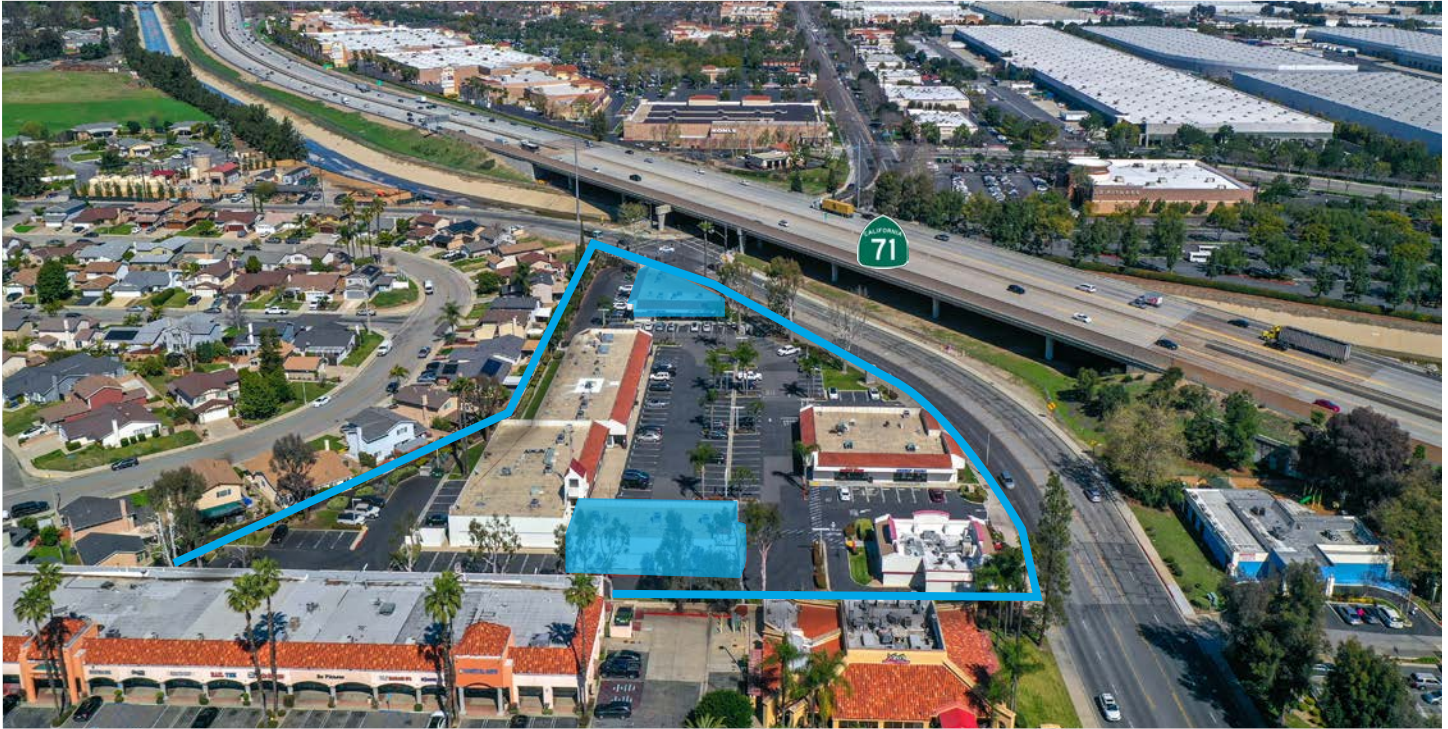


# AVAILABLE FOR LEASE



**CHINO HILLS PLAZA**  
14600 PIPELINE AVE, CHINO, CA 91710



## PROPERTY FEATURES

- High Average Household income neighborhood center.
- Located at Pipeline Avenue & Eucalyptus Avenue Intersect.
- Direct ingress at the signalized intersection of the Pipeline Avenue & 71-FW underpass.
- Multiple points of Ingress/Egress North & Southbound along Pipeline Ave.
- Join a wide array of neighboring accompanying Tenants, including: Wholesale Nutrition, Fit Body Bootcamp, Body Essentials Day Spa, Chino Hills Pizza Company, Super Sergios Mexican Restaurant and more.
- Shop space available directly along Pipeline Avenue at ingress-egress access points.

