



Marketplace at El Paseo

6549 N Riverside, Fresno CA 93722

Coordinates:

Latitude: 36.8324

Longitude: -119.9105

Leasing Contact: Sean Stuart | sean.stuart@inlandgroup.com | 630.586.6551 | inlandgroup.com

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 - 21,770 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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Center Size: 224,683 Sq. Ft.

Unit #	Sq. Ft.	Tenant
1	1,950 SF	Panda Express
2	1,170 SF	Jamba Juice
3	1,885 SF	Simply Pita
4	1,024 SF	Judy's Donuts
5	1,000 SF	The Great American Barber Shop
6	1,200 SF	Subway
7	1,500 SF	Crumbl Cookies
8	3,500 SF	AT&T Mobility
9	2,520 SF	Pieology
10	1,500 SF	Jersey Mike's Subs
11	100 SF	United Security Bank ATM
12	300 SF	Tesla Motors Charging Stations
13	2,700 SF	Dumpling Jingle Bao
14	1,500 SF	V-Tech Nails and Spa
15	4,200 SF	Pacific Dental
16	1,235 SF	Menchie's Frozen Yogurt
17	1,058 SF	Rare Tea
18	1,365 SF	Ten Gu Ramen & Sushi
19	1,449 SF	King Indian Restaurant
20	2,400 SF	Chicken Shack
21	3,308 SF	Vans
23	1,200 SF	Goodwill
24	1,300 SF	The UPS Store
25	1,600 SF	Verizon Wireless

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
46		AAA & Angry Chickz
47		Dutch Bros. Coffee
49		Raising Cane's Chicken Fingers

Items in blue and italicized are owned by others



2026

Demographics Estimate

	Resident Population	Households	Average HH Income
1 Mile	7,377	2,357	\$152,846
3 Mile	55,425	18,130	\$128,722
5 Miles	119,375	40,600	\$126,335

1/2026

