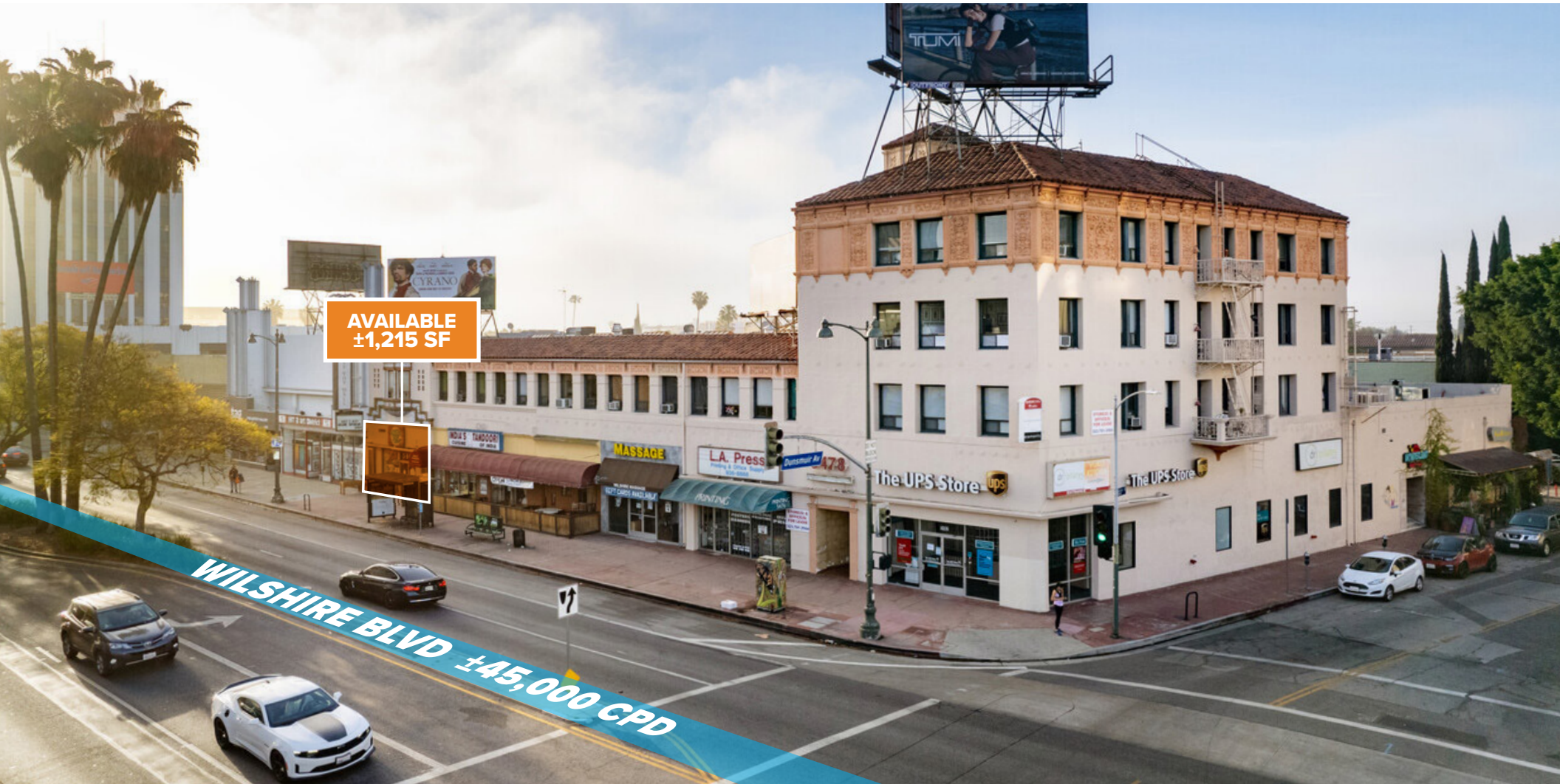


FOR LEASE | ±1,215 SF

beta.

