



QUAIL HILL® SHOPPING CENTER

6501 - 6875 Quail Hill Pkwy. | Irvine, CA 92603

145,390 SF Gross Leasable Area

- Caters to affluent residents of Quail Hill, Shady Canyon, Oak Creek®, Laguna Altura and the growing Irvine Spectrum® district, home to companies such as Verizon, KPMG, Mazda, Taco Bell and others
- Less than half a mile from high traffic areas of Hoag Hospital Irvine, Hoag Health Center and Kaiser Permanente
- Adjacent to Quail Hill Trailhead and Bommer Canyon, which are both popular destinations among walkers, hikers, bicyclists and other outdoor enthusiasts throughout Orange County

KEY TENANTS

Albertsons
CVS Pharmacy
Starbucks Coffee
Pure Barre
Two Left Forks
O Fine Japanese Cuisine

AVERAGE DAILY TRAFFIC COUNTS

270,000
I-405 Freeway

19,000
Sand Canyon Ave.
at Quail Hill Pkwy.

16,000
Quail Hill Pkwy. at
Sand Canyon Ave.

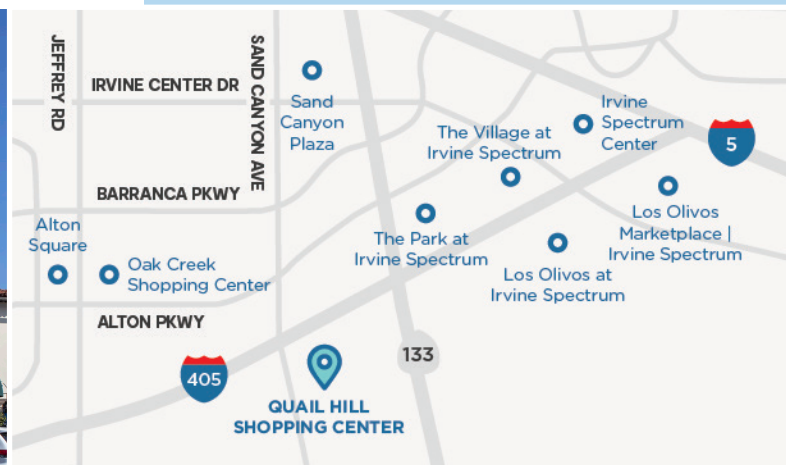
305,000
Total

DEMOGRAPHICS 3 MILE RADIUS

106,511 **80,040** **40**
POPULATION DAYTIME POPULATION AVERAGE AGE

\$1,064,368 **\$151,268**
AVERAGE HOME VALUE AVERAGE HOUSEHOLD INCOME

For leasing information,
call Irvine Company at 949.720.2535

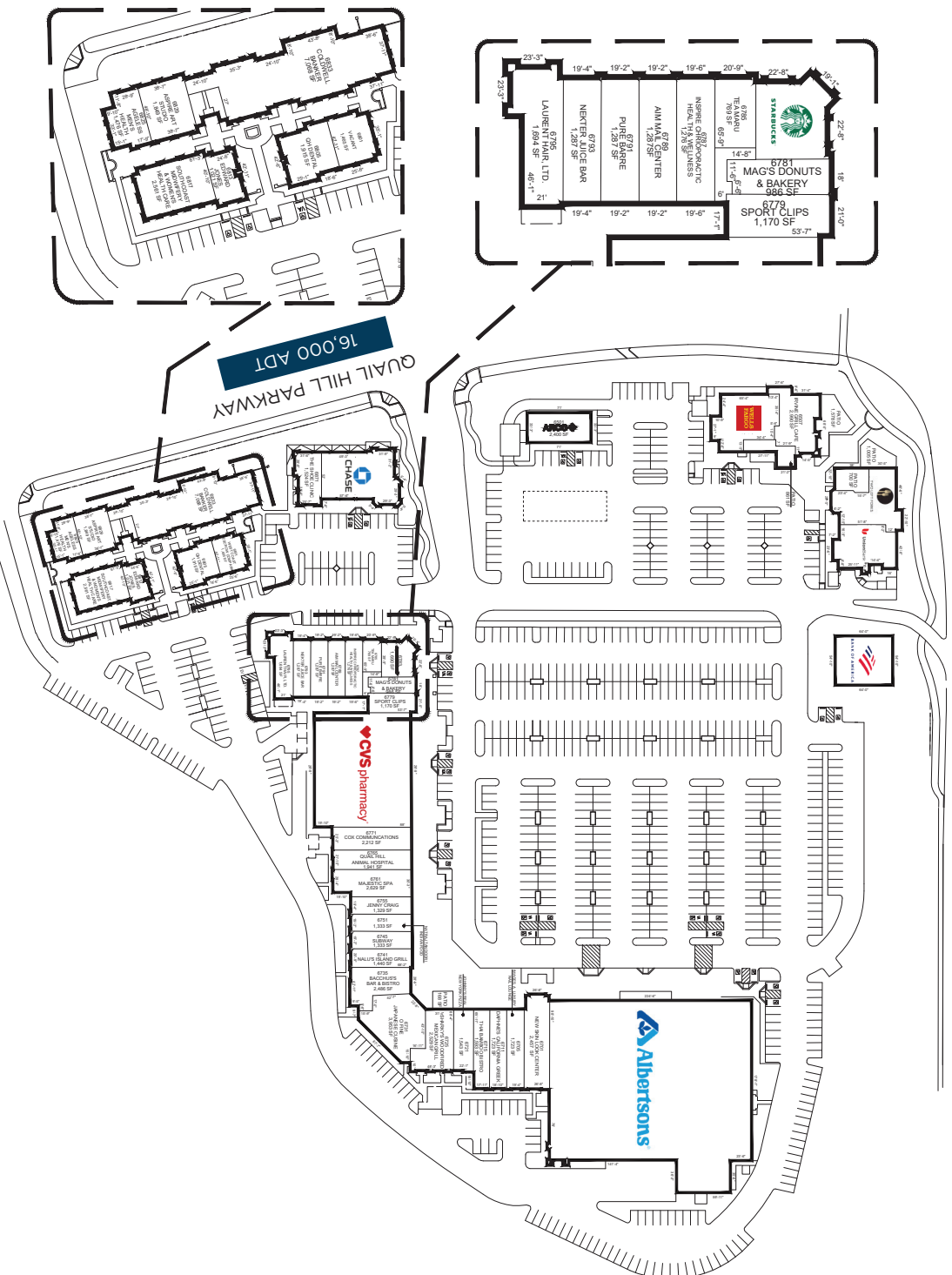


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Irvine, California

19,000 ADT
SAND CANYON AVE.

405
270,000 ADT



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