

Crown Valley Vista

OPENED Q1 2018

27750 Crown Valley Parkway, Mission Viejo, CA



Site Information

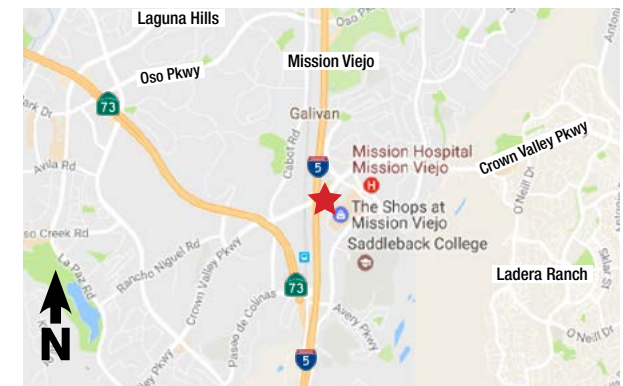
PROJECT SUMMARY

| | |
|-----------------------|--------------|
| Size of Site | 1.88 acres |
| Gross Leasable Area | 9,677 sf |
| Parking Spaces | 80 spaces |
| TRAFFIC COUNTS | |
| Crown Valley Pkwy | ± 66,122 ADT |

Demographics

| | Radius | 1 Mile | 2 Mile | 3 Mile |
|----------------------------|--------|-----------|-----------|-----------|
| 2022 Projection Population | | 10,127 | 59,187 | 134,399 |
| 2017 Estimated Population | | 9,815 | 56,921 | 129,391 |
| 2022 Projection Households | | 3,829 | 20,552 | 46,625 |
| 2017 Estimated Households | | 3,713 | 19,784 | 44,950 |
| HH INCOME | | | | |
| 2017 Average | | \$118,253 | \$135,084 | \$135,678 |
| 2017 Medium | | \$85,869 | \$110,781 | \$109,595 |

Regional Map



Project Developer

www.CalBayCorp.com
Manhattan Beach, CA

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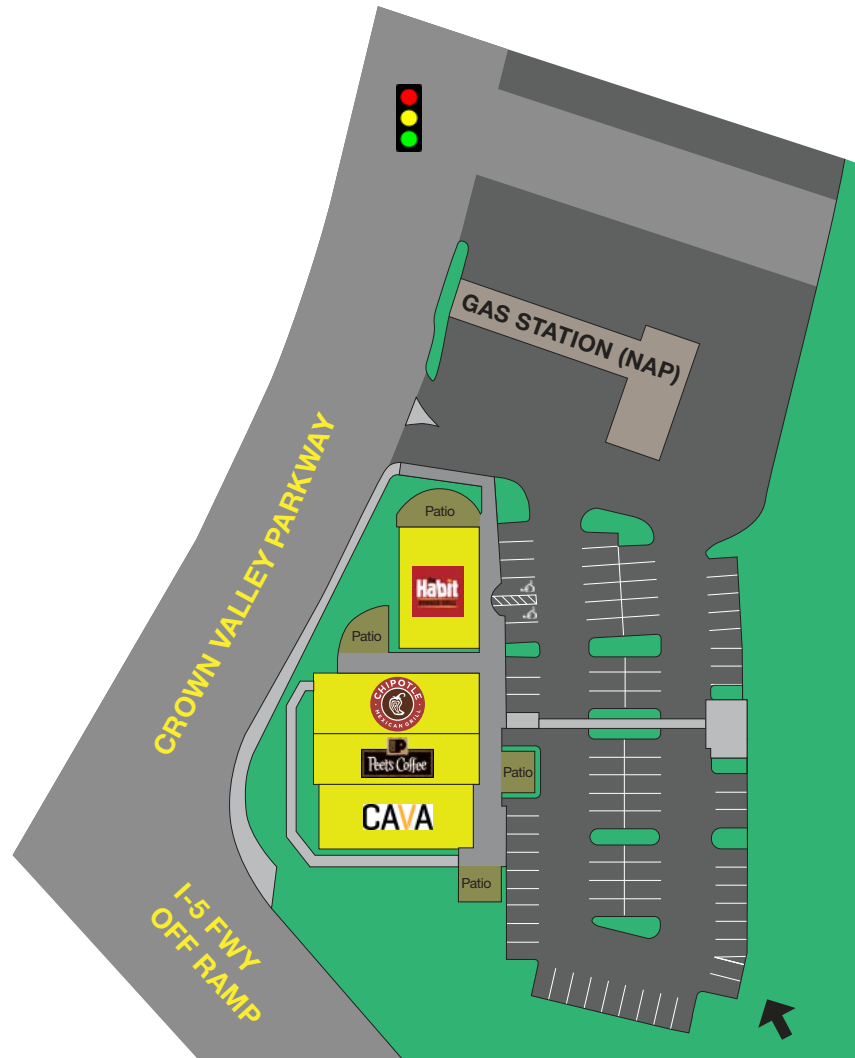
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Tenant and Income Summary

| TENANTS | SIZE | LEASE START | LEASE TERM |
|------------------|------------------|-------------|------------|
| Habit Burger | 2,500 sf* | 3/27/2018 | 10 years |
| Peet's Coffee | 2,135 sf* | 3/15/2018 | 10 years |
| Chipotle | 2,585 sf* | 4/15/2018 | 10 years |
| Cava Grill | 2,457 sf* | 4/25/2018 | 10 years |
| Total GLA | 9,677 sf* | | |

* Excluding patio spaces



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