

Move-in-ready

AVAILABLE: 2,188 SF

KEY FEATURES

- **Exclusive University Access:** Tenants enjoy unique opportunities to collaborate with Cal Poly Pomona researchers and recruit students through internship programs.
- **Shared Facilities:** Enjoy access to fully equipped common area conference rooms (available via reservation) and a shared kitchenette.
- **Convenience & Accessibility:** The property boasts close proximity to major freeways, making commuting a breeze.
- **Secured Parking:** Features a secured area with an excellent 5:1000 parking ratio.
- **Prestigious Community:** Work alongside integrated alumni businesses and major R&D partners like the American Red Cross and Southern California Edison.

**3670 W. TEMPLE AVE POMONA,
CA 91768**

REMAX MASTERS 14760 PIPELINE AVE, CHINO HILLS, CA 91709

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Cal Poly
Pomona

RE/MAX
COMMERCIAL



Located at 3670 W. Temple Ave in Pomona, CA, this premium office suite is situated within the Center for Training, Technology & Incubation (CTTi). Designed for emerging to medium-sized companies, this environment is specifically structured to accelerate successful business growth while offering unique university partnerships.

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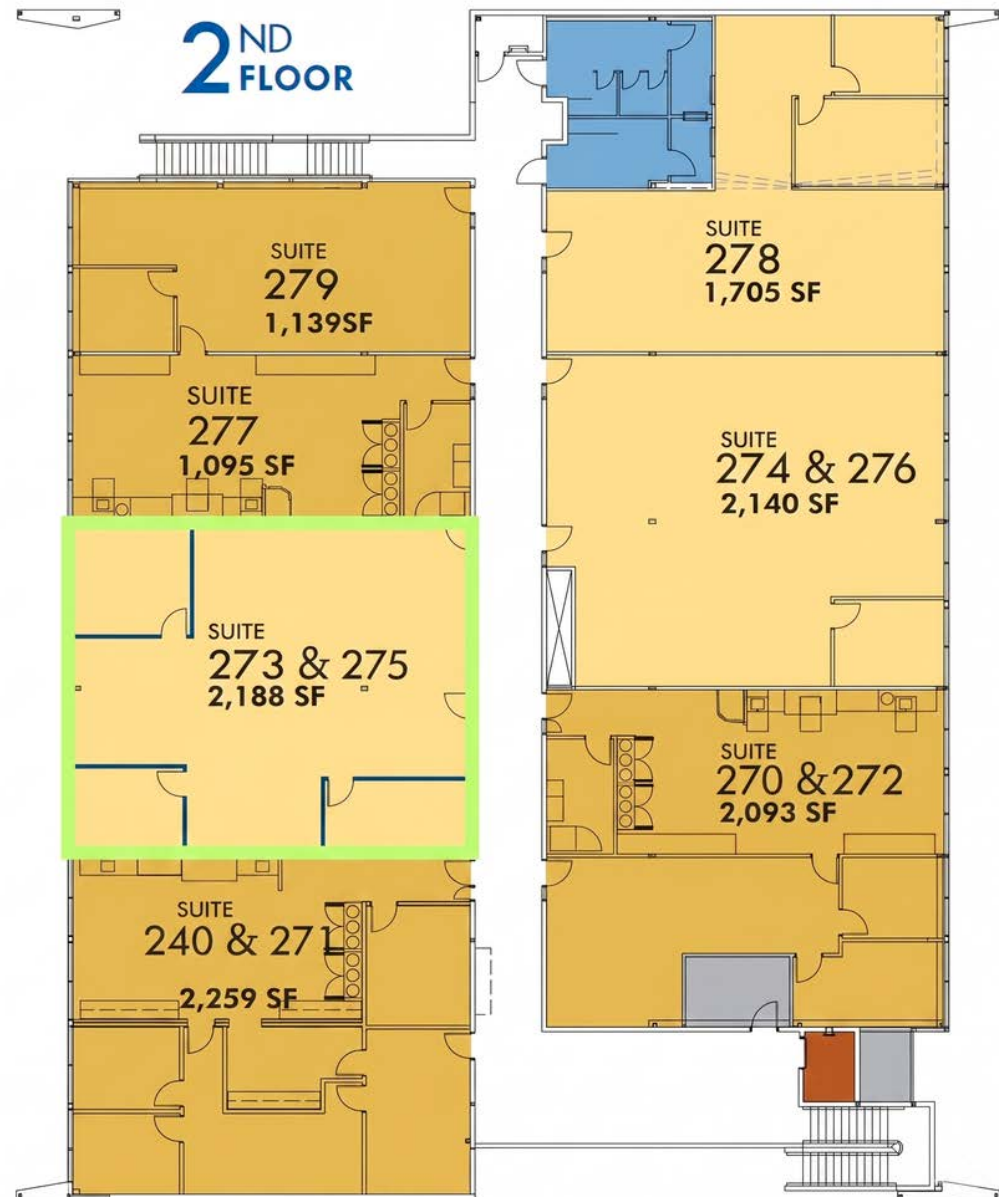
SUITES AVAILABLE

