



FOR LEASE

25411 - 25431 TRABUCO ROAD
LAKE FOREST, CA 92630

DANA PLAZA


25411 - 25431 TRABUCO ROAD, LAKE FOREST, CA 92630

RETAIL | MEDICAL | OFFICE SPACES

LOCATED ON ±143,560 SF (±3.29 ACRE) LOT

 **LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES

TOM GIOIA
SENIOR VICE PRESIDENT
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TRABUCO ROAD
±27,000 VPD

LAKE FOREST DRIVE
±25,000 VPD

AERIAL



BAGELS & BREW

CVS

Ralphs

Pouch

Taekwondo Center

ups

LAKE FOREST PROFESSIONAL SCHOOL

CHASE

Mobil

7-ELEVEN

Shell

SUBWAY

TRABUCO RD

LAKE FOREST DR

OLD TRABUCO RD

DANA PLAZA



PROPERTY FEATURES

- Great Access: Located directly on the corner of Lake Forest Dr & Trabuco Rd
- Parking: 135 surface level parking spaces
- Tenants: Strong anchor tenants including 7-Eleven, Subway, Montessori School, and Exxon Mobil
- Dense Population: Highly dense population surrounding the property
- Gross Building Area: 31,600 SF
- Site Size: 143,560 SF (3.29 AC)
- Zoning: Neighborhood Commercial

NEARBY FREEWAYS

- I-5: 280,000 Vehicles Per Day
- 214 Toll Road: 35,000 Vehicles Per Day

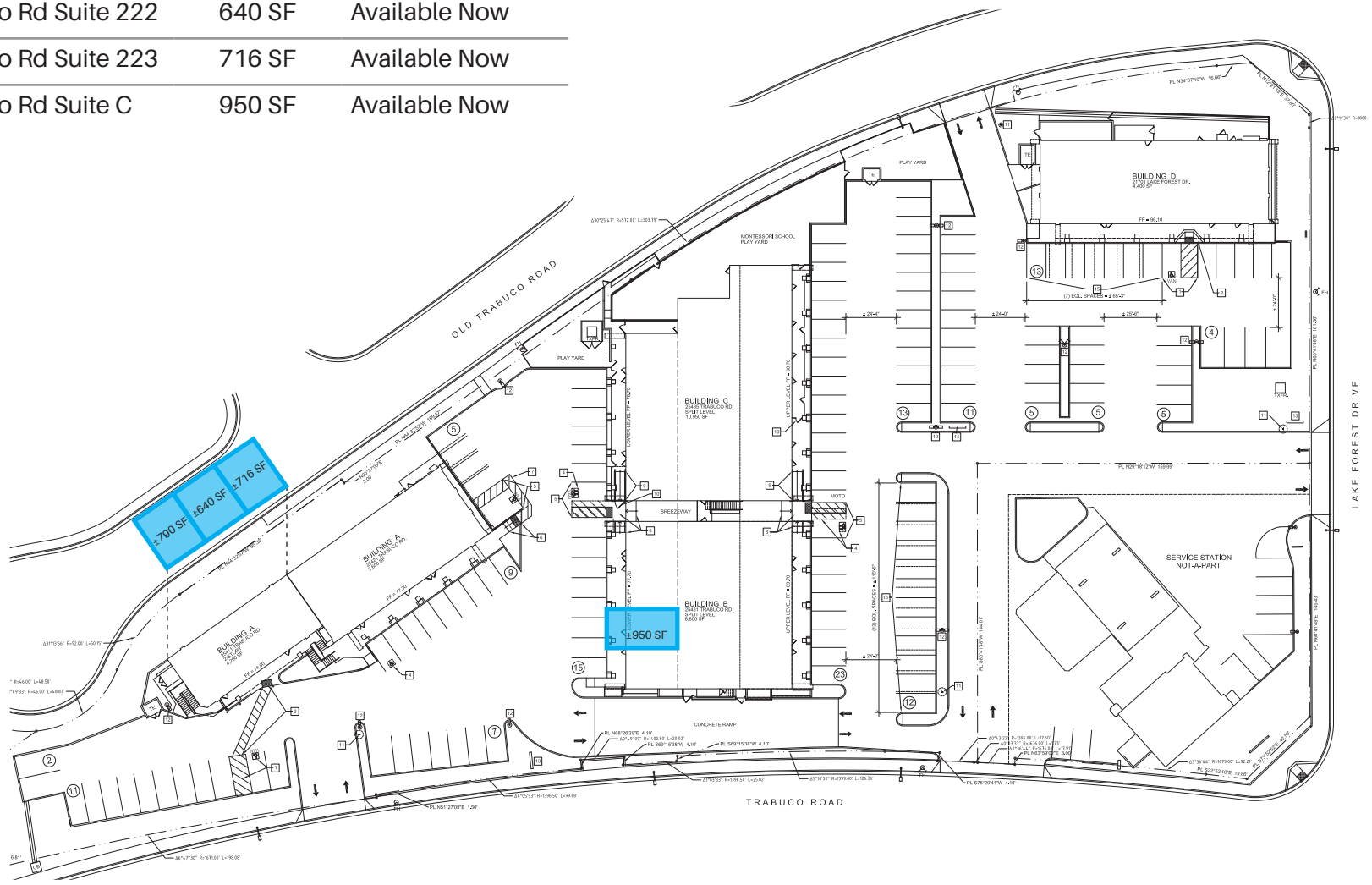
DEMOGRAPHICS

	3 Miles	5 Miles	10 Miles
Population	117,379	296,920	844,762
Median Household Income	\$133,273	\$139,972	\$144,734
Total Households	41,564	109,759	306,403

