

## KEY FEATURES

- 3 Modern Office Suites
- Cal Poly Pomona University Community Suites
- Integrated Alumni Businesses
- Secured Area & Parking
- Common Area Conference Rooms
- Common Area Kitchen
- Close Proximity to Major Freeways
- 5:1000 Parking Ratio

**3650 - 3670 W. TEMPLE AVE**  
**POMONA, CA 91768**

REMAX MASTERS 14760 PIPELINE AVE, CHINO HILLS, CA 91709

Hector Lopez  
Managing Director  
213-700-8831  
hectorlopez@remax.net  
DRE #01862220

Fernando Carmona  
Industrial & Investment  
909-568-8474  
fcarmona.remax@gmail.com  
DRE#01503578

Jawad Fakhouri  
Commercial Associate  
Direct: 626-727-0804  
fakhouri.jawad@gmail.com  
DRE# 02125797



**RE/MAX**  
COMMERCIAL



# SUITES AVAILABLE

## BUILDING B

3660 W. Temple Ave Pomona, CA 91768

 Leased	 Elevators
 Wetlabs	 Common Areas
 Restrooms	 Vacant

- Bldg. 220B Suites 234B 497 SF
- Suite 235 1,244 SF



THIS INFORMATION HAS BEEN SECURED FROM SOURCES WE BELIEVE TO BE RELIABLE, BUT WE MAKE NO REPRESENTATIONS OR GUARANTEES, EXPRESSED OR IMPLIED, AS TO THE ACCURACY OF THE INFORMATION. REFERENCES TO SQUARE FOOTAGE OR AGE ARE APPROXIMATE. BUYER MUST VERIFY THE INFORMATION AND BEARS ALL RISK FOR ANY INACCURACIES.

Hector Lopez  
Managing Director  
213-700-8831  
hectorlopez@remax.net  
DRE #01862220

Fernando Carmona  
Industrial & Investment  
909-568-8474  
fcarmona.remax@gmail.com  
DRE#01503578

Jawad Fakhouri  
Commercial Associate  
Direct: 626-727-0804  
fakhouri.jawad@gmail.com  
DRE# 02125797




