



Redlands Promenade

Redlands, California

Howard Hughes
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Redlands Promenade

Redlands Promenade is strategically poised to take advantage of the expected population boom and projected upper income household growth in the area. Planned for 125,000 square feet of retail development, Redlands Promenade is a 10-acre site located adjacent to the I-10 freeway in Redlands, California.

- In the next five years, the trade area population is estimated to grow at a rate 63% greater than the national average and the trade area household growth is projected to grow 46% greater than the country's average.
- The trade area has an attractive average household income at nearly \$80,000 which is 12.5 percent greater than the U.S. average. There is strong momentum over the next five years with a trade area household income projected increase of 13 percent, which is 26 percent greater than the national average.
- Downtown Redlands is surrounded by mountains and known for its Victorian and historical architecture. Neighboring the San Bernardino National Forest, Redlands is 60 miles northeast of Los Angeles and 45 miles west of Palm Springs.



3-Mile Radius Demographics

2010 Population: 72,793

2015 Projected Population: 78,034

2010 Households: 26,348

2015 Projected Households: 28,140

2010 Average HH Income: \$79,459

2015 Projected Average HH Income: \$88,191

5-Mile Radius Demographics

2010 Population: 146,759

2015 Projected Population: 158,059

2010 Households: 50,730

2015 Projected Households: 54,230

2010 Average HH Income: \$77,312

2015 Projected Average HH Income: \$85,847

10-Mile Radius Demographics

2010 Population: 588,786

2015 Projected Population: 639,422

2010 Households: 181,976

2015 Projected Households: 195,078

2010 Average HH Income: \$65,305

2015 Projected Average HH Income: \$72,745

Source: Claritas, Inc.



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