The 50 acre, 470,000 square-foot Mountain Grove is contiguous to Majestic’s highly successful 60 acre, 520,000 square-foot Citrus Plaza shopping center in Redlands, CA. Together, Mountain Grove and Citrus Plaza offer nearly 1 million square feet of retail, hospitality and entertainment uses in what industry leaders rank as the country’s 10th-strongest retail market.
Redlands, California
AVAILABLE FOR LEASE
1,320 - 8,000 SF

**Site Summary**
- Land Area: 50.00 Acres

**Traffic Counts**
- 1-10 at Alabama Street: 186,000 ADT
- 1-210 at San Bernardino Avenue: 92,000 ADT

**Representative Tenants**
- Harkins Theatres: 78,750 SF
- Hobby Lobby: 55,000 SF
- TJ Maxx: 46,000 SF
- 24 Hour Fitness: 41,096 SF
- Nordstrom Rack: 35,045 SF
- Ross Dress for Less: 24,971 SF
- Buy Buy Baby: 22,047 SF
- Nike Retail: 20,537 SF
- ALDI: 16,000 SF
- Old Navy: 15,000 SF
- Ulta Salon: 10,007 SF
- Kirkland's: 8,020 SF
- Tilly's: 8,000 SF
- AVAILABLE (Pad 1): 8,000 SF
- AVAILABLE (Pad 2 or Shop Building): 8,000 SF
- AVAILABLE (Pad 5): 8,000 SF
- AVAILABLE (Pad 6): 8,000 SF
- The GAP: 7,500 SF
- Banana Republic: 7,500 SF
- Skechers USA: 6,000 SF
- Lane Bryant: 6,000 SF
- Justice: 6,000 SF
- Shiki Restaurant: 5,837 SF
- Miguel's Jr.: 3,000 SF
- The Habit: 2,640 SF
- MOD Pizza: 2,640 SF
- Farmer Boy's: 2,502 SF
- CA Fish Grill: 2,434 SF
- Totally Nail's & Spa: 2,430 SF
- Chipotle Mexican Grill: 2,210 SF
- Kay Jewelers: 2,200 SF
- Nekter Juice: 1,495 SF
- Wahl Grill: 1,495 SF
- Yogurtland: 1,320 SF
- AVAILABLE: 1,320 SF
- Bahama Bock's: 1,320 SF
- Ocean Pho: 1,300 SF
- ShareTea: 1,230 SF
- The Meek House: 1,215 SF
- Jole's Grill-A-Dog: 1,209 SF
- Sport Clips Haircuts: 1,200 SF
- Total: 484,470

**Demographics**
- Estimated Population:
  - 3 Mile: 76,600
  - 5 Mile: 203,200
  - 10 Mile: 647,900
- Est. Average H.H. Income:
  - 3 Mile: $83,500
  - 5 Mile: $85,850
  - 10 Mile: $72,700

Source: SitesUSA (2018)