



Los Angeles-Long Beach-Anaheim, CA

PUENTE HILLS TOWN CENTER

33.990168, -117.926809
Colima Road & Albatross | Rowland Heights, CA 91748

CENTER SIZE: 258,685 SF



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
👤👤👤	10,388	141,404	365,889
🏠	3,519	38,867	103,875
💰	\$89,989	\$90,622	\$95,344

Surrounded by an affluent community of 141,000+ people with an average household income of \$90,000+ within 3 miles

Strong lineup of national retailers including Marshalls, Planet Fitness & Subway, drawing an estimated 6,200 visits/day and 2.3M visits/year

Located on the SW corner of Colima Rd and Albatross Rd, the major retail thoroughfare in the area

High visibility from 43,000+ vehicles daily and accessibility to the 60 Fwy

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AVAILABLE SPACE

E05	3,200 SF	W21	6,000 SF
E29	750 SF	W35	1,782 SF
W07	2,368 SF		
W10	6,500 SF		
W18	4,280 SF		

CURRENT RETAILERS

E01	MoMo Paradise	3,200 SF
E02	Rowland Heights Jewelry Mart	1,200 SF
E03	ACG Funding	2,800 SF
E09	Planet Fitness	24,995 SF
E10	One Beauty	2,640 SF
E11	IRN Realty and Lincoln Financial	2,560 SF
E12	Longfa	1,600 SF
E13	Sally Beauty Supply	2,000 SF
E14	Young's Optometry	1,600 SF
E17A	Modern Interiors	9,500 SF
E19	Puente Hills Dental Center	1,800 SF
E21	Allstate	1,200 SF
E22	Penny's Flower Shop	900 SF
E23	Lam's Tailoring	900 SF
E24	CT Nails	900 SF
E25	Metro United Bank	10,500 SF
E30	Joyful Chiropractic Clinic	750 SF
E31	Cleopatras	750 SF
E32	Minimore Hair Salon	960 SF
E33	Goodwill	16,500 SF
E34	America's Best Contacts & Eyeglasses	4,000 SF
E35	Rockstar Noodle Bar	1,117 SF
E36	Subway	1,138 SF
E37	Elite Capital Holdings	9,476 SF
W01A	The Habit Burger Grill	3,040 SF
W01B	Mali Thai	2,390 SF
W01C	Higo Sushi	1,970 SF
W01D	PizzaRev	2,113 SF
W02	Panda Car Rental	1,298 SF
W03	Dr. Kim, Dentistry	1,200 SF
W04	Studio 79	1,300 SF
W05	Scottrade	1,500 SF
W06	Spiritea	2,100 SF
W08	Ms. Slim	2,732 SF
W09	East West Bank	3,500 SF
W11	Dollar Tree	12,000 SF
W11A	Shoe City	7,680 SF
W12	Cathay Bank	7,320 SF
W13	US National Realty	2,550 SF
W14	My Gym	2,975 SF
W15B	US Arts & Education Center	3,387 SF



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