502D WAHFLES DESSERTS & COFFEE 2,000 SF 1570 RED PERSIMMON NAIL & SPA 9 1512 LEASE OUT 2,513 SF 1572 UNLEASHED 6,6 1516 FOOTHILL FAMILY DENTAL 1,388 SF 1580 ROSS 30,1 1520 PLATINUM LASHES 1,365 SF 1600 VON'S 51,0 1524 DON BAJA 1,452 SF 1604 VON'S MINI MART 8 1528 BASKIN ROBBINS 1,165 SF 1608 THE HABIT 1,6 1532 PIZZA AND STUFF 3,364 SF 1610 FIREHOUSE SUBS 1,3 1544 SIAMESE RESTAURANT 1,825 SF 1612 SUPERCUTS 9 1548 FLAME BROILER 1,249 SF 1614 JAMBA JUICE 1,22	AVAII ARI E					
1502C WHEELER'S CLEANERS 1,000 SF 1568 MATHNASIUM 1,6 1502D WAHFLES DESSERTS & COFFEE 2,000 SF 1570 RED PERSIMMON NAIL & SPA 9 1512 LEASE OUT 2,513 SF 1572 UNLEASHED 6,6 1516 FOOTHILL FAMILY DENTAL 1,388 SF 1580 ROSS 30,1 1520 PLATINUM LASHES 1,306 SF 1600 VON'S 51,0 1524 DON BAJA 1,452 SF 1604 VON'S MINI MART 8 1528 BASKIN ROBBINS 1,165 SF 1608 THE HABIT 1,6 1532 PIZZA AND STUFF 3,364 SF 1610 FIREHOUSE SUBS 1,3 1544 SIAMESE RESTAURANT 1,825 SF 1612 SUPERCUTS 9 1548 FLAME BROILER 1,249 SF 1614 JAMBA JUICE 1,22	AVAILADLL	2,000 SF		1560	RODEO JEWELERS	1,39
1502D WAHFLES DESSERTS & COFFEE 2,000 SF 1570 RED PERSIMMON NAIL & SPA 9 1512 LEASE OUT 2,513 SF 1572 UNLEASHED 6,6 1516 FOOTHILL FAMILY DENTAL 1,388 SF 1580 ROSS 30,1 1520 PLATTINUM LASHES 1,306 SF 1600 VON'S 51,0 1524 DON BAJA 1,455 SF 1600 VON'S MINI MART 8 1528 BASKIN ROBBINS 1,165 SF 1608 THE HABIT 1,6 1532 PIZZA AND STUFF 3,364 SF 1610 FIREHOUSE SUBS 1,3 1544 SIAMESE RESTAURANT 1,825 SF 1612 SUPERCUTS 9 1548 FLAME BROILER 1,249 SF 1614 JAMBA JUICE 1,24	POSTAL ANNEX	1,000 SF		1564	VERIZON WIRELESS	1,45
1512 LEASE OUT 2,513 SF 1572 UNLEASHED 6,6 1516 FOOTHILL FAMILY DENTAL 1,388 SF 1580 ROSS 30,1 1520 PLATINUM LASHES 1,306 SF 1600 VON'S 51,0 1524 DON BAJA 1,452 SF 1604 VON'S MINI MART 8 1528 BASKIN ROBBINS 1,165 SF 1608 THE HABIT 1,6 1532 PIZZA AND STUFF 3,364 SF 1610 FIREHOUSE SUBS 1,3 1544 SIAMESE RESTAURANT 1,825 SF 1612 SUPERCUTS 9 1548 FLAME BROILER 1,249 SF 1614 JAMBA JUICE 1,22	WHEELER'S CLEANERS	1,000 SF		1568	MATHNASIUM	1,62
1516 FOOTHILL FAMILY DENTAL 1,388 SF 1580 ROSS 30,1 1520 PLATINUM LASHES 1,306 SF 1600 VON'S 51,0 1524 DON BAJA 1,452 SF 1604 VON'S MINI MART 8 1528 BASKIN ROBBINS 1,165 SF 1608 THE HABIT 1,6 1532 PIZZA AND STUFF 3,364 SF 1610 FIREHOUSE SUBS 1,3 1544 SIAMESE RESTAURANT 1,825 SF 1612 SUPERCUTS 9 1548 FLAME BROILER 1,249 SF 1614 JAMBA JUICE 1,24	WAHFLES DESSERTS & COFFEE	2,000 SF		1570	RED PERSIMMON NAIL & SPA	93
1520 PLATINUM LASHES 1,306 SF 1600 VON'S 51,0 1524 DON BAJA 1,452 SF 1604 VON'S MINI MART 8 1528 BASKIN ROBBINS 1,165 SF 1608 THE HABIT 1,6 1532 PIZZA AND STUFF 3,364 SF 1610 FIREHOUSE SUBS 1,3 1544 SIAMESE RESTAURANT 1,825 SF 1612 SUPERCUTS 9 1548 FLAME BROILER 1,249 SF 1614 JAMBA JUICE 1,24	LEASE OUT	2,513 SF		1572	UNLEASHED	6,62
