



Rusty Leaf Plaza

2512 E Chapman Ave, Orange, CA 92869

Coordinates:

Latitude: N33°47'13"

Longitude: W117°49'35"

Leasing Contact: Angela Surico | angela.surico@inlandgroup.com | 630.586.6648



Property Highlights

- Center Size: 59,188 SF
- Located on the SEC of Chapman Avenue (54,900 AADT) & Yorba Street (8,800) in densely populated Orange, CA
- Newly redeveloped property with Target and other retailers: Verizon Wireless, Little Caesar's and more
- Strong demographics with high incomes makes this a great choice



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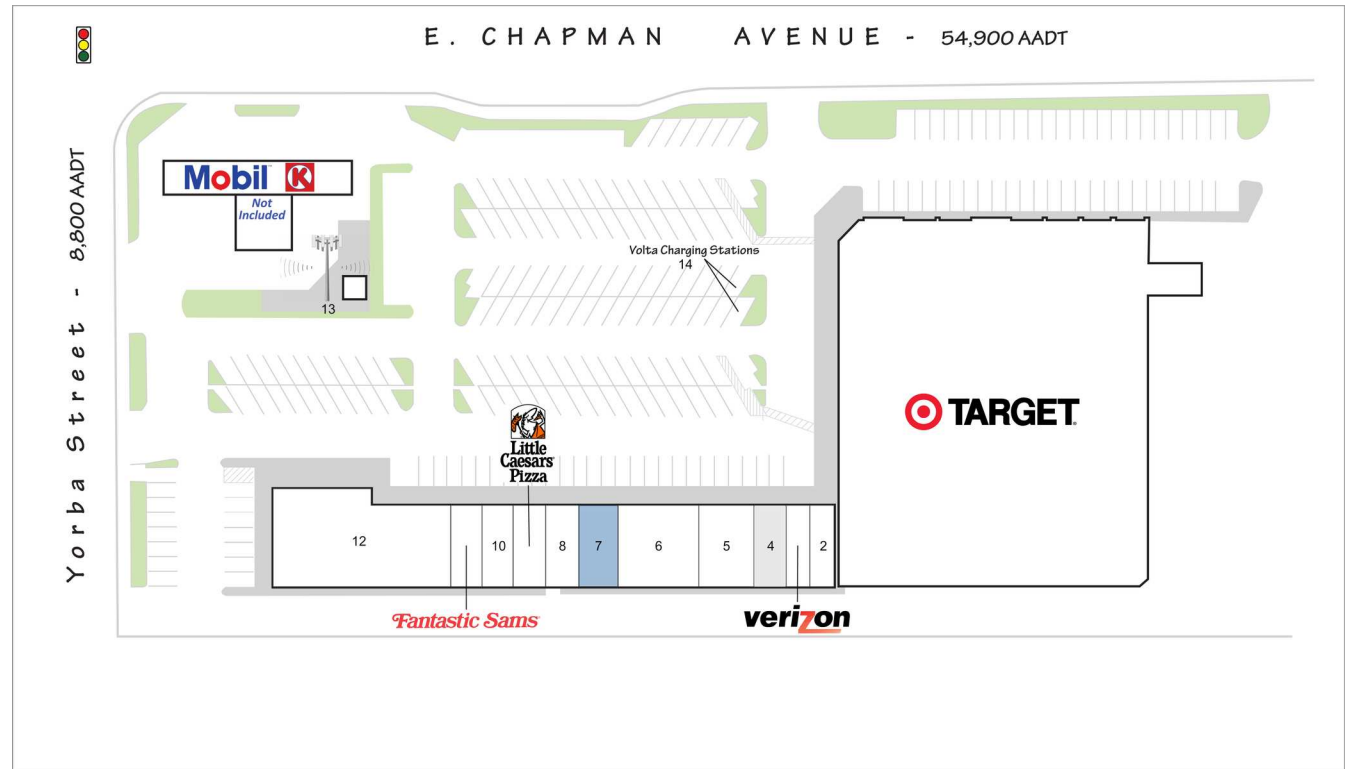


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Store Listing Center Size: 59,188 Sq. Ft.		
Unit #	Sq. Ft.	Tenant
1	41,545 SF	Target
2	770 SF	Blushed Clothing
3	760 SF	Verizon Wireless
5	1,691 SF	Polish Avenue Mani Pedi
6	2,521 SF	Artistic Smiles
7	1,266 SF	Available
8	996 SF	Bridal Jewelry Center
9	1,015 SF	Little Caesars
10	1,003 SF	Check 'n Go
11	1,003 SF	Fantastic Sam's
12	5,606 SF	SchoolsFirst FCU
13		Cox PCS Assets
14		Volta Charging



2017
Demographics Estimate

	Population	Households	Average HH Income
1 Mile	24,952	7,796	101,967
3 Mile	175,773	55,585	117,230
5 Mile	532,415	154,197	111,585

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