# RESTAURANT SPACE IN PRIME LOCATION

SEC WILSHIRE BLVD & DUNSMUIR AVE | LOS ANGELES, CA



For leasing, please contact:

**MATT SAKER** | LIC. 02016706  
T 424 282 5236 E Matt.Saker@BetaAgency.com

**BetaAgency.com**  
137 Eucalyptus Blvd  
El Segundo, CA 90245

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**AVAILABLE  
±1,215 SF**

## PROPERTY OVERVIEW

- **±1,215 SF Restaurant Space** for lease at busy signalized intersection of Wilshire Blvd and Dunsmuir Ave in Prime Miracle Mile
- Heavy daytime foot traffic from surrounding restaurants, offices, and businesses
- Approx. 63,000 Cars Per Day
- Soon to come **Metro Purple line will increase foot traffic**
- Dense population demographics

## DEMOGRAPHICS



### POPULATION

**1 MILE** | 43,639  
**3 MILE** | 462,336  
**5 MILE** | 1.07M



### AVG. HOUSEHOLD INCOME

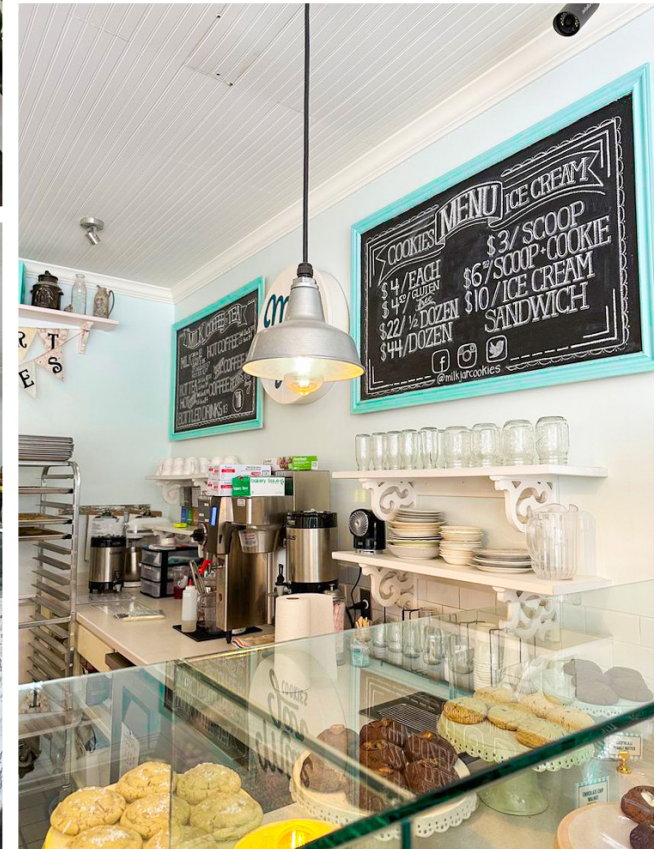
**1 MILE** | \$131,124  
**3 MILE** | \$106,107  
**5 MILE** | \$104,446



