



MEDICAL/OFFICE

  
**MORENO VALLEY**  
 CALIFORNIA

[www.morenovalleybusiness.com](http://www.morenovalleybusiness.com)

## ACCELERATING OPPORTUNITIES

### STRONG DEMOGRAPHIC GROWTH

Centrally located in the booming Inland Empire region of Southern California, Moreno Valley has a highly skilled and motivated workforce. The population is over 213,000 and approaches 2.5 million within a 20 mile radius. Average population growth is 3.32% annually, 3.11% within a 20 mile radius.

### PRO-BUSINESS PHILOSOPHY

Pro-business environment and concierge business service. Able to fast track development and offer unparalleled plan check turn around. Boasts City owned electric utility that is top in industry for reliability.

### HOT MORENO VALLEY MARKET

Home to many Fortune 500 and international companies.

Two medical campuses: Riverside University Health System and Kaiser Permanente with a full-time workforce exceeding 6,500.

Student population 45,000: UC Riverside, Moreno Valley College, Cal Baptist University.

Senior care and medical development opportunities.

### ATTRACTIVE INCENTIVES

Electrical rate discount for qualifying businesses.  
 Workforce Recruitment and Training subsidy.

 **2nd**  
 largest city in  
 Riverside County

 **21st**  
 largest city in  
 CALIFORNIA

 **51.3** square  
 MILES

 **3.32%**  
 annual growth  
 RATE

**213,574**  
 Moreno Valley  
 Population 2023

 20-mile  
 radius population  
**2,440,849**

 Median  
 AGE: **33.6**

 **Inland Empire**  
 ONE OF THE FASTEST GROWING REGIONS  
**IN THE US**

 Home to numerous  
**Fortune 500**  
 AND INTERNATIONAL COMPANIES

 **4500**  
 businesses  
**STRONG**

 **29,700**  
**JOBS**  
 created in 10 years

 **TRANSPORTATION**  
**SERVED BY**

CALIFORNIA STATE ROUTE 60 | INTERSTATE 215  
 METROLINK  
 MARCH INLAND PORT AIRPORT - CHARTER & CARGO FLIGHTS  
 INTERNATIONAL FLIGHTS FROM ONTARIO AIRPORT

 **\$96,932**  
 Average household  
**INCOME**