



**Location:** Arrow Highway & CA-57 Freeway  
738-744 West Arrow Highway, San Dimas, CA 91773

**Available Space:** 738: Approximately 2,150 square feet.  
744: Approximately 1,600 square feet.  
~~728: Approximately 2,700 square feet. LEASED~~  
~~732: Approximately 2,300 square feet. LEASED~~

**Parking:** 4/1000 shared in common.

**Rental Rate:** 738-44: \$2.25 NNN per square foot per month.  
Tenant to pay its pro-rata share of real property taxes, fire, and liability insurance, estimated at 45¢ per square foot per month.

**Comments:**

- ▶ Excellent street frontage & visibility from both the CA-57 Freeway & Arrow Highway;
- ▶ Anchored by Auto Zone and Sherwin Williams;
- ▶ Neighbors include Lowes, Target, Ross, and many other national and regional retailers.

For further information  
or tour, please  
contact exclusive agents:

**Marc Pollock**  
License #00881177  
[Marc@WestsideRetail.com](mailto:Marc@WestsideRetail.com)

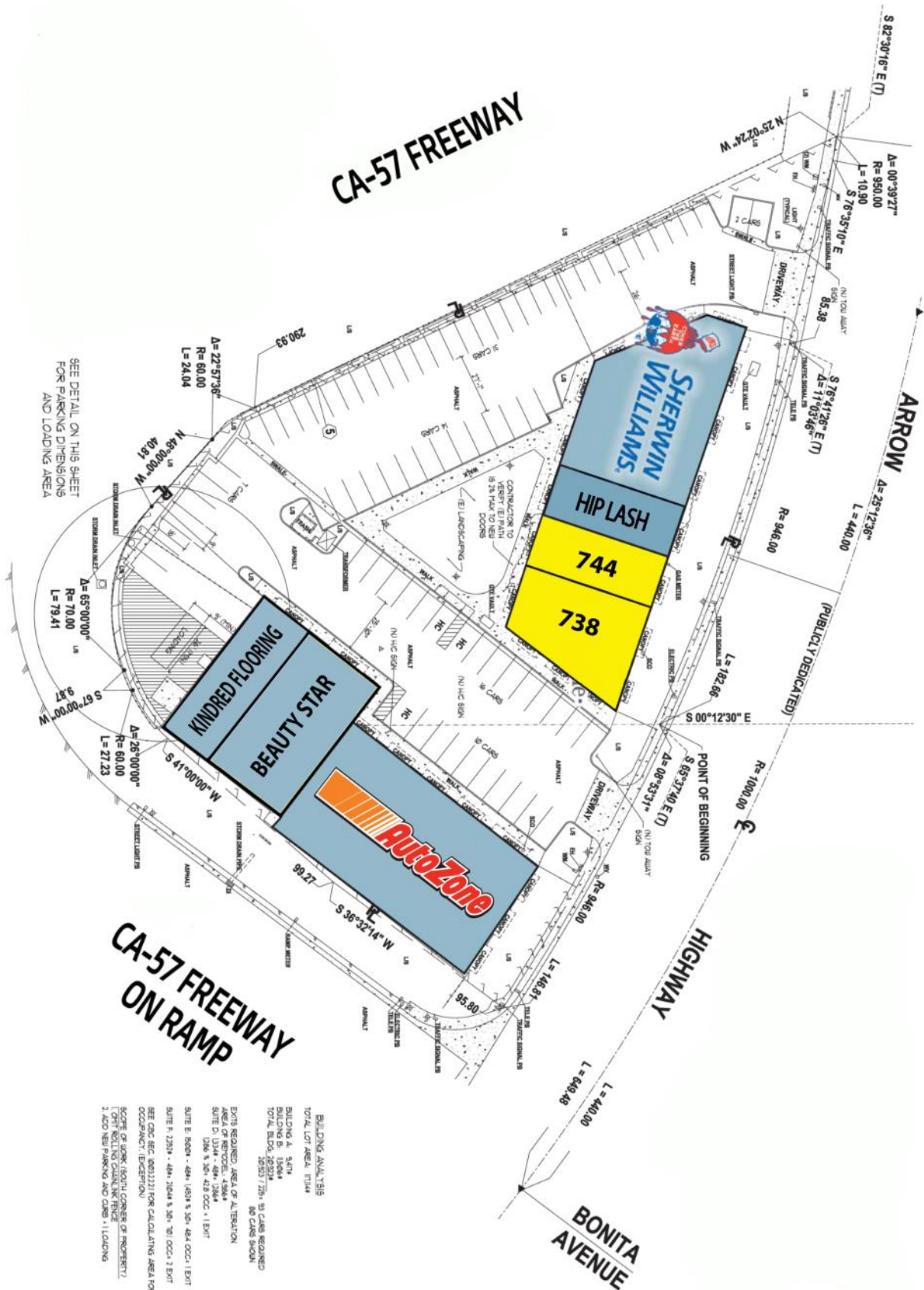
**Mark Einbund**  
License #00826287  
[Mark@WestsideRetail.com](mailto:Mark@WestsideRetail.com)

11847 Gorham Avenue  
Suite 120  
Los Angeles, CA 90049  
Phone 310.826.8000  
Fax 310.826.8333

Additional information on this  
property can be found online at  
[www.WestsideRetail.com](http://www.WestsideRetail.com)



# ARROW HIGHWAY SAN DIMAS, CA 91773



The information contained on this plan is for illustration purposes only, not drawn to scale, and not intended to make any representation or warranty as to the actual number of parking spaces, or to the size, nature of improvements, identity or location of any existing or proposed tenant. It is your responsibility to independently confirm its accuracy and completeness. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. Westside Retail, Inc. 2019