



NewMark Merrill
COMPANIES

Retail that resonates




PLACENTIA
TOWN CENTER

YORBA LINDA BLVD
& KRAEMER BLVD

Located at the Southeast corner of Yorba Linda Blvd. & Kraemer Blvd. • Placentia, CA
www.newmarkmerrill.com



Major Retailers:

Marshalls

CVS pharmacy

ROSS
DRESS FOR LESS

BANK OF AMERICA

BASKIN
BR
ROBBINS™

POSTAL ANNEX
YOUR HOME OFFICE



ARCO

A Masterful Mix

Over 23 Tenants also including:

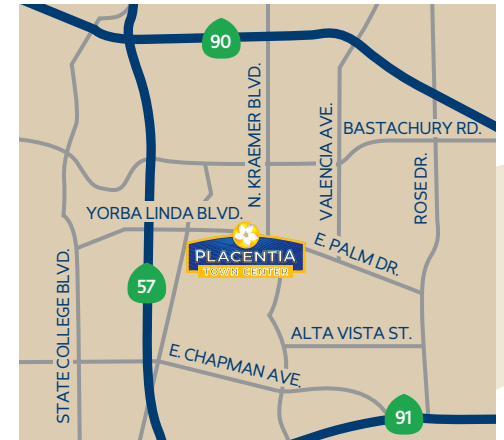
Massage Envy, Philly's Best, KC Nails, Avalon Bagels, Courtesy Cleaners, Mr. D's Diner & Bar, Uptown Cheapskate



12-6 pm
Busiest Time
of Day

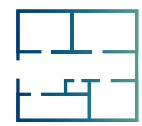


57 min.
Avg. Length
of Visit





YORBA LINDA BLVD
& KRAEMER BLVD



142,666

SF OF RETAIL SPACE



For Leasing Information
please contact:

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Darren Bovard

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#	TENANT	SF
1	AVAILABLE	1,800
2	KC Nails	1,080
3	Courtesy Cleaners	1,200
4	Fix It Now	480
5	Avalon Bagels	2,460
6	Postal Annex	1,540
7	CVS	28,800
8	Craftsman Wood Fired Pizza	3,940
9/10	Hi Deal	4,130

#	TENANT	SF
11	Children's Happy Teeth/ Braces	4,130
12	Marshalls	24,768
13	AVAILABLE	4,720
14	Massage Envy	2,950
15	Uptown Cheapskate	4,130
16	Ross	26,400
17	The Whole Enchilada	2,580
18	Baskin Robbins	1,117
19	Mr. D's Diner & Bar	8,935

#	TENANT	SF
20	Bank of America	11,162
21	McDonald's	2,904
22	Off The Boat Fish Grill	1,915
23	Phillys Best	1,525

57



EL DORADO HIGH SCHOOL

Walgreens



In the vicinity

Major Employers

- California State University Fullerton
- Kaiser Permanente Orange County
- Embassy Suites By Hilton Brea
- St. Jude Medical Center
- Placentia-Yorba Linda Unified School District
- Anaheim Regional Medical Center

Trade Area Population

262,227

Daytime Population

189,105

Employee Population

109,445

3,271,972 Annual Visits



91st & 95th percentiles

for California and US Shopping Center Traffic



Dynamic Location

37,500 Yorba Linda Blvd. 27,900 N. Kraemer Rd.



VPD Traffic Count

Pylon Signage



Demographics

1 MILE

3 MILE

5 MILE

POPULATION

2024 Population

28,854

163,036

391,683

HOUSEHOLDS

2024 Households

10,329

56,196

130,139

2024-2029 Annual Household Growth Rate

0.39%

0.68%

0.58%

HOUSEHOLD INCOME

2024 Average Household Income

\$126,874

\$148,690

\$147,450

2024 Per Capita Income

\$46,542

\$51,201

\$49,065

HOUSING UNITS

2024 Housing Units

10,801

58,833

135,716

AGE

2024 Median Age

36.5

37.9

38.5





When you love shopping centers, it shows.

www.newmarkmerrill.com



Placentia Town Center Leasing:

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