

**FOR SALE  
OR LEASE**

Norco, CA | New 9-Acre, Master-Planned, Mixed-Use Park

Presented by Strata Realty | [www.norcocampus.com](http://www.norcocampus.com) | T (951)280-1733 | F (951) 280-1739



## NEW 9-ACRE, MASTER-PLANNED, MIXED-USE PARK

### Location

1721 - 1801 Third Street  
Norco, CA 92860

### Features

- Four (4) Retail Buildings
- Six (6) Free-standing Office Buildings
- One (1) 2-story Office Building
- Sizes Range from 1,283 SF to 8,640 SF
- Concrete Drive Aisles
- Operable Windows
- Mature Tree Specimens
- Beautiful Courtyards with numerous seating areas
- Riverside Community College within Walking Distance
- Over 15,000 students enrolled per semester at Riverside Community College
- Easy Access to the I-15 and 91 Freeways
- Major Street Frontage



### Contact:

**Timothy Hawke, SIOR**

(951) 280-1733 | [thawke@stratarealty.com](mailto:thawke@stratarealty.com)

**Angela Draper**

(951) 280-1733 | [adraper@stratarealty.com](mailto:adraper@stratarealty.com)

### BRE Information

Timothy Hawke's BRE license number is 01403432  
Angela Draper's BRE license number is 01972882

**FOR SALE  
OR LEASE**

Norco, CA | New 9-Acre, Master-Planned, Mixed-Use Park

Contact: Timothy Hawke or Angela Draper | T (951) 280-1733

# Norco Campus

Site Plan



## Building Info

Building	Address	Size	Building Type
A	1801 Third Street	8,340	Retail/ Office
	101	3,966	Retail
	102	2,187	Retail
	103	2,187	Retail
B	1721 Third Street	8,640	Retail
	101	2,187	Retail
	102	2,187	Retail
	103	4,266	Retail
C	1731 Third Street	6,087	Office
D	1741 Third Street	4,281	Office
E	1751 Third Street	6,066	Office
	101	3,051	Office
	102	3,015	Office

Building	Address	Size	Building Type
F	1761 Third Street	21,309	Office
	101	1,283	Office
	102	1,315	Office
	103	1,315	Office
	104	1,283	Office
	105	2,631	Office
	106	2,631	Office
	201	2,738	Office
	202	2,687	Office
	203	2,687	Office
G	1771 Third Street	7,119	Office
	101	4,088	Office
	102	3,031	Office
H	1781 Third Street	4,442	Office
J	1791 Third Street	5,764	Office