



POWER ANCHORED SHOPPING CENTER - PAD SPACE AVAILABLE

16123 HARBOR BLVD
FOUNTAIN VALLEY, CA

SITE PLAN



Suite	Tenant	SF	Asking Rent
16111	Curacao		
16123	Available	2,720sf	\$1.75psf
16125	Available	2,000sf	\$2.00psf
16127	Available	3,000sf	\$2.00psf
16131	Available	3,040sf	\$1.50psf
16141	Dollar Tree		
16147	Metro Furniture		
16151, 16161	Coastline Beauty College		
16163	A&J Laundry		
16165	Nail Salon		
16169	Viet Anh Be M.D. Gynecology		
16173	Dr. Tiep Nguyen Dentist		
16177	Restore Chiropractor		
16201	Planet Fitness		
16201	Walgreens		
16101	Carls Jr		
16123	Gamestop - Available	2,769sf	\$4.25psf
16155A	Lees Sandwiches		
16155B	Available (In building with Lees)	1,891sf	\$2.50psf
16175	Com Tam BBQ Restaurant		
16225	The Coffee Bean & Tea Leaf		
16177	Restore Chiropractor		



PROPERTY OVERVIEW

PROPERTY HIGHLIGHTS

- Anchored by Curacao Department store, Dollar Tree, Planet Fitness, and Walgreens
- Gamestop - 2,769sf, Lease ends May 31, 2019- Tremendous Freestanding Restaurant or Retail opportunity (Can be converted into a drive-thru)
- Excellent visibility from Harbor Blvd and Edinger Avenue
- Near Los Amigos High School- 1,800 students
- Near Valley High School- 2,000 students
- Terrific co-tenancy
- Dense population
- 2 miles away from the 405 HWY
- 1 mile away from Mile Square Regional Park



RETAIL MAP



SPACE FOR LEASE

16123 HARBOR BLVD FOUNTAIN VALLEY, CA

Exclusive Leasing Agents



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