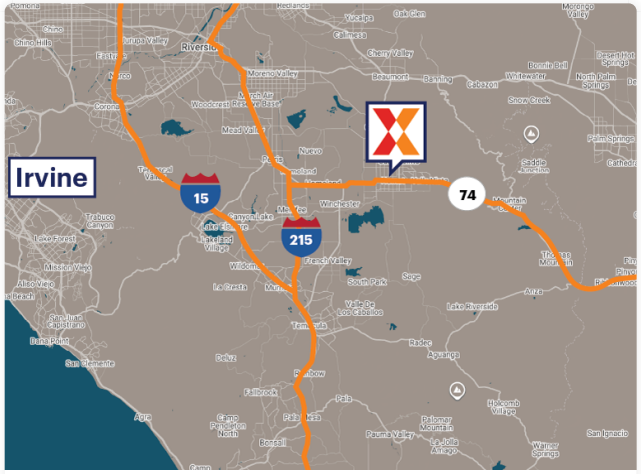
Village West Shopping Center

2995-3223 West Florida Avenue | Hemet, CA 92545

33.7468, -117.0032

Riverside County | Riverside-San Bernardino-Ontario, CA | 198,877 Sq Ft





Demographics	1 Mile	3 Miles	5 Miles
Population	13,830	95,624	169,404
Daytime Pop.	17,317	86,128	156,942
Households	5,751	33,863	55,861
Income	$78,362	$85,513	$91,339

Source: Synergos Technologies, Inc. 2024

Anchored by local-favorite Stater Bros. supermarket, this community shopping center includes a strong roster of national tenants, including Old Navy, Ross Dress for Less, Five Below, Dutch Bros., Panera Bread and Bath & Body Works, among others

Located in central Riverside County, population growth in the trade area exceeds the U.S. average by +80% within 3 miles

This highly trafficked center draws an estimated 4.9M annual visits (Placer.ai 2025), with traffic up +20% over 2024

Village West Shopping Center has excellent visibility from over 41K vehicles/day on West Florida Avenue and an additional 33K vehicles/day on Sanderson Avenue



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This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.
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Available Spaces

2981	21,398 Sq Ft 360°	3041-1	2,334 Sq Ft
2991	0 Sq Ft 360°	3069	2,000 Sq Ft 360°

Current Tenants

Space size listed in square feet

2901	Popeyes Louisiana Kitchen	2,150
2915	Arby's	3,000
2983	Check Into Cash	1,950
2987	Sally Beauty Supply	1,950
2995	Itan Sun Spray Spa	1,602
2999	Five Below	8,867
3001	Ross Dress for Less	30,187
3013-1	Marco's Pizza	1,800
3013-2	Panera Bread	4,200
3027	West Coast Dental	3,500
3041-2	America's Best Contacts & Eyeglasses	4,684
3047	Old Navy	14,864
3055	WSS	12,149
3065	Bath & Body Works	4,000
3111	Jack in the Box	3,100
3125	Stater Bros. Markets	44,214
3133	Goodwill	11,127
3201	Metro by T-Mobile	1,000
3203	Garmento Cleaners	901
3205	K-Town BBQ	4,007
3209	Tea Be Honest	1,268
3215	Hollywood Nails	700
3217	The Brow Studio	700
3221	Cig Zone	1,110
3223	Big Brand Tire & Service	5,250
3291	Dutch Bros Coffee	875



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