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## The Retail Page

**February 15, 2006 – Retail Briefs**

Article Date: 02/15/06

RIVERSIDE (Riverside County) – A private investor from Kapaa, Hawaii paid \$1.55 mil for a Wendy's fast-food ground lease. The 3.2k sf restaurant, which opened in 2005, is situated on a .72-acre parcel of land at 8745 Trautwein Rd, at the entrance to Orangecrest Towne Center, located at the southwest corner of Trautwein Rd and Bountiful Ave. Other tenants at the center include Kohl's, Walgreens, Washington Mutual, Carl's Jr., Pizza Hut and Chevron. The seller, HEC - Orangecrest, LLC, one of the Howser Ewing Companies out of Newport Beach, was represented by Edward Hanley of Hanley Brown Group. The buyer was repped by Bob King of Grubb & Ellis.

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