## 5 MILE RADIUS DEMOS

**237,643**  
POPULATION



**\$137,118**

AVERAGE  
HOUSEHOLD  
INCOME

**DAYTIME  
DEMOGRAPHICS**

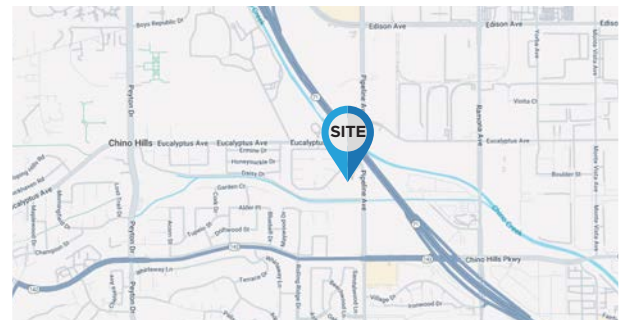
**149,634**

## TRAFFIC COUNTS

**±27,203 CPD At Eucalyptus Ave & Pipeline Ave**



**±101,582 CPD On I-71 Freeway**



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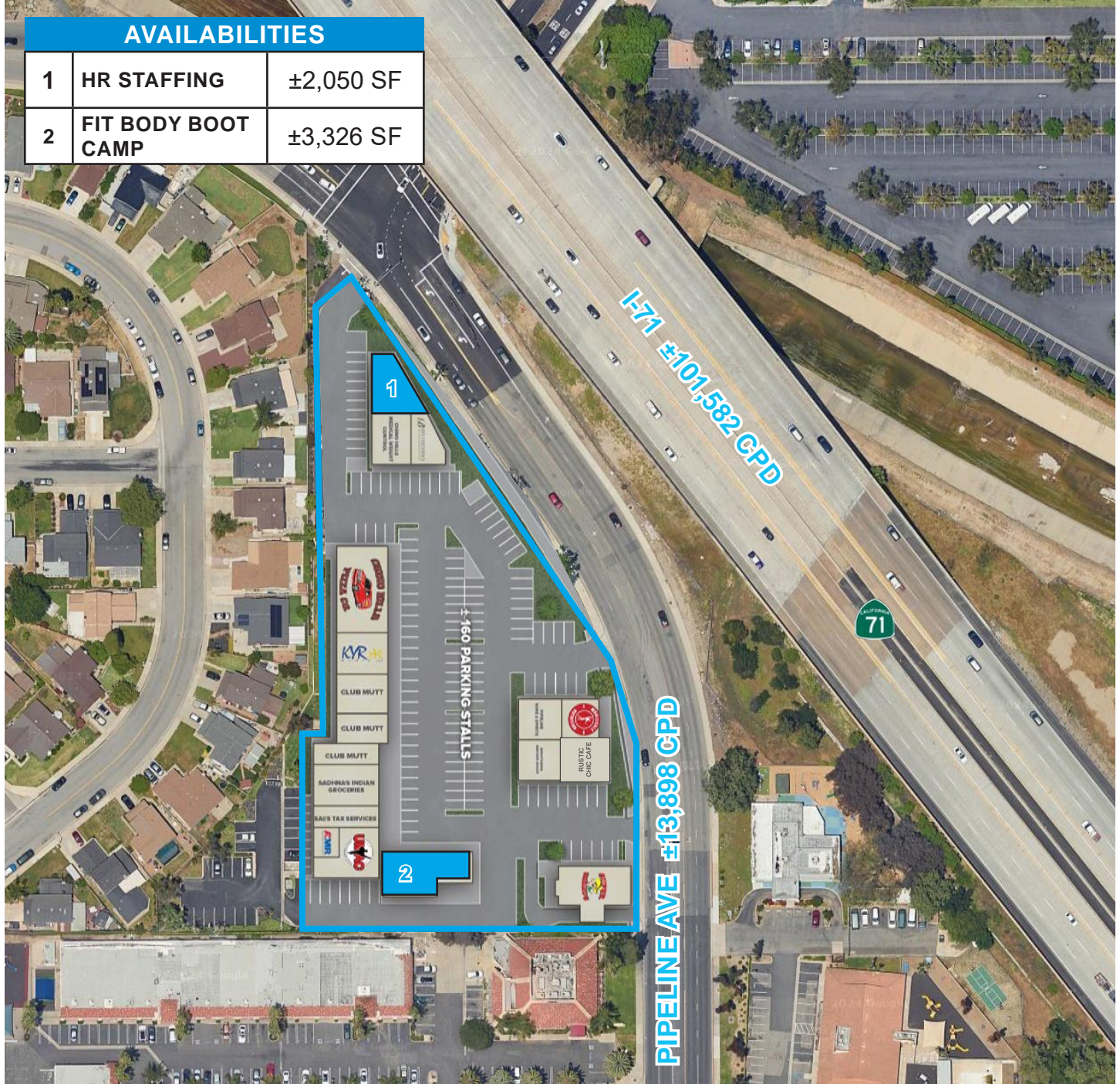
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