



RENAISSANCE CENTER

16120-16266 BEAR VALLEY ROAD, VICTORVILLE, CA



BEAR VALLEY ROAD AT 5TH AVENUE - 59,161 CPD

AVAILABLE:

2,200 SF - 6,134 SF SHOP SPACE

2,900 SF - 7,558 SF PAD SPACES

17,272 - 22,000 SF JR ANCHOR SPACE

HIGH DESERT RETAIL TRADE AREA

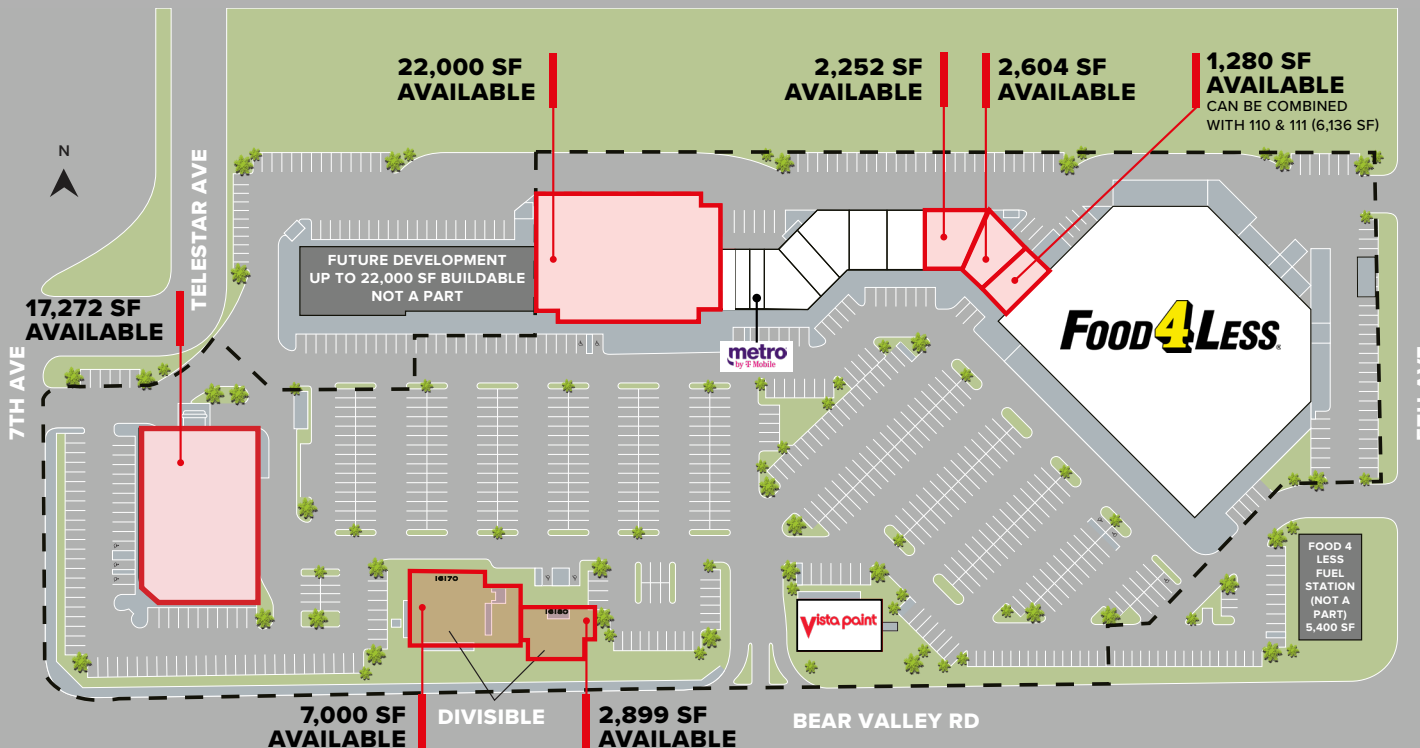


MAKE YOUR MARK IN AN EXPANDING MARKET

Renaissance Center is a go-to shopping center for Victorville's daily needs. This Food 4 Less, grocery-anchored center is positioned on the trade area's major thoroughfare with visibility to over 59,000 cars per day.

Source: Placer.ai

Unit	SF	Tenant
16120	17,272	Available
16200	22,000	Available
16210	4,000	Vista Paint
16170	7,552	Available
16180	2,899	Available
16200 - 101	1,200	High Desert Scrubs
16200 - 102	1,200	St. Mary's Medical Clinic
16200 - 103	1,150	Metro PCS
16200 - 104	1,741	QC Financial Services
16200 - 105	1,825	VIP Dental Center
16200 - 106	1,940	Royal Nails & Spa
16200 - 107	1,171	House of Heat Barbers
16200 - 108	1,210	Waterworld
16200 - 109	1,200	Bear Valley Cleaners
16200 - 110	1,305	Available
16200 - 111	1,305	Available
16200 - 112	1,280	Low Cost Smoke Shop
16266	55,000	Food 4 less #305
Fuel		Ralphs Fuel Station



Victorville named the 13th Fastest Growing City in the Nation in 2023 by Smart Asset



Positioned on the trade area's major thoroughfare, Bear Valley Road



Close proximity to new residential developments and the Victor Valley College



+/- 200,000 residents in a 5 mile radius of the Renaissance Center
Source: ESRI



Increased housing growth by 3.44% consecutively over the past five years
Source: Smart Asset



Victorville is the leading city for retail and industry in the High Desert
Source: City of Victorville



3 Miles

1 Mile

7th Ave CPD: 9,860

The Renaissance Center

Logos for Vallarta Supermarkets, IEHP, Planet Fitness, and The Vitamin Shoppe.