REMAX MASTERS 14760 PIPELINE AVE, CHINO HILLS, CA 91709

**RE/MAX**  
COMMERCIAL

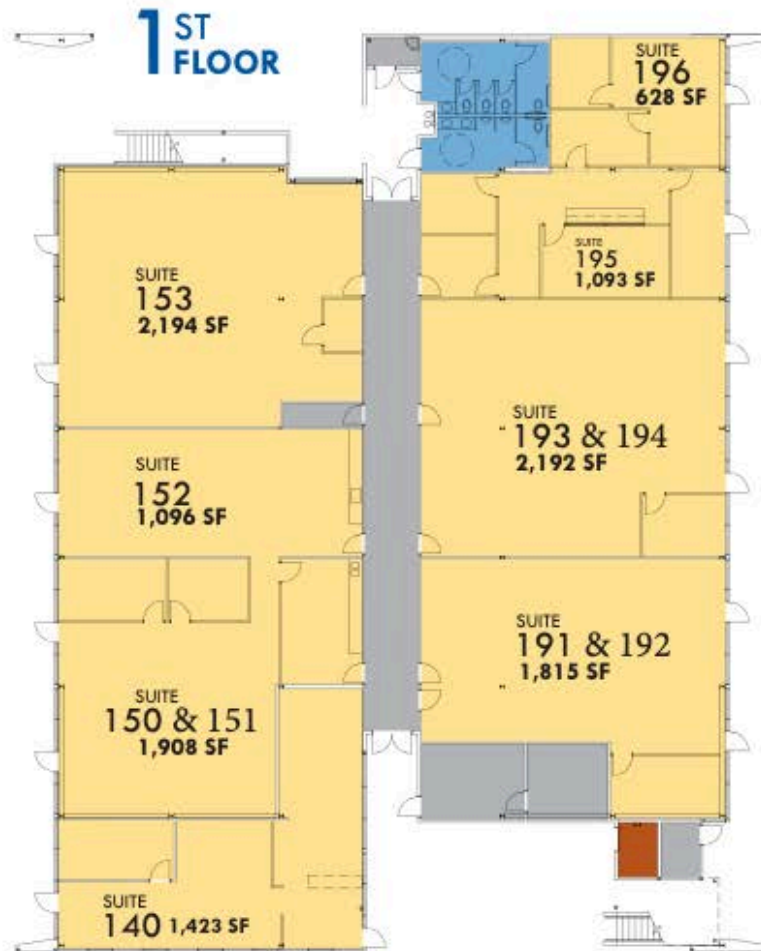
# SUITES AVAILABLE

## BUILDING C

3670 W. Temple Ave Pomona, CA 91768

 Leased	 Elevators
 Wetlabs	 Common Areas
 Restrooms	 Vacant

- Bldg. 220C (Suite 273/275) 2,188 SF



\*NOT TO SCALE

Hector Lopez  
Managing Director  
213-700-8831  
hectorlopez@remax.net  
DRE #01862220

Fernando Carmona  
Industrial & Investment  
909-568-8474  
fcarmona.remax@gmail.com  
DRE#01503578

Jawad Fakhouri  
Commercial Associate  
Direct: 626-727-0804  
fakhouri.jawad@gmail.com  
DRE# 02125797

REMAX MASTERS 14760 PIPELINE AVE, CHINO HILLS, CA 91709

**RE/MAX**  
COMMERCIAL



The Center for Training, Technology & Incubation (CTTi) provides emerging to medium-size companies the opportunity to lease office and wetlab space in an environment that helps accelerates successful growth. CTTi tenants work in an environment that fosters communication among entrepreneurs; facilitates collaborations with Cal Poly Pomona researchers and students; while leasing office and wetlab space designed to expand with company growth.

The primary focus was on attracting research and development organizations interested in partnering with the university to complement and enhance university programs. American Red Cross and Southern California Edison chose Innovation Village for the access to faculty and students as well as the numerous amenities that are unequalled in the current commercial real estate marketplace. Currently there are 3 spaces available for lease. Contact us for tours.

**Hector Lopez**  
Managing Director  
213-700-8831  
[hectorlopez@remax.net](mailto:hectorlopez@remax.net)  
DRE #01862220

**Fernando Carmona**  
Industrial & Investment  
909-568-8474  
[fcarmona.remax@gmail.com](mailto:fcarmona.remax@gmail.com)  
DRE#01503578

**Jawad Fakhouri**  
Commercial Associate  
Direct: 626-727-0804  
[fakhouri.jawad@gmail.com](mailto:fakhouri.jawad@gmail.com)  
DRE# 02125797

REMAX MASTERS 14760 PIPELINE AVE, CHINO HILLS, CA 91709





THIS INFORMATION HAS BEEN SECURED FROM SOURCES WE BELIEVE TO BE RELIABLE, BUT WE MAKE NO REPRESENTATIONS OR GUARANTEES, EXPRESSED OR IMPLIED, AS TO THE ACCURACY OF THE INFORMATION. REFERENCES TO SQUARE FOOTAGE OR AGE ARE APPROXIMATE. BUYER MUST VERIFY THE INFORMATION AND BEARS ALL RISK FOR ANY INACCURACIES.

**Hector Lopez**  
Managing Director  
213-700-8831  
[hectorlopez@remax.net](mailto:hectorlopez@remax.net)  
DRE #01862220

**Fernando Carmona**  
Industrial & Investment  
909-568-8474  
[fcarmona.remax@gmail.com](mailto:fcarmona.remax@gmail.com)  
DRE#01503578

**Jawad Fakhouri**  
Commercial Associate  
Direct: 626-727-0804  
[fakhouri.jawad@gmail.com](mailto:fakhouri.jawad@gmail.com)  
DRE# 02125797

REMAX MASTERS 14760 PIPELINE AVE, CHINO HILLS, CA 91709



SUITE 234B



Hector Lopez  
 Managing Director  
 213-700-8831  
[hectorlopez@remax.net](mailto:hectorlopez@remax.net)  
 DRE #01862220

Fernando Carmona  
 Industrial & Investment  
 909-568-8474  
[fcarmona.remax@gmail.com](mailto:fcarmona.remax@gmail.com)  
 DRE#01503578

Jawad Fakhouri  
 Commercial Associate  
 Direct: 626-727-0804  
[fakhouri.jawad@gmail.com](mailto:fakhouri.jawad@gmail.com)  
 DRE# 02125797

