

Bristol & Segerstrom

2860 S. Bristol Street
NWC Bristol Street & Segerstrom Avenue

Santa Ana, California



- Anchored by Burlington and Aldi
- 1.5 Miles North from South Coast Plaza
- Well Located in the Bristol Corridor

For more information:
Kristin Ambrose
714.460.1564
kambrose@rmrginc.com



RED MOUNTAIN GROUP

PROPERTY HIGHLIGHTS

Availability

- **1,250 SF & 1,600 SF**

Features

- Signalized hard corner center
- 1.5 Miles North from South Coast Plaza
- Located in the Most Dense City in all of Orange County
- Well Located in the Bristol Corridor
- Surrounded by a Multitude of National Retailers
- High Traffic Counts (71,000 ADT)
- Ample Parking

Traffic Counts

Bristol Street	71,000 Cars ADT
Segerstrom Avenue	37,000 Cars ADT

Source: Applied Geographic Solutions 2021

Demographics

	1 mile	3 mile	5 mile
Estimated Population (2021)	39,262	248,988	676,614
Estimated Average Household Income (2021)	\$102,227	\$97,118	\$105,500

Demographic Source: Applied Geographic Solutions 2021

Major Retailers in the Center

Burlington



This information is provided without warranty or representation to its accuracy.

Bristol & Segerstrom
2860 S. Bristol Street
Santa Ana, California

For more information:
Kristin Ambrose
714.460.1564
kambrose@rmrginc.com



RED MOUNTAIN GROUP
1234 E. 17th Street
Santa Ana, California 92701
www.redmountaingroupinc.com

SITE PLAN



Bristol & Segerstrom
2860 S. Bristol Street
Santa Ana, California

For more information:
Kristin Ambrose
714.460.1564
kambrose@rmrginc.com



RED MOUNTAIN GROUP

1234 E. 17th Street
Santa Ana, California 92701
www.redmountaingroupinc.com

AERIAL



Bristol & Segerstrom
2860 S. Bristol Street
Santa Ana, California

For more information:
Kristin Ambrose
714.460.1564
kambrose@rmrginc.com



RED MOUNTAIN GROUP
1234 E. 17th Street
Santa Ana, California 92701
www.redmountaingroupinc.com