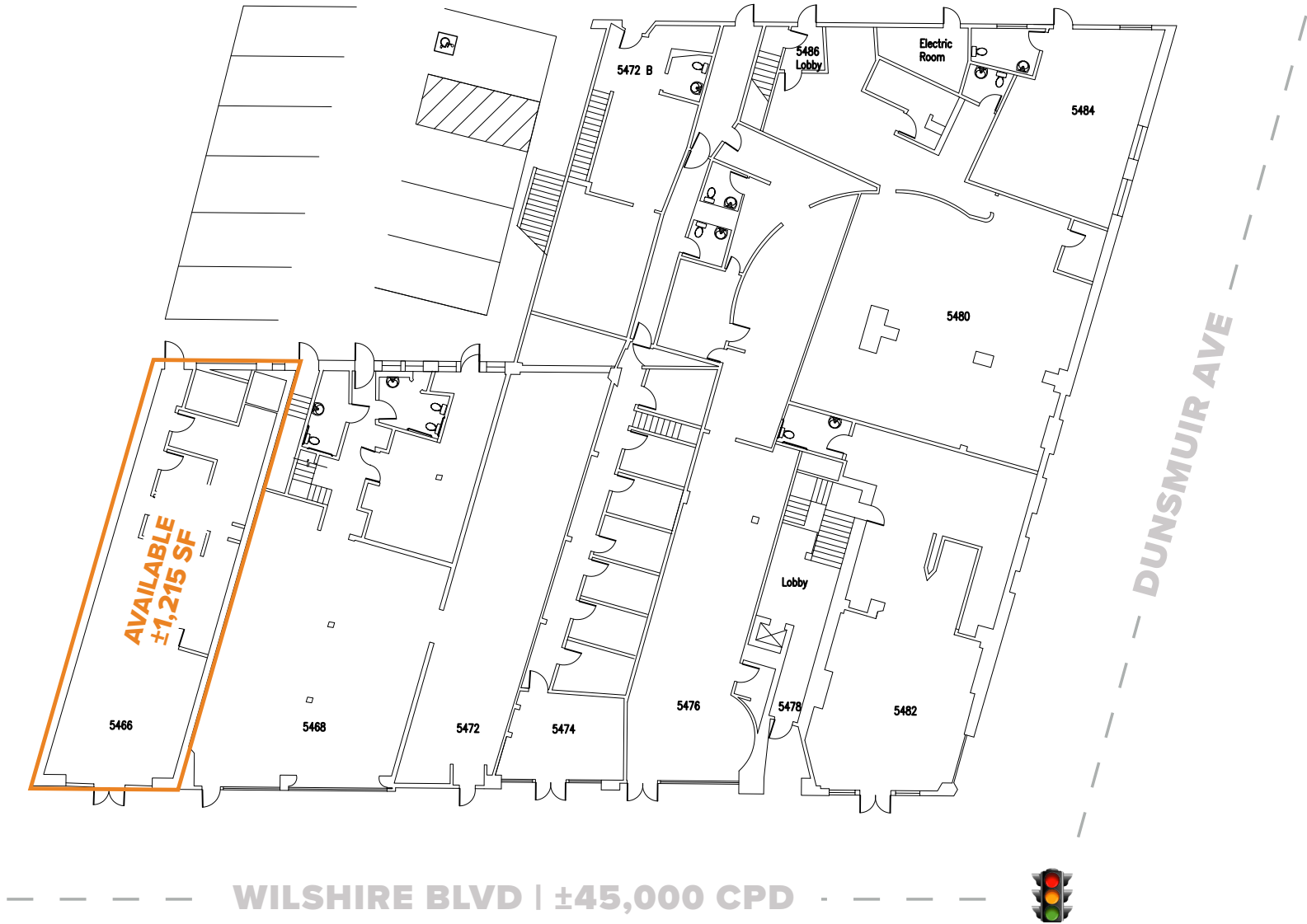
### DAYTIME POPULATION

**1 MILE** | 42,826  
**3 MILE** | 388,569  
**5 MILE** | 842,695

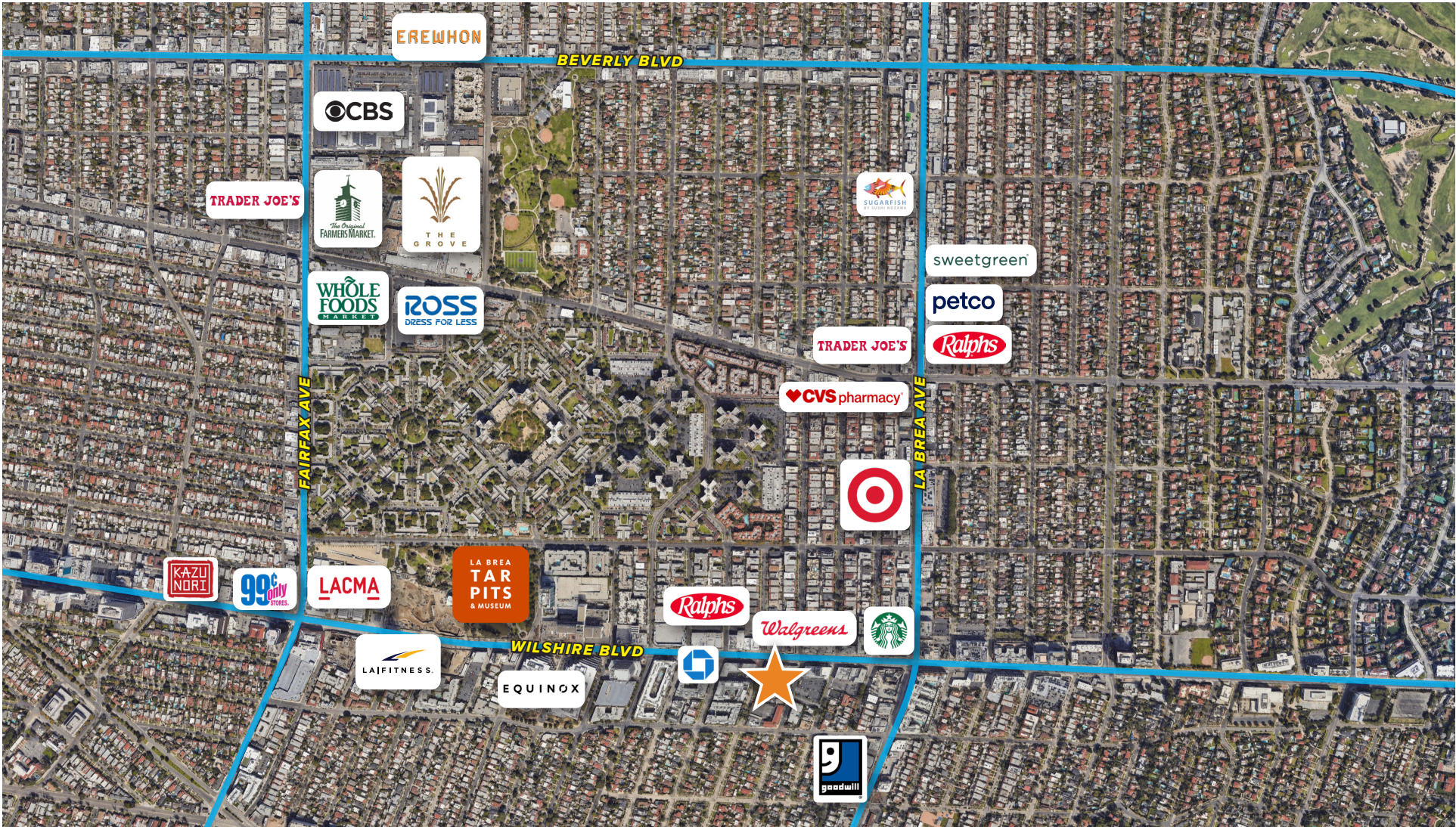
# PHOTOS



# SITE PLAN



# AREA OVERVIEW



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# DEMOGRAPHIC REPORT

Population	1 Mile	3 Mile	5 Mile
Total population	43,639	462,336	1.07 M
Average age	40.2	38.8	38.0
Average age (Male)	39.6	37.8	37.0
Average age (Female)	40.7	39.9	39.1
Households & Income	1 Mile	3 Mile	5 Mile
Total households	22,370	208,858	451,388
# of persons per HH	1.9	2.2	2.3
Average HH income	\$131,124	\$106,107	\$104,446
Average house value	\$1.33 M	\$1.19 M	\$1.2 M
Race (%)	1 Mile	3 Mile	5 Mile
White	53.2%	41.0%	36.7%
Hispanic	15.9%	34.7%	39.2%
Black	10.4%	9.4%	10.3%
Asian	17.8%	15.9%	15.6%
Hawaiian	0.1%	0.1%	0.1%
American Indian	0.5%	1.4%	1.7%
Other	8.6%	16.2%	18.4%

