

23,497 SF Sub-Anchor
FOR LEASE
Power Center



Property Features

- *Premises can be Demised*
- Regional Draw for entire Victor Valley
- Unobstructed Freeway Visibility
- Power Center next to Victor Valley Mall
- Located between the Bear Valley Rd. & I-15 Interchange & Nisqualli & I-15 Interchange
- **Activity Generators:**



Demographic Summary

Demographics	5 Mi	10 Mi	15 Mi
POPULATION	174,834	345,381	368,384
AVG. HH INCOME	\$60,619	\$60,548	\$60,912
Traffic Counts			
I-15 FREEWAY		207,000 ADT	
BEAR VALLEY RD. @ AMARGOSA RD.		53,316 ADT	
AMARGOSA RD. & KING RANCH RD.		17,825 ADT	

Village Center Space Available

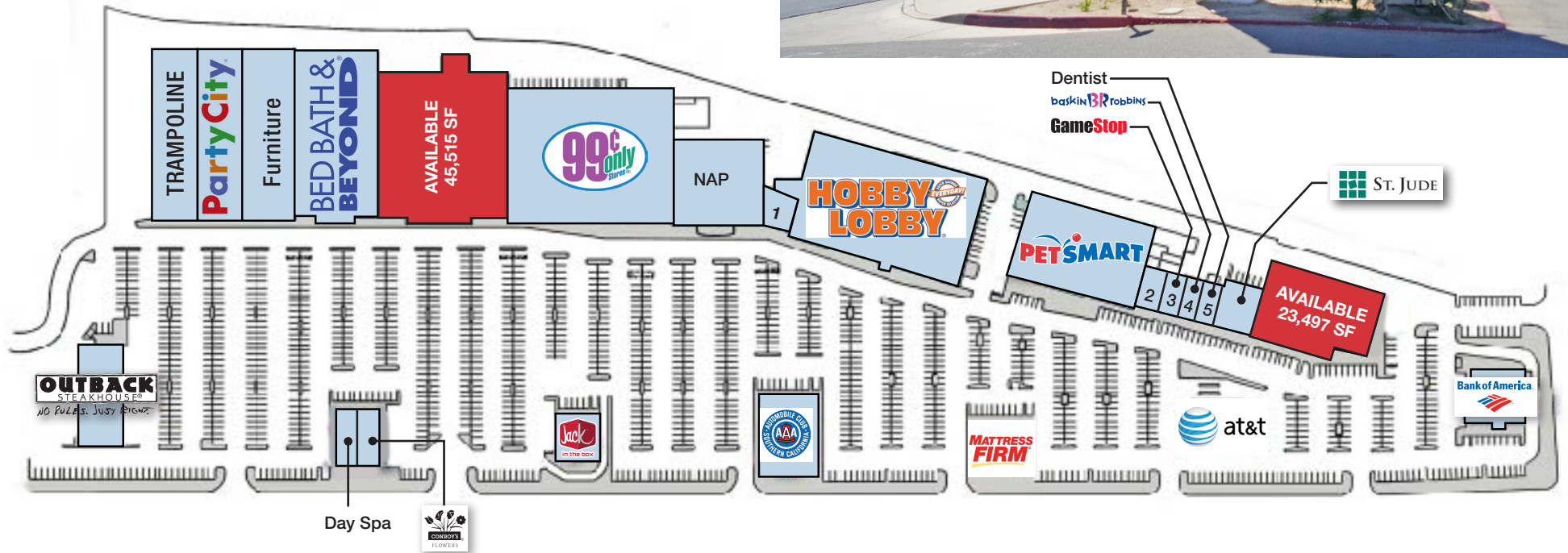
Amargosa & Bear Valley Road
Victorville, CA

For more information:

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Interstate 15 

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