Logos for Food 4 Less, Vista paint, and metro by T Mobile.

Planned Multi-Family Development

Logos for VONS, SALLY, petco, and ROSS DRESS FOR LESS.

Victor Valley College
10,777 Students

Bear Valley Rd CPD: 59,161

Logos for El Super, boost mobile, W, and H&R BLOCK.

Logos for dd's DISCOUNTS, DOLLAR TREE, 9, GROCERY OUTLET, Aaron's, and LESLIES.

Logos for DOLLAR TREE, ALDI, AutoZone, and Planet Fitness.

Logos for Walmart, KOHL'S, Lowe's, Michaels, DOLLAR TREE, and STAPLES.

Hesperia Rd CPD: 20,527

AERIAL
MAP

THE HIGH DESERT TRADE AREA SERVES OVER 200,000 PEOPLE WITHIN 5 MILE RADIUS

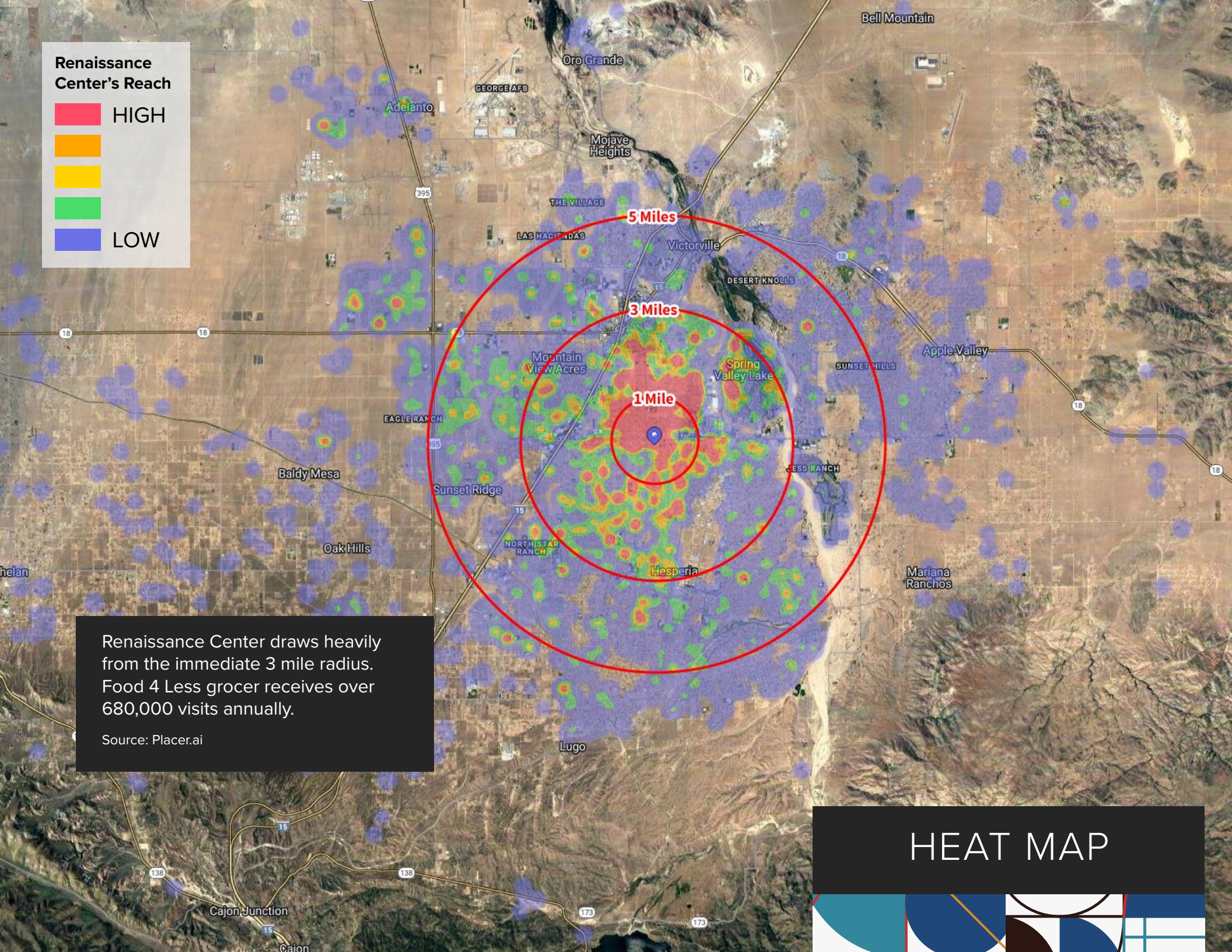


	1 mile	3 miles	5 miles
2025 Population	10,438	74,749	202,741
2030 Population	10,610	74,267	203,379
2025 Daytime Population	5,494	46,500	109,822
Households	3,162	22,764	61,396
Median Age	33	32	33
Median HH Income	\$58,351	\$70,875	\$79,777
Average HH Income	\$73,402	\$85,332	\$102,476

Source: SitesUSA, 2025



Renaissance Center's Reach



Renaissance Center draws heavily from the immediate 3 mile radius. Food 4 Less grocer receives over 680,000 visits annually.

Source: Placer.ai

HEAT MAP





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