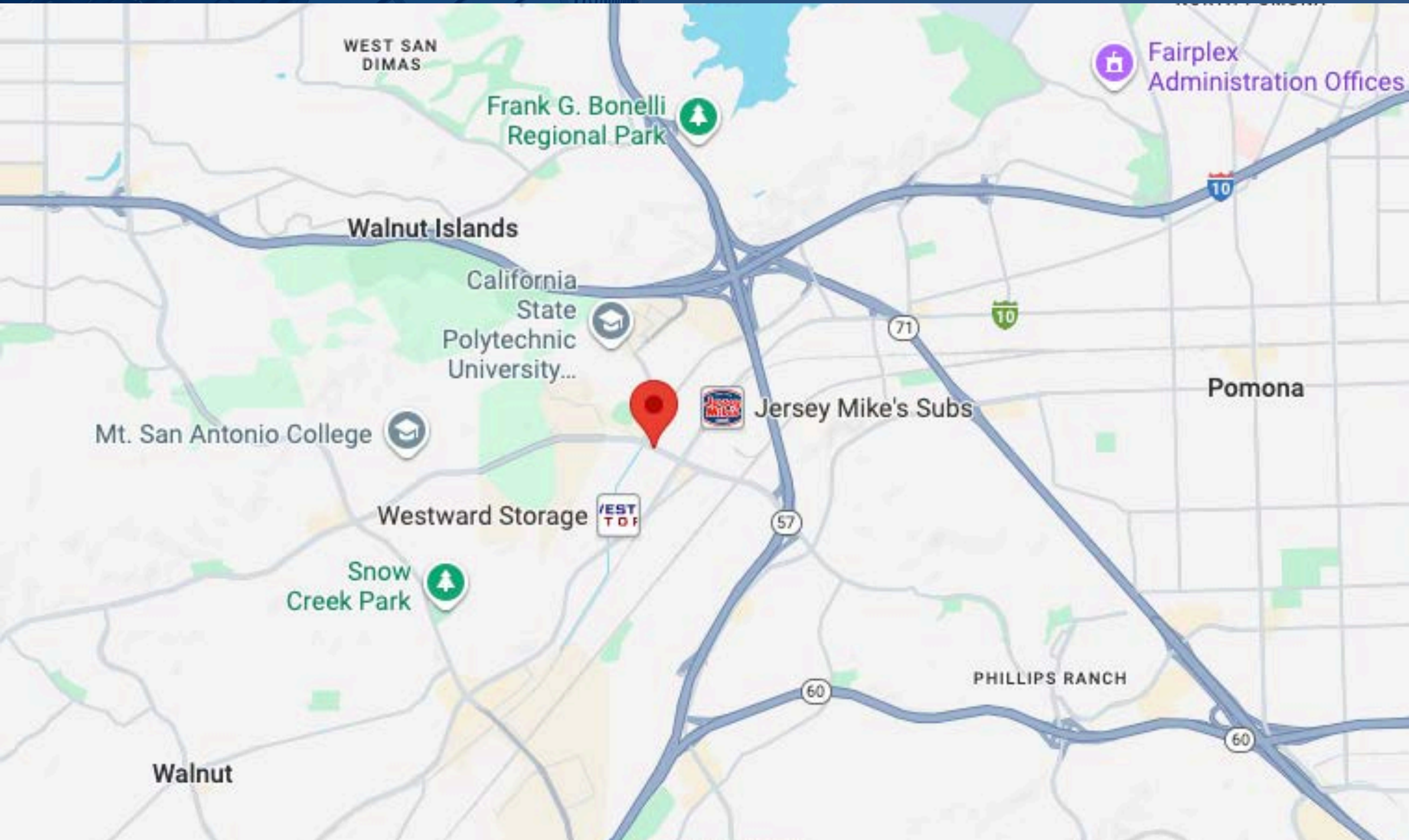
SUITE 273/275



SUITE 235

REMAX MASTERS 14760 PIPELINE AVE, CHINO HILLS, CA 91709



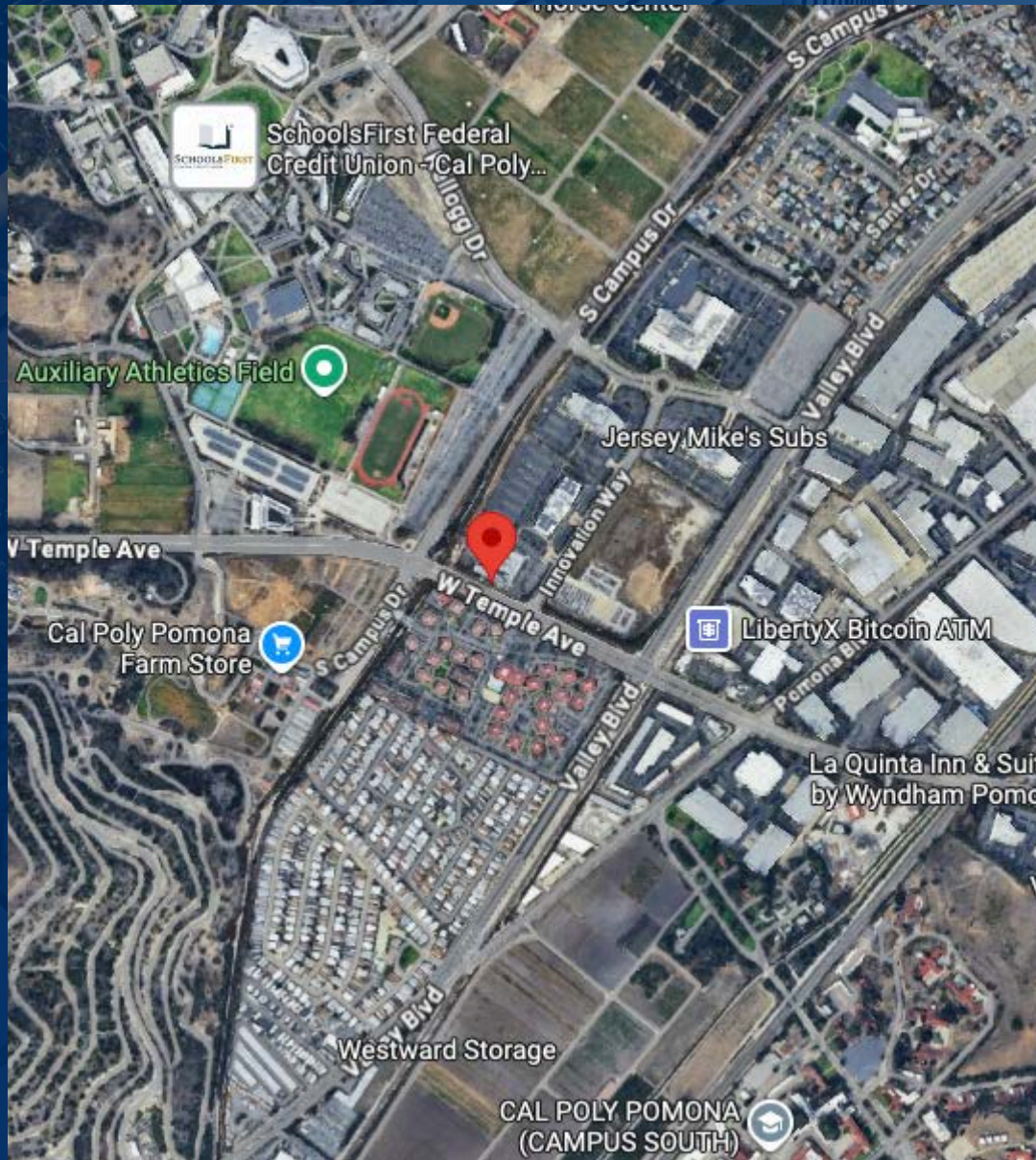


Hector Lopez  
Managing Director  
213-700-8831  
hectorlopez@remax.net  
DRE #01862220

Fernando Carmona  
Industrial & Investment  
909-568-8474  
fcarmona.remax@gmail.com  
DRE#01503578

Jawad Fakhouri  
Commercial Associate  
Direct: 626-727-0804  
[fakhouri.jawad@gmail.com](mailto:fakhouri.jawad@gmail.com)  
DRE# 02125797

# FOOTPRINT



\*NOT TO SCALE

Hector Lopez  
Managing Director  
213-700-8831  
hectorlopez@remax.net  
DRE #01862220