SITE PLAN

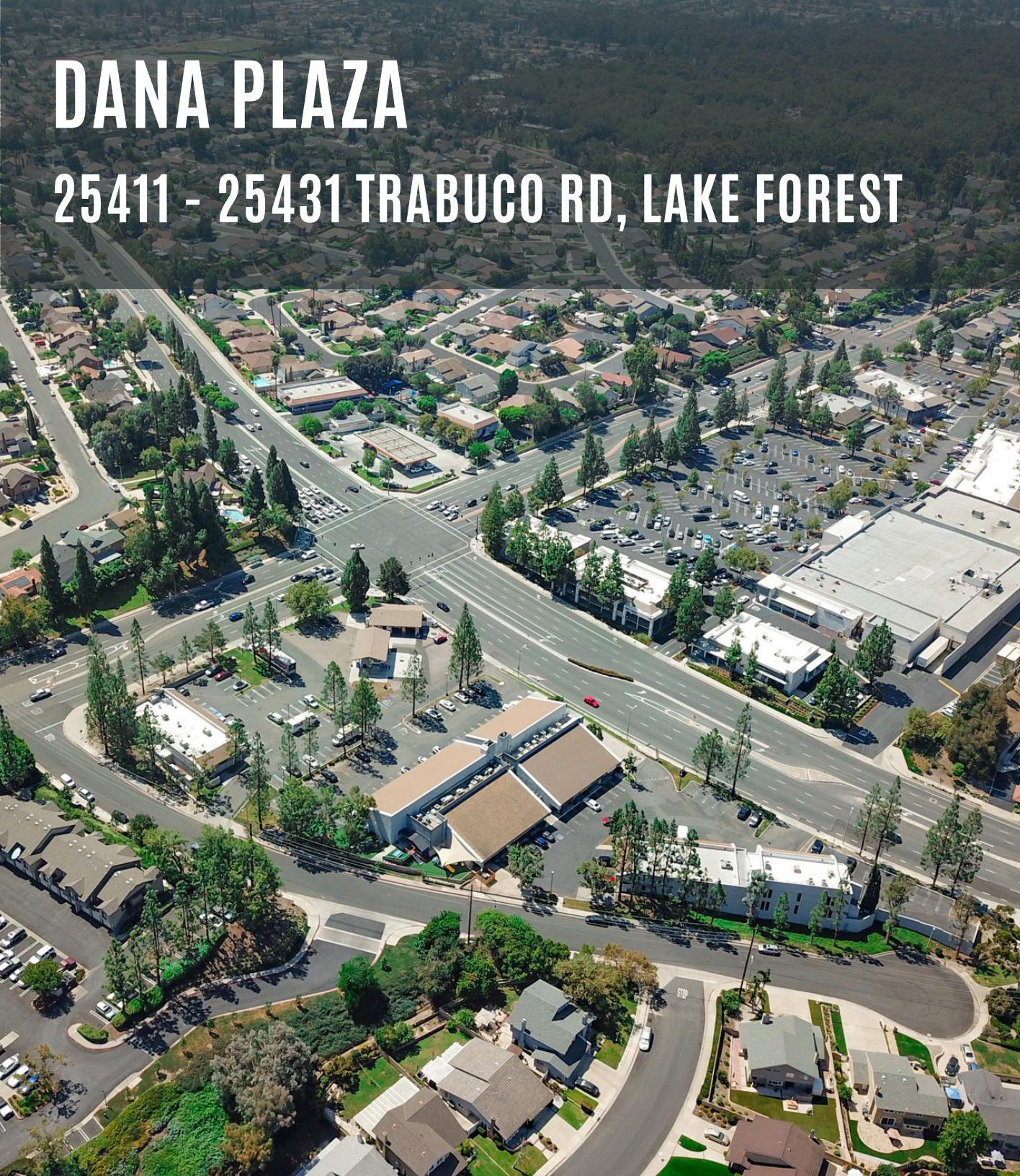
AVAILABLE SPACES:

Bldg 25411 Trabuco Rd Suite 221	790 SF	Available Now
Bldg 25411 Trabuco Rd Suite 222	640 SF	Available Now
Bldg 25411 Trabuco Rd Suite 223	716 SF	Available Now
Bldg 25431 Trabuco Rd Suite C	950 SF	Available Now



DANA PLAZA

25411 - 25431 TRABUCO RD, LAKE FOREST



CONTACT FOR MORE INFO



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