



Retail that resonates



NewMark Merrill
COMPANIES



Located at the Southeast corner of State College Blvd. & Lincoln Ave., • Anaheim, CA



Major Anchors:



A Masterful Mix

58 Tenants including:

Altitude Trampoline Park, Chipotle, O'Reilly Auto Parts, Pep Boys, Sally Beauty, The UPS Store, Waba Grill, Wells Fargo, Wing Stop



4-7 pm
Busiest Time
of Day



42 min.
Avg. Length
of Visit





#	TENANT	SF
2188	Simple Boba & Tea	1,401
2190	Golden Corral	10,448
2198	PayMore	1,522
2210	Burger King	3,294
2222	Target	40,146
2224	Ross Dress for Less	28,498
2226	Five Below	9,500
2230	WSS	12,180
2232	La Michoacana Ice Cream	2,520
2236	Anaheim Modern Dentistry	3,060
2238	Hamada Optical	3,840
2250	IHOP	5,000
2270	Dollar Tree	15,112
2274	H & R Block	1,512
2278	Movita Juice Bar	1,493
2280	EoS Fitness	21,699
2310A	Eagle Comm. Credit Union	2,800
2310B	El Pollo Loco	2,200
2316	Pep Boys	5,031
2320	US Post Office	7,108
PAD-A1	T-Mobile	2,690
PAD-A2	Georgie's Donuts	1,130
PAD-A3	Soup Shop	1,320
PAD-A4	Wing Stop	2,000
PAD-B1	Chipotle Mexican Grill	1,800
PAD-B2	Lease Pending	2,910
PAD-B4	AT&T	900

#	TENANT	SF
0220	Wells Fargo Bank	7,200
2010	PanPan Wok	1,723
2016	Waba Grill	1,254
2026	Better Buzz Coffee Roasters	2,058
2030	Northgate Market	45,100
2034	The UPS Store	1,128
2038	Sally Beauty Supply	2,097
2042	Onecruit	1,335
2046	Farmacia Anaheim	1,400
2050	GNC	1,186
2058	Boomy	4,744

#	TENANT	SF
2060	Authority	2,758
2072	O'Reilly Auto Parts	9,247
2078	Kids Empire	9,746
2084	Fiesta Carnival	8,841
2090	Burlington	21,172
2108	Cancun Juice	3,026
2114	Applebee's	5,939
2120	Altitude Trampoline Park	17,557
2122	Elite Tae Kwon Do Center	2,047
2136	Iconic Barberhouse	1,399

#	TENANT	SF
2138	Maria & Ramon Morato DDS	1,400
2142	Mathasium	2,588
2146	The Joint Chiropractic	1,200
2150	AVAILABLE	4,314
2156	Jungle Dental	5,242
2160	Don Roberto Jewelers	1,711
2164	American Cuts & Perms	1,190
2170	Hawaiian King BBQ	1,782
2174	AVAILABLE	926
2182	Yuva Threading Salon	893
2184	Na Na Nails and Spa	1,399

For Leasing Information please contact:

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6,176,058 Annual Visits



90th & 96th percentiles

for California and US
Shopping Center Traffic



Dynamic Location

27,075

(S. State College Blvd.)

27,000

(E. Lincoln Ave.)

VPD Traffic Count



8

Pylon/
Monument Signs



2

Signalized Entrances



Demographics

	1 MILE	3 MILE	5 MILE
POPULATION			
2025 Population	34,331	200,888	581,637
HOUSEHOLDS			
2025 Households	9,551	63,707	185,913
HOUSEHOLD INCOME			
2025 Average Household Income	\$123,500	\$116,853	\$130,499
2025 Per Capita Income	\$35,010	\$37,168	\$41,783
HOUSING UNITS			
2025 Housing Units	9,832	67,323	194,094
AGE			
2025 Median Age	36.3	34.9	36.7





**When you love
shopping centers, it shows.**

www.anaheimtownsquare.com • www.newmarkmerrill.com



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