

ALTON MARKETPLACE IRVINE SPECTRUM®

51 - 107 TECHNOLOGY DRIVE WEST | IRVINE, CA 92618



345,250 SF GROSS LEASABLE AREA

- Power center neighboring Costco.
- In the heart of the booming Irvine Spectrum® district: more than 12.3 million sf of workplace communities and new development, companies such as Alteryx, Blackberry Cylance, KPMG, Kajabi, Mazda, Rivian, Taco Bell and others.
- Located near the growing residential communities of Cypress Village (average value of nearly \$1.2 million and 3,700+ units at completion) and Orange County Great Park (average value of \$1.2 million+).
- The new 140,000-square-foot Bass Pro Shops Outdoor World destination superstore scheduled to open in 2023 will offer the region's most comprehensive selection of premier outdoor gear with industry-leading, friendly, expert service.



KEY TENANTS

Bass Pro Shops
(Coming Soon)

Bassett Furniture

Courtside Superstore

Living Spaces Furniture

PGA TOUR Superstore

DEMOGRAPHICS (5 MILE RADIUS)

350,000

AVG DAILY TRAFFIC

40

MEDIAN AGE

373,000+

POPULATION

\$916,000+

AVG HOME VALUE

397,000+

DAYTIME POPULATION

\$161,000+

AVG HOUSEHOLD INCOME

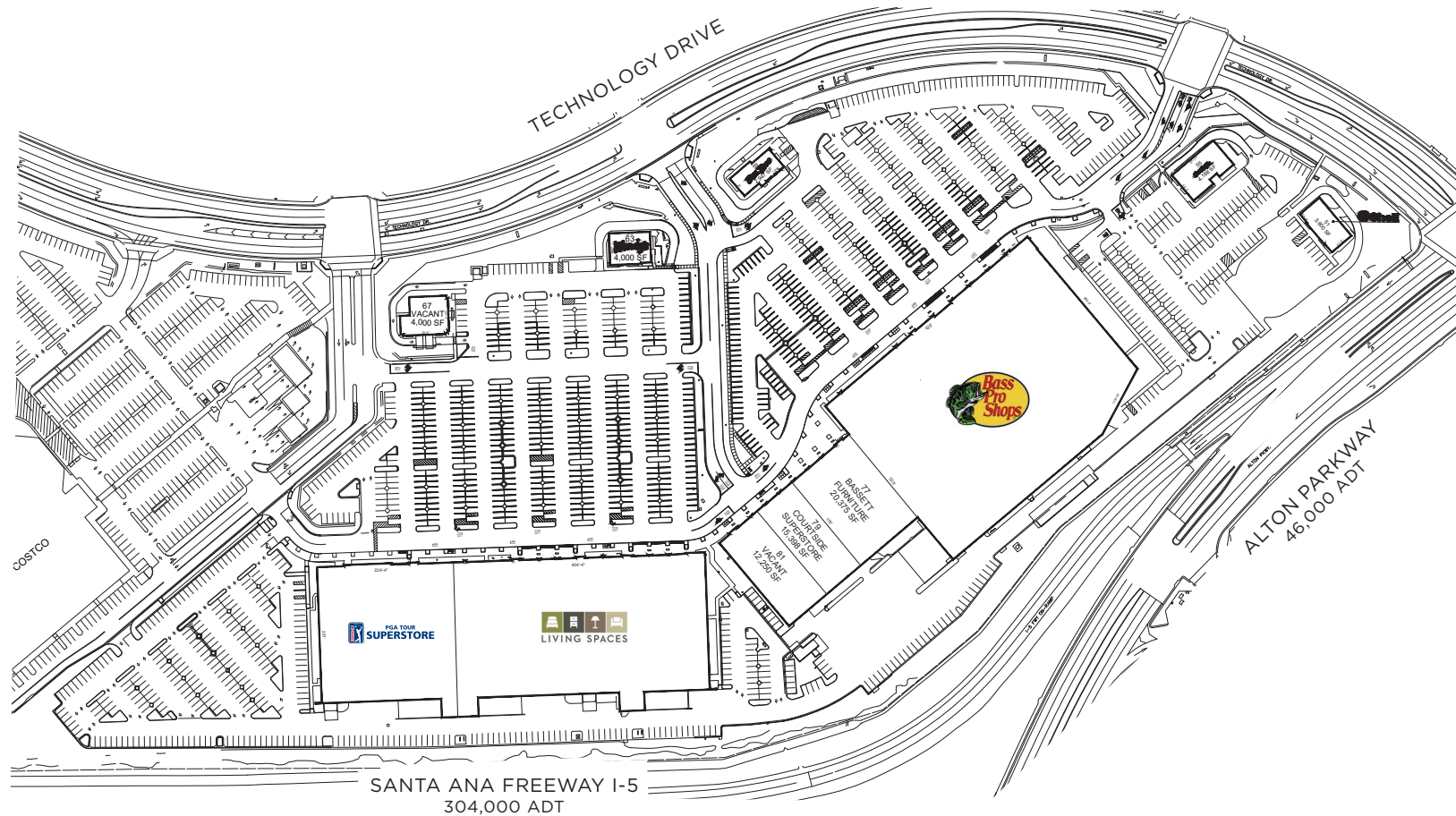


IRVINE COMPANY
RETAIL PROPERTIES

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IRVINECOMPANYRETAIL.COM / FOR LEASING INFORMATION, CALL 949.720.2535

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