

FOR LEASE | ±575 - 2,655 SF AVAILABLE

RETAIL SHOP IN PRIME LOCATION

SWC S Central Ave & Alondra Blvd | Compton, CA

beta.



For leasing, please contact:

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PROJECT HIGHLIGHTS

- ±575 - 2,655 SF Available in busy CVS-anchored shopping center in prime Compton
- Located at signalized intersection of Central Ave & Alondra Blvd (Approx. 40,000 Cars Per Day)
- Close proximity to major thoroughfares such as Rosecrans Ave, the 91 Freeway, as well as Compton/Woodley Airport
- Available for retail, restaurant, office, and medical use
- Ample Parking (Approx. 5 spaces/1,000 SF)
- Full-time security monitoring
- Dense population demographics

DEMOGRAPHIC SUMMARY



RESIDENTIAL POPULATION

1 MILE
25,576

3 Miles
216,949

5 Miles
745,332



DAYTIME POPULATION

1 MILE
17,213

3 Miles
163,927

5 Miles
481,402

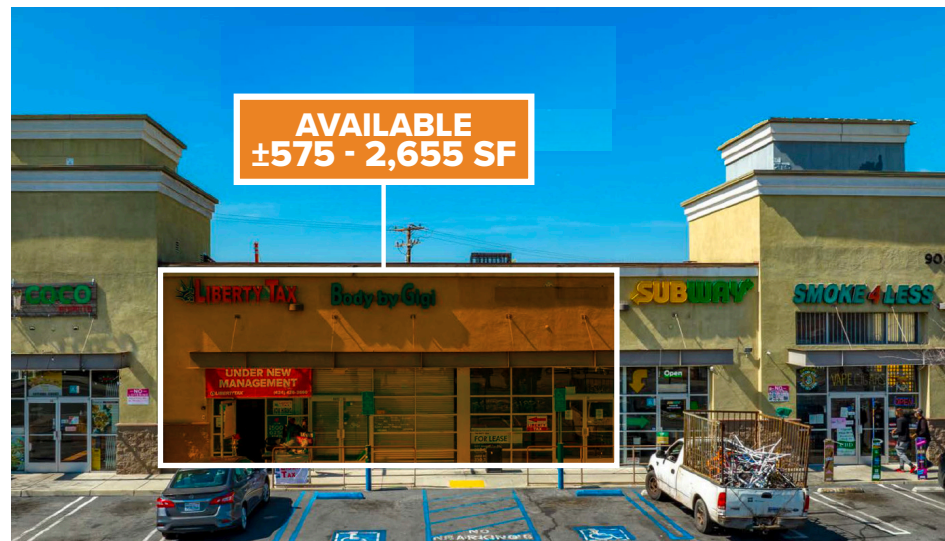


AVG. HOUSEHOLD INCOME

1 MILE
\$103,903

3 Miles
\$99,619

5 Miles
\$96,805



