

HAVEN

CORPORATE

CENTER

OWNER/USER OPPORTUNITY FOR SALE



8659 Haven Ave, Suite 100
Rancho Cucamonga, CA 91730



COMMERCIAL REAL ESTATE SERVICES

Reid Sisson | 951.276.3620 | DRE#: 01981528 | rsisson@leeriverside.com

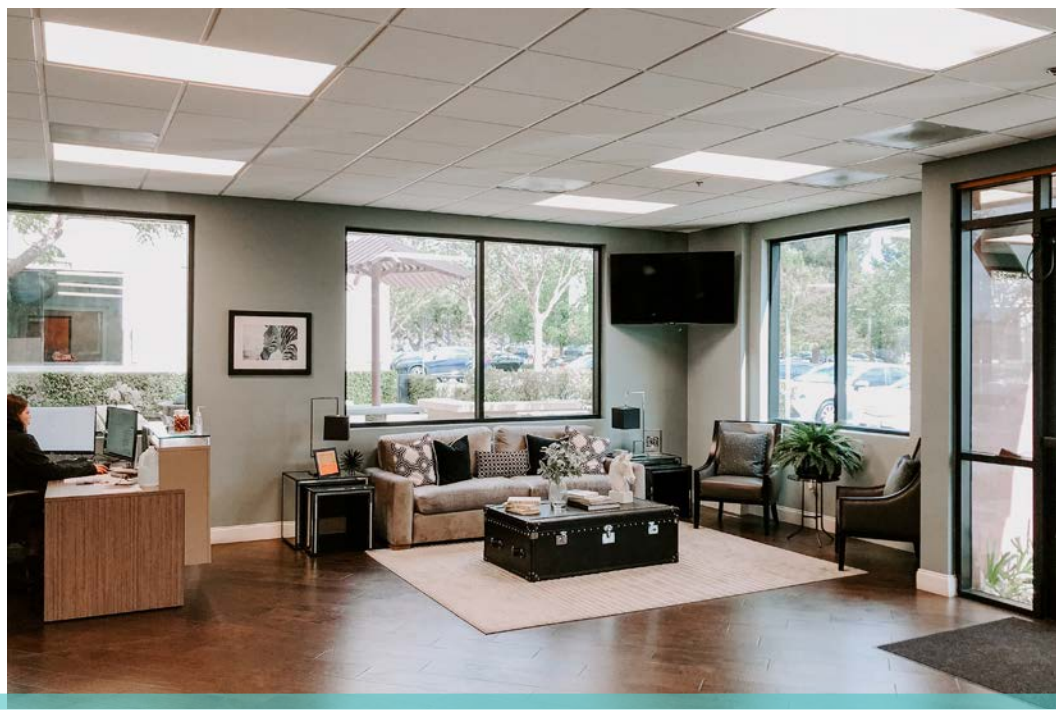
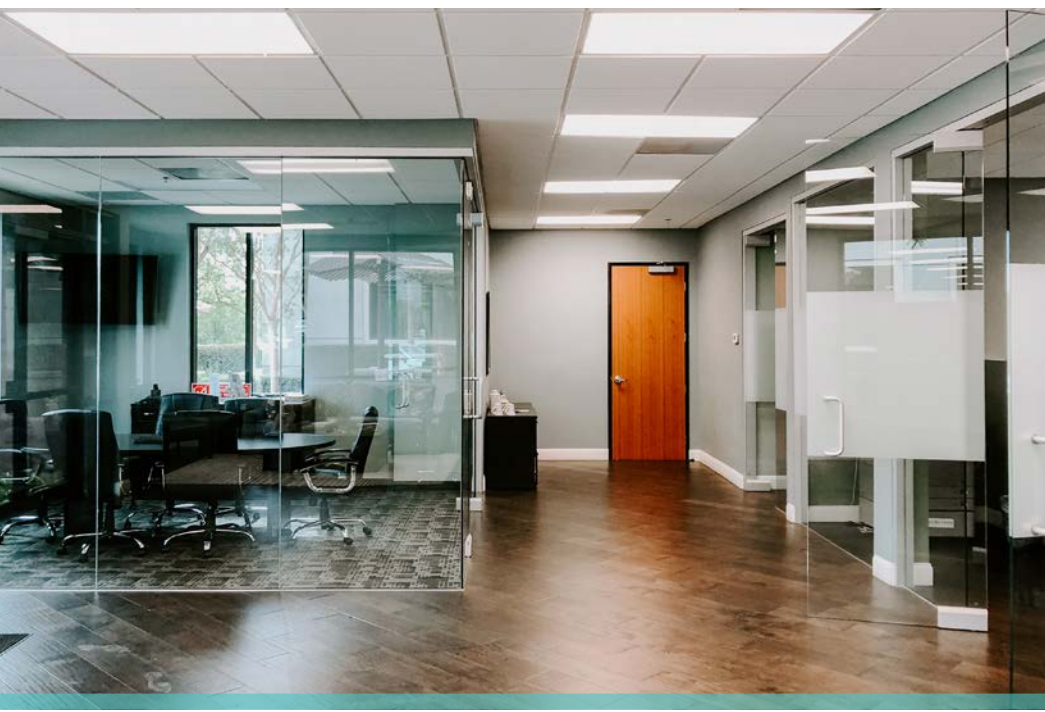
David Mudge, SIOR | 951.276.3611 | DRE#: 01070762 | dmudge@leeriverside.com

No warranty or representation has been made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. Lee & Associates Commercial Real Estate Services, Inc. - Riverside. 3240 Mission Inn Ave., Riverside, CA 92507, 951.276.3600, www.lee-associates.com



Property Highlights

- **Sale Price: \$2,050,000.00**
- **Ground Floor Office Condominium Consisting of Approximately 4,606 SF**
- **Multiple Medical Uses Allowed**
- **Class A Interior Upgrades**
- **Highly Visible Building Signage on Haven Avenue**





AREA INFORMATION



300,859
POPULATION
WITHIN 5
MILES



4.4%
POPULATION
GROWTH
2020-2021



94.7% OF
POPULATION
EMPLOYED



\$106,024
AVERAGE HH
INCOME WITHIN
5 MILES



\$91,811
MEDIAN HH
INCOME WITHIN
5 MILES



96,207
HOUSEHOLDS
WITHIN 5
MILES



428 RETAIL
STORES &
RESTAURANTS
WITHIN 2.8 MILES



NEAREST
HOSPITAL 4.1
MILES AWAY



96,207
ESTIMATED
HOUSEHOLDS
WITHIN 5 MILES



63,338 CPD
@ HAVEN
AVENUE

