

FOR LEASE

Brea Union Plaza

Imperial Highway & Kraemer Boulevard

10,000 SF Pad End-Cap Available

1,700 SF - 2,000 SF Improved Restaurant Available ~ Please Do Not Disturb



Property Highlights

- Top performing 42-acre power center
- Excellent demographics & high disposable incomes within trade area
- Close proximity to 57 Freeway
- Centrally located in one of Orange County's most affluent communities
- Strong traffic counts & great daytime traffic
- Ample parking
- Strong employment

Contact

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SRS REAL ESTATE PARTNERS

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Demographics

EST. 2019	1 MILE	3 MILE	5 MILE
Population	14,717	132,306	326,869
Average Household Income	\$141,265	\$118,815	\$113,157
Daytime Population	14,366	69,812	180,378

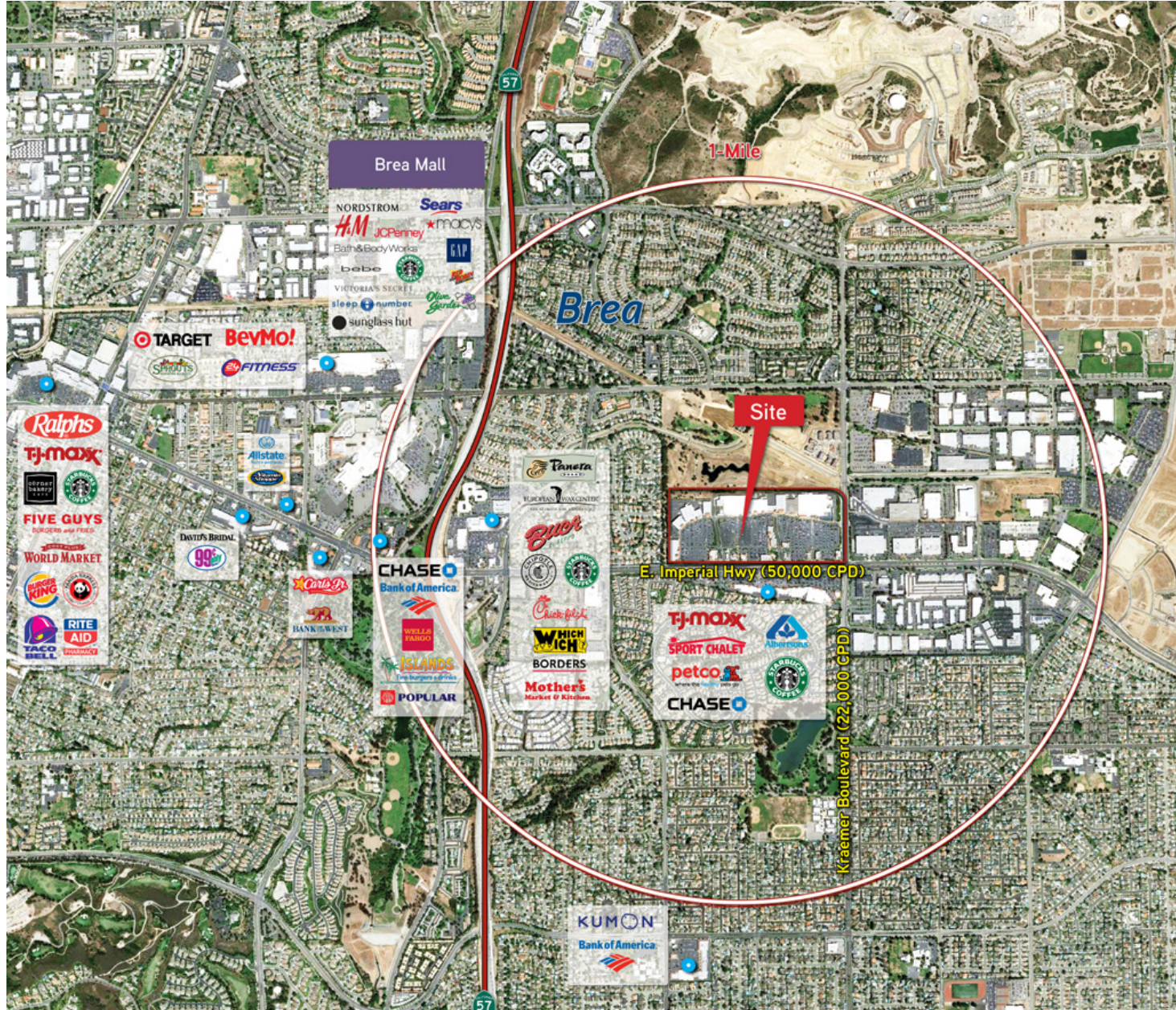
TRAFFIC COUNT

Imperial Highway	approx. 42,500 cars per day
Kraemer Boulevard	approx. 19,000 cars per day
CA 57 Freeway	approx. 267,000 cars per day

Source: Esri 2019



Brea Union Plaza Tenant Directory								
Total GLA: 603,415 SF								
NO.	TENANT	(SF)	NO.	TENANT	(SF)	NO.	TENANT	(SF)
Brea I			2445 L	The Flame Broiler	1,500	2345	Nordstrom Rack	40,725
2435 A	Improved Restaurant	2,000	2445 M	On The Hook	2,200	2335	Sears Outlet	42,997
2435 B	Nektar Juice	1,200	2465-2475	Ralphs	43,312	2315D	Michael's	23,491
2435 C	Bruegger's Bagels	2,100	2485	Party City	10,000	2315B	Moore's Sewing & Vacuum	6,545
2435 D	Chop Stop	1,500	2565	Ross Dress for Less	35,000	2315C	Sola Salon	6,002
2435 E	Improved Restaurant	1,700	2575	Co-Anchor	38,000	2315A	Barbeques Galore	5,950
2435 F	Financial Partners Credit Union	2,000	2515 A	Jerome's Dream Shop	2,800	2395B	Available End-Cap	10,000
2445 A	Super Juicy Dumpling	2,126	2515 B	Gamestop	1,200	2395A	Hallmark	5,615
2445 B	Johnny Steve Han, DDS	1,136	2515 C	Sprint PCS	1,940	Brea III		
2445 C	L & L Hawaiian Barbeque	1,137	2455	Home Depot	109,505	2415	Urgent Care	6,000
2445 D	Mr Baker Café	1,500	2595	Wal Mart	129,000	2545-A1	Hand & Stone Massage	2,800
2445 E	Queen Nails	3,000	2505	McDonald's	2,524	2545-A2	Nail Garden	1,750
2445 F	Inferno Wings	2,025	2525	Arby's	3,300	2545-B	Navy Federal Credit Union	3,300
2445 G	Improved Restaurant	1,880	Brea II			2535	Jeweler's Touch	6,000
2445 H	Sushi In Motion	3,000	2375	Staples	24,000			
2445 K	Subway	1,500	2365	Tilly's	10,005			



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