

FOR LEASE | ±950 - 1,050 SF AVAILABLE

RETAIL SHOP SPACE IN PRIME LA CIENEGA BLVD

La Cienega Blvd & Whitworth Dr | Los Angeles, CA

beta.



For leasing, please contact:

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PROJECT HIGHLIGHTS

- Located at signalized intersection of **La Cienega Blvd & Whitworth Dr**
- **950 SF retail unit** on the 2nd floor (Suite 209) and a **1,050 SF retail unit** on the 3rd floor (Suite 310)
- Site see's over **60,000 cars per day**
- High street visibility
- **Monument signage opportunity**
- Underground parking lot with **over 70 parking spaces**
- Located just a few blocks from Beverly Hills
- Close to the 10 freeway

NEIGHBORING RETAILERS:



DEMOGRAPHICS:

| | 1 Mile | 3 Miles | 5 Miles |
|-----------------------|-----------|-----------|-----------|
| Total Households | 18,838 | 152,453 | 407,953 |
| Total Population | 39,934 | 318,324 | 937,939 |
| Avg. Household Income | \$139,335 | \$136,207 | \$114,280 |

ADDITIONAL PHOTOS



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AREA OVERVIEW



DEMOGRAPHIC REPORT

| Population | 1 Mile | 3 Mile | 5 Mile |
|----------------------|-----------|-----------|-----------|
| Total population | 39,934 | 318,324 | 937,939 |
| Average age | 39 | 38 | 37 |
| Average age (Male) | 38 | 37 | 36 |
| Average age (Female) | 40 | 39 | 39 |
| Households & Income | 1 Mile | 3 Mile | 5 Mile |
| Total households | 18,838 | 152,453 | 407,953 |
| # of persons per HH | 2.1 | 2.1 | 2.2 |
| Average HH income | \$139,335 | \$136,207 | \$114,280 |
| Average house value | \$1.34 M | \$1.3 M | \$1.2 M |
| Race (%) | 1 Mile | 3 Mile | 5 Mile |
| White | 61.9% | 50.8% | 38.0% |
| Hispanic | 15.7% | 26.1% | 33.8% |
| Black | 9.4% | 11.3% | 11.3% |
| Asian | 9.7% | 11.4% | 18.1% |
| Hawaiian | - | 0.1% | 0.1% |
| American Indian | 0.5% | 0.9% | 1.3% |
| Other | 6.6% | 13.3% | 19.4% |