BUILDING C

3670 W. Temple Ave Pomona, CA 91768

 Leased	 Elevators
 Wetlabs	 Common Areas
 Restrooms	 Vacant

- Optimal Layout: Features three dedicated private offices for management or focused tasks.
- Bullpen Area: Includes a spacious open-concept bullpen equipped with two ready-to-use cubicles, perfect for collaborative team work.
- Ample Space: The available unit in Building C (Suite 273 & 275) provides 2,188 square feet of flexible workspace designed to expand with company growth.



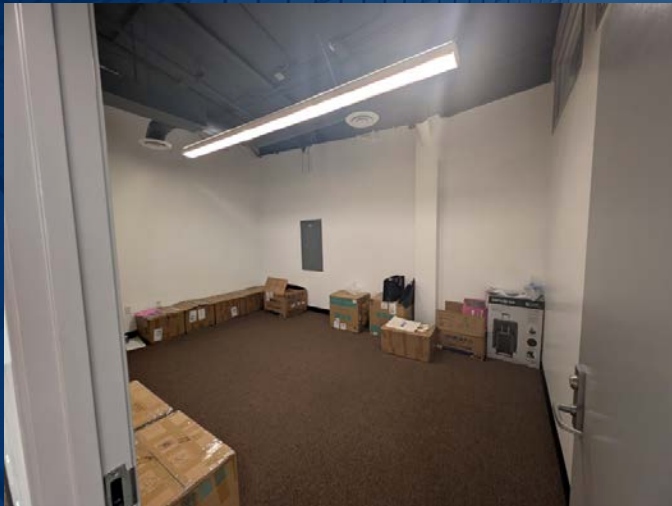
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SUITE 273/275 BUILDING C



