

FOR LEASE

# Chapman Plaza

3110-3134 E. Chapman Ave, Orange, CA 92869



## Retail / Restaurant Opportunity

1,450 SF

Retail/Light Food Use

1,120 SF -1,780 SF

Retail

1,370 SF

Endcap Improved Restaurant

DO NOT DISTURB EXISTING TENANTS

## DESCRIPTION

- Opportunity to lease on high traffic E Chapman Ave, which is one the main retail arterials in the trade area
- High visibility facade and monument signage available
- Excellent demographics with high disposable incomes within 1, 3, and 5 mile radius
- Convenient access with ample parking
- Great existing mix of established businesses and fast growing local tenants

## EST DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	26,854	164,699	483,108
Avg Household Income	\$155,200	\$162,414	\$147,409
Daytime Population	5,291	94,058	261,037

Source: Esri

## TRAFFIC COUNTS

E. Chapman Avenue	approx. 60,000 cpd
Prospect Street	approx. 30,000 cpd

Source: Costar

## CONTACT

**Terrison Quinn**

949.698.1107 | terrison.quinn@srsre.com  
CA License No. 01789657

**Adam Handfield**

949.698.1109 | adam.handfield@srsre.com  
CA License No. 01959419

# Chapman Plaza

3110-3134 E. Chapman Ave, Orange, CA 92869



- 1 1,370 SF Endcap Improved Restaurant
- 2 1,780 SF Retail **Available (6/1/26)** - Please Do Not Disturb Existing Tenant
- 3 1,120 SF Retail
- 4 1,450 SF Retail/Light Food Use



# Chapman Plaza

3110-3134 E. Chapman Ave, Orange, CA 92869



### CONTACT

**Terrison Quinn**  
949.698.1107  
terrison.quinn@srsre.com  
CA License No. 01789657

**Adam Handfield**  
949.698.1109  
adam.handfield@srsre.com  
CA License No. 01959419

**Site**  
3116 E Chapman Ave  
Orange, CA 92869



This information contained herein was obtained from sources deemed to be reliable; however SRS Real Estate Partners makes no guarantees, warranties or representations as to the completeness or accuracy thereof.