



# FOR LEASE

## 0.89 AC Parcel

### California St & Citrus Ave

Loma Linda, CA



Coming Soon

Located in The Only Blue Zone in the United States

CBRE



## Property Highlights

- Unique Leasing or Build to Suit Opportunity
- Allowable uses include Retail, Medical or Office
- Flexible Space and Site Plan Configurations
- The City of Loma Linda is one of the five designated “Blue Zones” on Earth
- Conveniently located adjacent to many amenities including shopping, restaurant and hospitals
- Close proximity to Loma Linda University Medical Center (2 Miles) and the VA Medical Center
- Easy Access to I-10 Freeway
- Located within the Newly Developed Citrus Trails Master Planned Community

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San Bernardino County Museum

VA Medical Center

Future Commercial

Redlands Blvd

Walmart  
jack in the box  
applebees  
yoshinoya

Future Senior Housing

Future Mixed Use

THE LEARNING  
EXPERIENCE  
Coming Soon

Special Planning Area-D

0.89 Acres

California St



# The Only Blue Zone in the United States

Blue Zones are areas where people live longer and healthier lives compared to the global average. In Loma Linda, residents have a significantly higher life expectancy due to their healthy lifestyle choices. This includes a predominantly plant-based diet, engaging in regular physical activity, strong social connections, and a sense of purpose in life. The community's emphasis on health and well-being, along with access to quality healthcare, contributes to the longevity and vitality of its residents.

	5 Min	10 Min	15 Min
<b>DEMOGRAPHICS</b>			
Population	101,367	499,050	1,121,331
Households	36,612	153,626	332,600
Avg. HH Income	\$109,709	\$94,993	\$97,629
Daytime Population	155,220	538,266	1,078,285







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## Contact Us

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