

OAKBROOK VILLAGE

24271 Avenida de la Carlota, Laguna Hills, CA

RETAIL / RESTAURANT SPACE AVAILABLE FOR LEASE



Oakbrook Village, a 20-acre shopping center located in Laguna Hills. With outstanding visibility from I-5 Freeway, Oakbrook Village has close to 130,000 square feet of retail space and serves the communities of Laguna Hills, Laguna Woods, Laguna Niguel, Aliso Viejo, and Lake Forest, as well as the surrounding cities of Irvine, Laguna Beach, Dana Point, San Clemente, and San Juan Capistrano.

For leasing, please contact: Fritz Duda Company | 949 723 7100 | leasingCA@fritzduda.com



PROJECT HIGHLIGHTS

STRATEGIC LOCATION / PRIME ACCESS / EXCEPTIONAL OPPORTUNITIES



Features

- Space available for lease in recently remodeled shopping center
- Excellent visibility and access from I-5 Freeway
- Connection w/proposed mixed use project Village at Laguna Hills
- Opportunities for outdoor dining on many spaces
- Oakbrook Village includes the 289 unit Reata Apartments

Join anchor tenants:

**TRADER
JOE'S**



**ROAD RUNNER
SPORTS**

Trade Area Demographics

	1 Mile	3 Miles	5 Miles
Population	22,506	161,557	323,704
Daytime Pop.	24,781	178,018	368,091
Median Age	57.2	45.0	42.3
Avg. Household Income	\$101,011	\$144,861	\$162,019

Traffic Counts

I-5 Freeway:	354,700 ADT
El Toro Road	62,100 ADT
Avenida de la Carlota	14,000 ADT

SITE PLAN OVERVIEW

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OAKBROOK VILLAGE

BUILDING A

SUITE	TENANT	S.F.
A-4	REI	33,000

BUILDING A1

A1-100	Poppy Bank	2,012
A1-120	Kitchen Art	1,978
A1-130	See's Candies	2,660

BUILDING A-2

Trader Joe's	14,000
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BUILDING B

B-1	Amazing Hearing	1,409
B-2	Vacant	1,207
B-3	Nu Star Nails	1,114
B-4	Coeur Pilates OC	1,448

BUILDING C

C-1	Pet Food Express	5,510
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BUILDING E

Available	10,018
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PAD F

Available	7,500
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BUILDING H

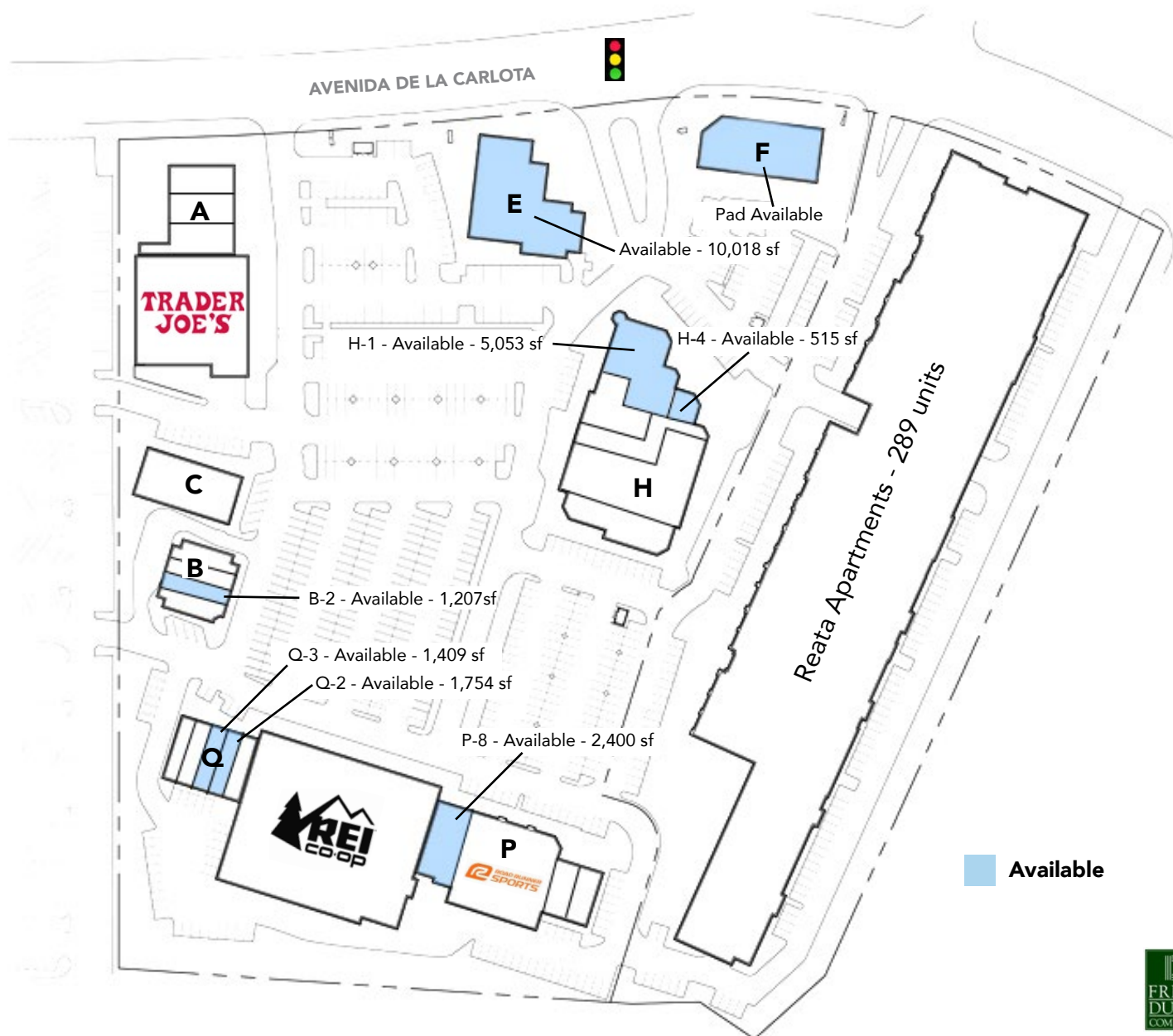
H-1	Woody's Diner	5,053
H-3	Expedia Cruise	950
H-4	Available	515
H-5	Kotobuki Sushi	2,025
H-7	Providence	12,473
H-8	Scratch Bakery Cafe	3,615

BUILDING P

P-1	Ma's House	3,000
P-4	Balvina's	2,020
P-5	Road Runner Sports	7,705
P-8	Available	2,400

BUILDING Q

Q-1	The Hair Gallery	1,050
Q-2	Available	1,754
Q-3	Available	1,409
Q-4	Oakbrook Dental	913
Q-5	Profix Jewelry & Watch	835



AERIAL OVERVIEW

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