1524 DON BAJA 1,452 SF 1604 VON'S MINI MART 8 1528 BASKIN ROBBINS 1,165 SF 1608 THE HABIT 1,6 1532 PIZZA AND STUFF 3,364 SF 1610 FIREHOUSE SUBS 1,3 1544 SIAMESE RESTAURANT 1,825 SF 1612 SUPERCUTS 9 1548 FLAME BROILER 1,249 SF 1614 JAMBA JUICE 1,24	FOOTHILL FAMILY DENTAL	1,388 SF		1580	ROSS	30,18
1528 BASKIN ROBBINS 1,165 SF 1608 THE HABIT 1,66 1532 PIZZA AND STUFF 3,364 SF 1610 FIREHOUSE SUBS 1,3 1544 SIAMESE RESTAURANT 1,825 SF 1612 SUPERCUTS 9 1548 FLAME BROILER 1,249 SF 1614 JAMBA JUICE 1,24	PLATINUM LASHES	1,306 SF		1600	VON'S	51,05
1532 PIZZA AND STUFF 3,364 SF 1610 FIREHOUSE SUBS 1,31 1544 SIAMESE RESTAURANT 1,825 SF 1612 SUPERCUTS 9 1548 FLAME BROILER 1,249 SF 1614 JAMBA JUICE 1,24	DON BAJA	1,452 SF		1604	VON'S MINI MART	85
1544 SIAMESE RESTAURANT 1,825 SF 1612 SUPERCUTS 9 1548 FLAME BROILER 1,249 SF 1614 JAMBA JUICE 1,24	BASKIN ROBBINS	1,165 SF		1608	THE HABIT	1,60
1548 FLAME BROILER 1,249 SF 1614 JAMBA JUICE 1,2	PIZZA AND STUFF	3,364 SF		1610	FIREHOUSE SUBS	1,30
	SIAMESE RESTAURANT	1,825 SF		1612	SUPERCUTS	90
1552 UTOPIA OPTOMETRY 1.333 SF	FLAME BROILER	1,249 SF		1614	JAMBA JUICE	1,20
	UTOPIA OPTOMETRY	1,333 SF				
		WHEELER'S CLEANERS WAHFLES DESSERTS & COFFEE LEASE OUT FOOTHILL FAMILY DENTAL PLATINUM LASHES DON BAJA BASKIN ROBBINS PIZZA AND STUFF SIAMESE RESTAURANT FLAME BROILER	WHEELER'S CLEANERS 1,000 SF WAHFLES DESSERTS & COFFEE 2,000 SF LEASE OUT 2,513 SF FOOTHILL FAMILY DENTAL 1,388 SF PLATINUM LASHES 1,452 SF BASKIN ROBBINS 1,165 SF PIZZA AND STUFF 3,364 SF SIAMESE RESTAURANT 1,825 SF FLAME BROILER 1,249 SF	WHEELER'S CLEANERS 1,000 SF WAHFLES DESSERTS & COFFEE 2,000 SF LEASE OUT 2,513 SF FOOTHILL FAMILY DENTAL 1,388 SF PLATINUM LASHES 1,306 SF DON BAJA 1,452 SF BASKIN ROBBINS 1,165 SF PIZZA AND STUFF 3,364 SF SIAMESE RESTAURANT 1,825 SF FLAME BROILER 1,249 SF	WHEELER'S CLEANERS 1,000 SF 1568 WAHFLES DESSERTS & COFFEE 2,000 SF 1570 LEASE OUT 2,513 SF 1572 FOOTHILL FAMILY DENTAL 1,388 SF 1580 PLATINUM LASHES 1,360 SF 1600 DON BAJA 1,452 SF 1604 BASKIN ROBBINS 1,165 SF 1608 PIZZA AND STUFF 3,364 SF 1610 SIAMESE RESTAURANT 1,825 SF 1612 FLAME BROILER 1,249 SF 1614	WHEELER'S CLEANERS 1,000 SF 1568 MATHNASIUM WAHFLES DESSERTS & COFFEE 2,000 SF 1570 RED PERSIMMON NAIL & SPA LEASE OUT 2,513 SF 1572 UNLEASHED FOOTHILL FAMILY DENTAL 1,388 SF 1580 ROSS PLATINUM LASHES 1,306 SF 1600 VON'S DON BAJA 1,452 SF 1604 VON'S MINI MART BASKIN ROBBINS 1,165 SF 1608 THE HABIT PIZZA AND STUFF 3,364 SF 1610 FIREHOUSE SUBS SIAMESE RESTAURANT 1,825 SF 1612 SUPERCUTS FLAME BROILER 1,249 SF 1614 JAMBA JUICE

ARKING PROVIDED =	
ARKING REQUIRED =	
GLA AS PER RENT ROLL =	129,721 SF
ONED =	
EV. DATE =	JAN 2020

COMMONS AT LA VERNE

1600 FOOTHILL BLVD. LA VERNE, CALIFORNIA 91750



COMBINED PROPERTIES INCORPORATED

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LEASING PLAN