Fernando Carmona  
Industrial & Investment  
909-568-8474  
fcarmona.remax@gmail.com  
DRE#01503578

Jawad Fakhouri  
Commercial Associate  
Direct: 626-727-0804  
fakhouri.jawad@gmail.com  
DRE# 02125797

REMAX MASTERS 14760 PIPELINE AVE, CHINO HILLS, CA 91709

**RE/MAX**  
COMMERCIAL



# POMONA, CA

📍 CENSUS PLACE

➕ ADD COMPARISON

2023 POPULATION

148,391

0.961% 1-YEAR DECLINE

US SENATOR



Alex Padilla

DEMOCRATIC PARTY

US SENATOR



Adam Schiff

DEMOCRATIC PARTY

2023 MEDIAN AGE

35.4

2.91% 1-YEAR INCREASE

2023 POVERTY RATE

14.2%

4.59% 1-YEAR DECREASE

2023 MEDIAN HOUSEHOLD INCOME

\$78,869

7.28% 1-YEAR GROWTH

2023 EMPLOYED POPULATION

69,602

0.646% 1-YEAR GROWTH

## Employment by Industries

Workforce

All

Value

69.6k

2023 VALUE  
± 2352

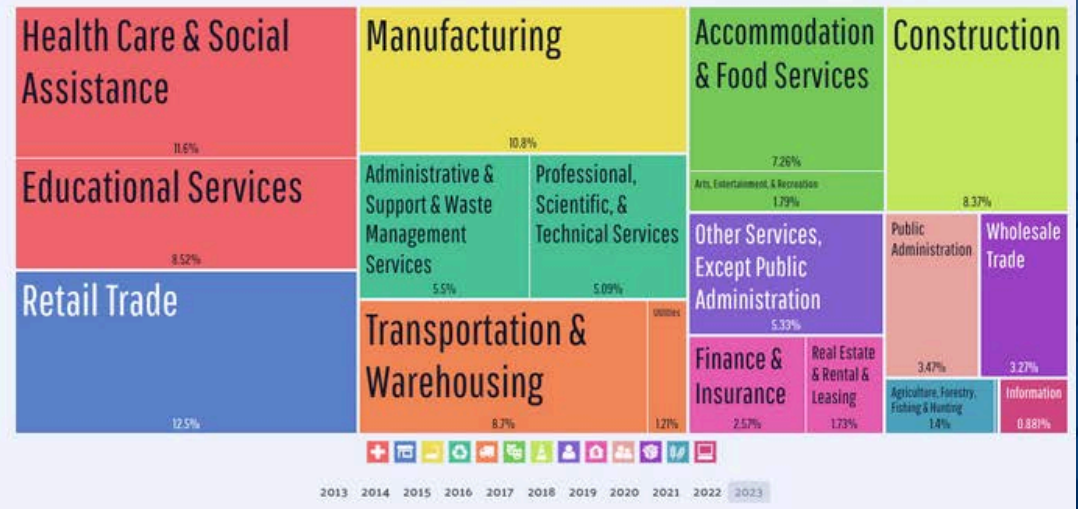
0.646%

1 YEAR GROWTH  
± 429%

From 2022 to 2023, employment in Pomona, CA grew at a rate of 0.646%, from 69.2k employees to 69.6k employees.

The most common employment sectors for those who live in Pomona, CA, are Retail Trade (8,687 people), Health Care & Social Assistance (8,083 people), and Manufacturing (7,513 people). This chart shows the share breakdown of the primary industries for residents of Pomona, CA, though some of these residents may live in Pomona, CA and work somewhere else. Census data is tagged to a residential address, not a work address.

Data from the Census Bureau ACS 5-year Estimate



FOR FULL DETAILED DEMOGRAPHICS: [HTTPS://DATAUSA.IO/PROFILE/GEO/POMONA-CA/](https://datausa.io/profile/geo/pomona-ca/)

Hector Lopez  
Managing Director  
213-700-8831  
hectorlopez@remax.net  
DRE #01862220

Fernando Carmona  
Industrial & Investment  
909-568-8474  
fcarmona.remax@gmail.com  
DRE#01503578

Jawad Fakhouri  
Commercial Associate  
Direct: 626-727-0804  
fakhouri.jawad@gmail.com  
DRE# 02125797