AREA OVERVIEW



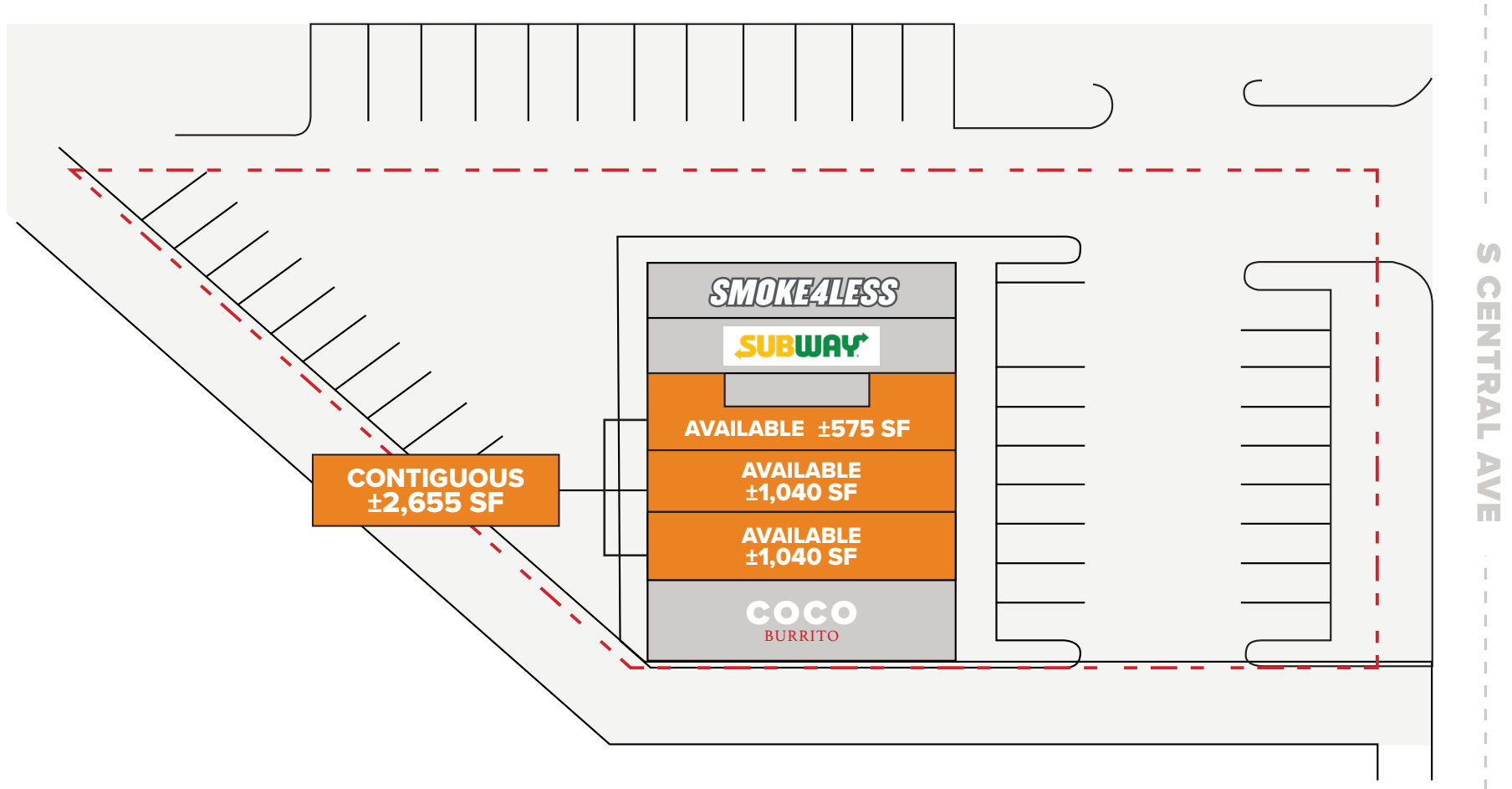
AREA OVERVIEW



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SITE PLAN



DEMOGRAPHIC REPORT

| Population | 1 Mile | 3 Mile | 5 Mile |
|----------------------|-----------|-----------|-----------|
| Total population | 25,576 | 216,949 | 745,332 |
| Average age | 33.7 | 34.4 | 34.3 |
| Average age (Male) | 32.3 | 33.2 | 33.4 |
| Average age (Female) | 35.2 | 35.5 | 35.2 |
| Households & Income | 1 Mile | 3 Mile | 5 Mile |
| Total households | 6,854 | 60,243 | 209,074 |
| # of persons per HH | 3.7 | 3.5 | 3.5 |
| Average HH income | \$103,903 | \$99,619 | \$96,805 |
| Average house value | \$547,412 | \$561,101 | \$575,512 |
| Race (%) | 1 Mile | 3 Mile | 5 Mile |
| White | 10.4% | 12.5% | 15.4% |
| Hispanic | 57.9% | 59.0% | 61.1% |
| Black | 36.9% | 29.4% | 21.1% |
| Asian | 1.6% | 6.0% | 9.7% |
| Hawaiian | 0.6% | 0.5% | 0.6% |
| American Indian | 1.4% | 1.7% | 1.8% |
| Other | 39.2% | 38.8% | 38.5% |