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1321

CONFERENCE
ROOM A

VACANT



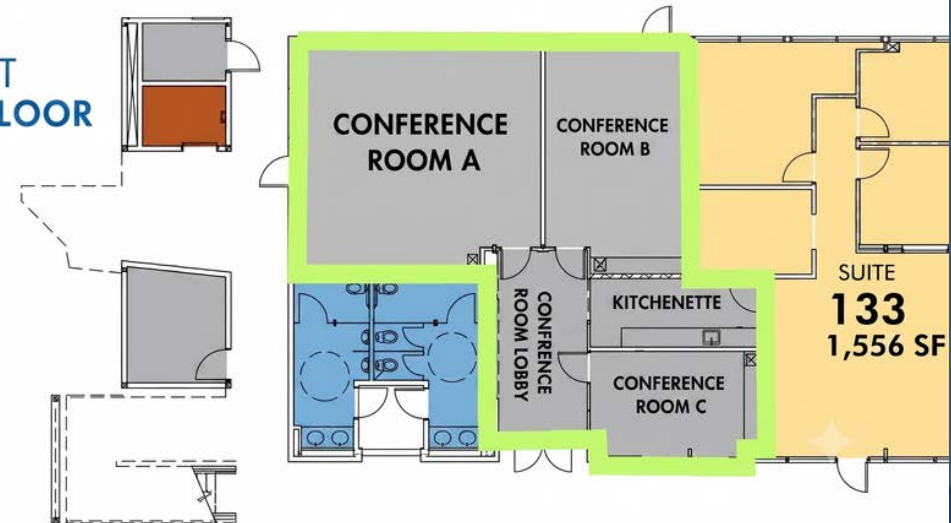
COMMON AREA

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BUILDING B

3660 W. Temple Ave Pomona, CA 91768

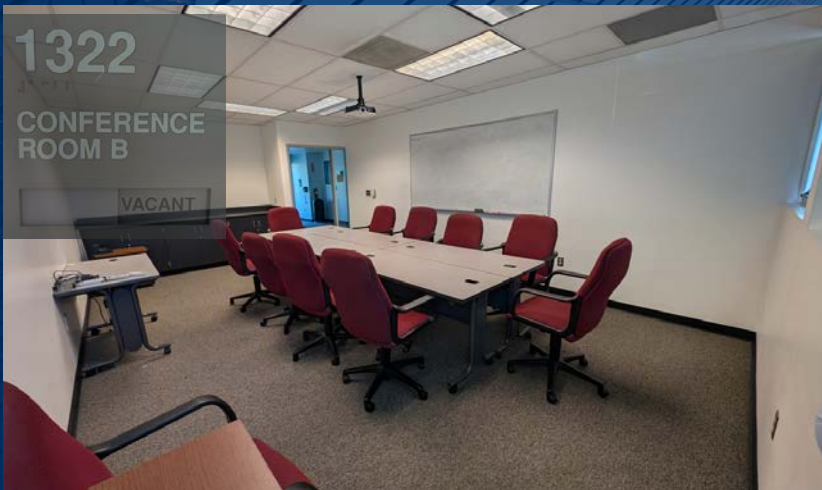
1ST
FLOOR



1322

CONFERENCE
ROOM B

VACANT



1323

CONFERENCE
ROOM C

VACANT





Cal Poly Pomona

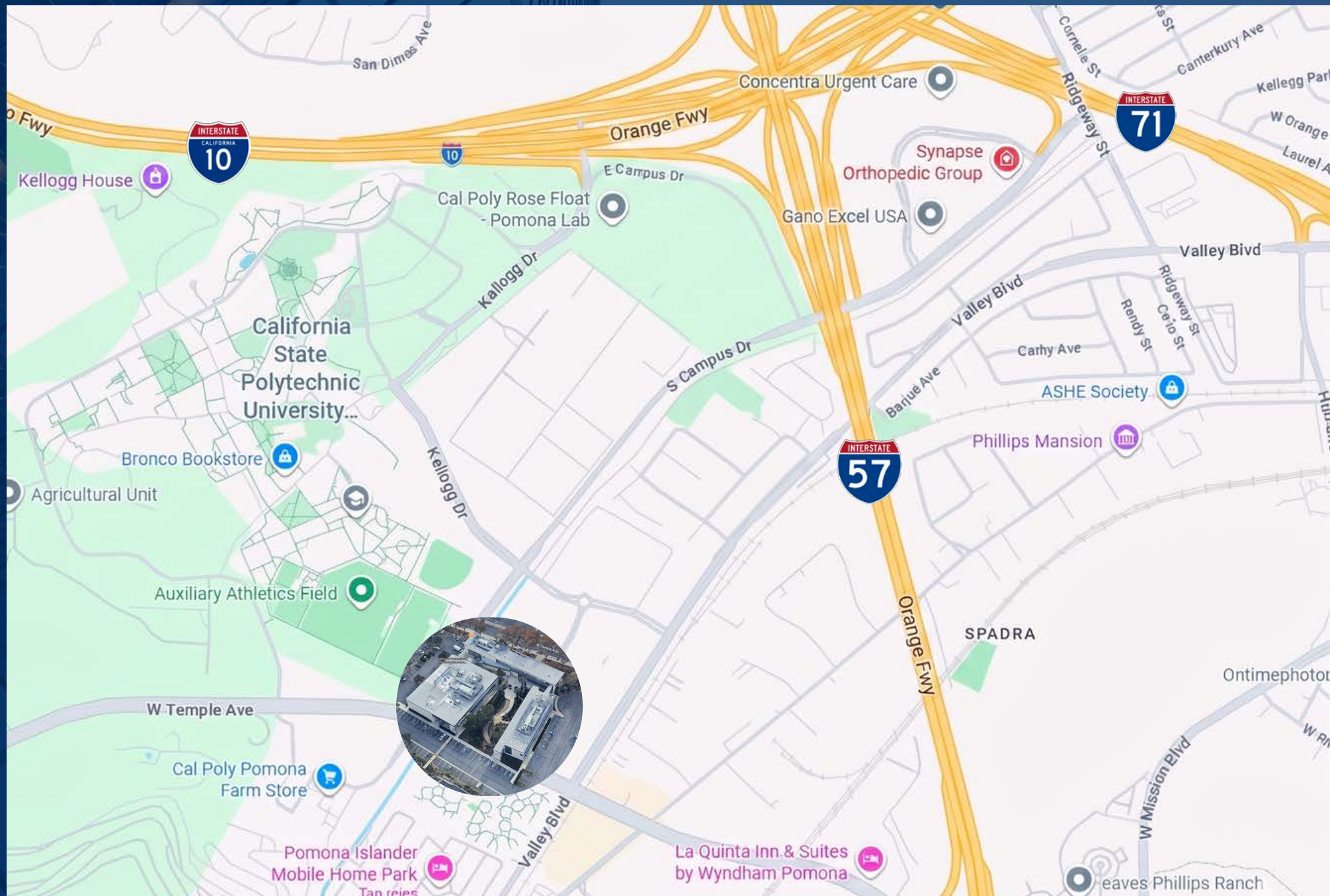
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POMONA, CA

📍 CENSUS PLACE

+ ADD COMPARISON

2023 POPULATION

148,391

0.961% 1-YEAR DECLINE

US SENATOR



Alex Padilla

DEMOCRATIC PARTY

US SENATOR



Adam Schiff

DEMOCRATIC PARTY

2023 MEDIAN AGE

35.4

2.91% 1-YEAR INCREASE

2023 POVERTY RATE

14.2%

4.59% 1-YEAR DECREASE

2023 MEDIAN HOUSEHOLD INCOME

\$78,869

7.28% 1-YEAR GROWTH

2023 EMPLOYED POPULATION

69,602

0.646% 1-YEAR GROWTH

Employment by Industries

Workforce

All

Value

69.6k

2023 VALUE
± 2,152

0.646%

1 YEAR GROWTH
± 4.29%

From 2022 to 2023, employment in Pomona, CA grew at a rate of 0.646%, from 69.2k employees to 69.6k employees.

The most common employment sectors for those who live in Pomona, CA, are Retail Trade (8,687 people), Health Care & Social Assistance (8,083 people), and Manufacturing (7,513 people). This chart shows the share breakdown of the primary industries for residents of Pomona, CA, though some of these residents may live in Pomona, CA and work somewhere else. Census data is tagged to a residential address, not a work address.

Data from the Census Bureau ACS 5-year Estimate.



2013 2014 2015 2016 2017 2018 2019 2020 2021 2022 2023

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FOR FULL DETAILED DEMOGRAPHICS: [HTTPS://DATAUSA.IO/PROFILE/GEO/POMONA-CA/](https://datausa.io/profile/geo/pomona-ca/)

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