



# Marketplace at El Paseo

6549 N Riverside, Fresno CA 93722

Coordinates:

Latitude: 36.8324

Longitude: -119.9105

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Property managed by Inland Commercial Real Estate Services LLC



## Property Highlights

- Center Size: 224,683 SF
- Located between Golden State Boulevard - 64,000 AADT and Riverside Drive at Herndon Avenue - 21,244 AADT
- Shadow-anchored by Target and includes Marshalls, Ross Dress for Less and Burlington with complimentary retail
- Strong population and great income levels make this center an excellent choice



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Store Listing - Continued		
Unit #	Sq. Ft.	Tenant
39	5,000 SF	Maurices
40	15,000 SF	Old Navy
41		Target
42		McDonald's
43		Olive Garden
44		Panera Bread
45		Mattress Firm

*Items in blue and italicized are owned by others*



## 2023 Demographics Estimate

	Resident Population	Households	Average HH Income
1 Mile	9,652	3,049	\$131,401
3 Mile	56,219	18,601	\$114,453
5 Miles	120,863	41,395	\$117,031

1/2024

