

**SHOPS & RESTAURANT SPACE FOR LEASE**

# Ironwood Plaza

23900-23980 Ironwood Ave., Moreno Valley  
 NWC Ironwood Ave. & Heacock St.

**RETAIL**



## PROPERTY INFO

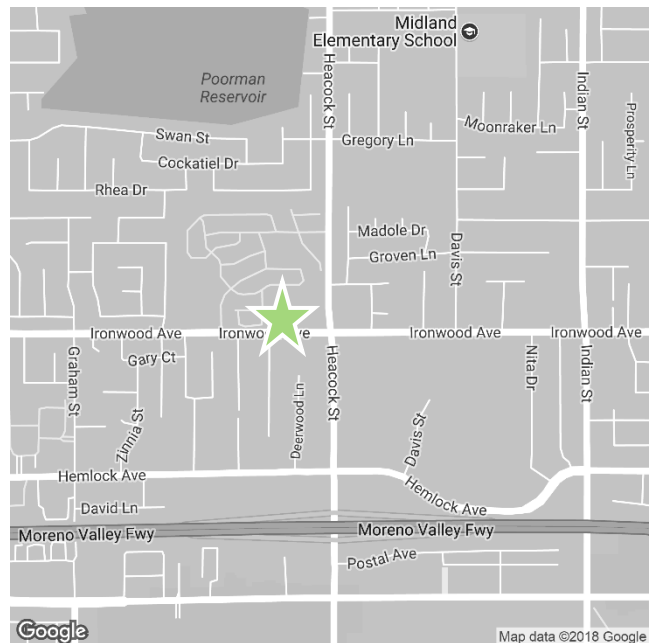
- + Former Restaurant Available w/Patio 2,240 SF
- + Anchored by 99 Cents Only
- + Close proximity to 60 Freeway
- + Signalized intersection
- + Easy ingress/egress

### Demographic Highlights

	1 Mile	2 Miles	3 Miles
Population	24,011	80,003	133,243
Average HH Income	\$55,524	\$66,466	\$69,574
Hispanic Population	59.3%	58.5%	59.3%
Daytime Population	3,820	13,372	26,221

### Traffic Counts

Ironwood Avenue	17,500
Heacock Street	21,800



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## TENANT ROSTER

Unit Number	Tenant	Unit Number	Tenant	Unit Number	Tenant
23900-A	Available ±900 SF October 1, 2019	23900-H	Taqueria	23940-F	Nail Salon
23900-B	Main International Group	23920	99¢ Only	23940-G	Hair Salon
23900-C	Pharmacy	23940-A	Insurance	23940-H	Cleaners
23900-D	Michoacana Ice Cream Coming Soon	23940-B	Agua Pura	23960-A	Mexican Restaurant
23900-E & F	Medical Clinic	23940-C	Metro PCS	23960-B	Juice Store
23900-G	Panda Bowl	23940-D	Available 1,605 SF	23960-C&D	Available 2,486 SF
		23940-E	Smoke Shop	23960-E	Available 2,240 SF (Former Restaurant w/Patio)

## CONTACT US

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