

## CITY INFORMATION

### Demographics

- Land Area: 85.6 Square Miles
- Population: 283,247
- Median Household Income: \$46,934
- Average Household Income: \$63,946
- Median New Home Price: \$337,613
- Current Housing Units (Occupied): 94,822
- Median Age: 29.7
- Average Household Size: 3.59
- Annual Retail Sales (2004): \$4.1 Billion
- 2009 Projected Population: 331,165



### Higher Education Opportunities:

- University of California, Riverside
- California Baptist University
- La Sierra University
- Riverside Community College

### Regional Shopping Centers:

- Galleria at Tyler
- Canyon Crossings/Canyon Springs
- Riverside Plaza
- Mission Grove

### Golf Courses:

- Canyon Crest Country Club
- Victoria Country Club
- Riverside Golf Club
- Van Buren Golf Center
- General Old Golf Course
- Indian Hills Golf Club
- Jurupa Hills Golf Course



### Theme Parks:

- Castle Amusement Park

### Landmarks:

- The Historic Mission Inn
- Riverside County Courthouse
- Unitarian – Universalist Church

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## ***City Information (continued)***

- Magnolia United Presbyterian Church
- Heritage House
- First Congregational Church
- Victoria Avenue
- Benedict Castle
- Fox Theater
- California Citrus State Park

### **Historic / Cultural District:**

- Historic Downtown Riverside

### **Proximity (in miles) to Major Transportation / Commerce Centers:**

- Los Angeles: 60
- San Diego: 98
- San Francisco: 433
- Las Vegas: 236
- Port of Long Beach: 60
- Port of Los Angeles: 70
- Los Angeles International Airport (LAX): 68
- John Wayne Airport (SNA): 44
- Ontario International Airport (ONT): 16

### **Major Highways:**

- Freeways 91 and 60
- Interstate 215

### **Rail Service:**

- UPSP & BNSF

### **Real Estate Developments:**

- |                                   |                                    |
|-----------------------------------|------------------------------------|
| • Alamo Carter Industrial Park    | • Iowa Center                      |
| • Canyon Springs/Canyon Crossings | • Parkview Business Park           |
| • Chicago Gateway                 | • University Research Park         |
| • Columbia Business Center        | • Market Street Corporate Center   |
| • Columbia Tech Park              | • Mission Grove Office Complex     |
| • Eastridge Business Center       | • Riverwalk Office/Industrial Park |
| • Highland Corporate Center       | • Sycamore Canyon Logistics Center |
| • Hunter Tech Park                | • The Grove Office Park            |
| • Hunter Tower                    |                                    |

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## ***City Information (continued)***

### **Tax Credit Incentives:**

- Redevelopment Areas
- State and Local Enterprise Zones

### **Notable Vacant Parcels:**

- Sycamore Canyon Park
- Canyon Springs
- Hunter Business Park
- Riverwalk

### **Total Real Estate by Square Footage:**

- Office – 36 million square feet
- Industrial – 29 million square feet
- Retail – 10 million square feet

### **# of Vacant Acres: 1,000 (70 percent under entitlement and being developed)**

- Total Value of Building Activity (FY 2002/2003):  
\$451 Million

Sources: ESRIBIS, Riverside Development Department, December 2004; Real Estate data courtesy of Co-Star, Inc.