

RETAIL/RESTAURANT SPACE AVAILABLE | ±1,273 SF

LA COUNTY ADMINISTRATION BUILDING

Vermont & 83rd | Los Angeles, CA



For leasing, please contact:

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PROPERTY HIGHLIGHTS

- ± 1,273 SF prime retail/restaurant opportunity on ground floor of Class A, LA County Administration building, with over 2,500 employees and visitors daily.
- Nearby Faithdome holds services with over 10,000 people in attendance.
- Designed by award-winning architect.
- Excellent visibility and exposure at signalized intersection with over 45,000 cars per day
- Close proximity to 110 Freeway, as well as major thoroughfares and public transportation
- Ample parking with on-site 908 car parking garage
- Home to successful national co-tenants, Subway and Wingstop.

DEMOGRAPHICS



POPULATION

1 mile	2 mile	3 mile
58,227	209,170	436,307



AVG. HOUSEHOLD INCOME

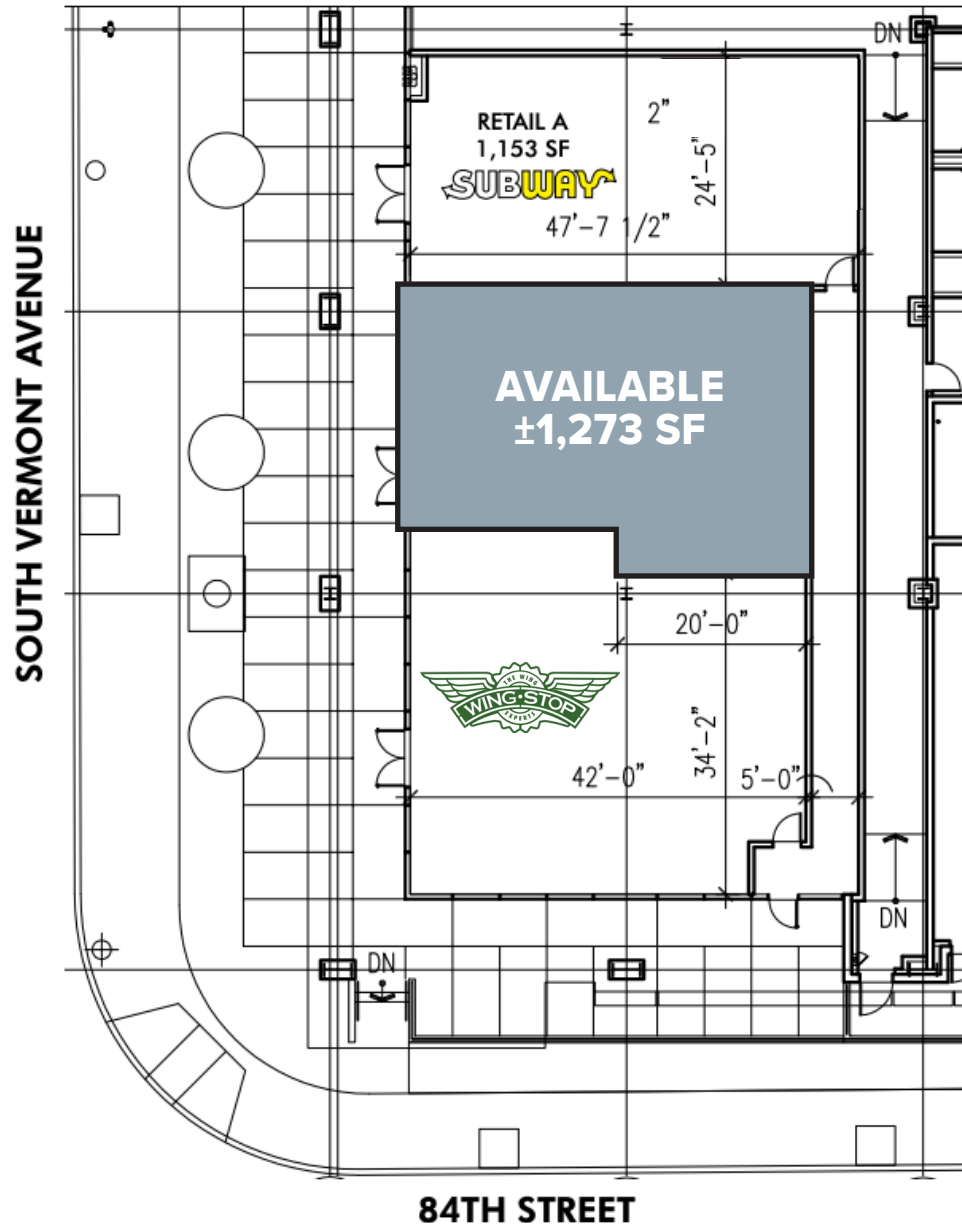
1 mile	2 mile	3 mile
\$69,412	\$78,152	\$82,719



DAYTIME POPULATION

1 mile	2 mile	3 mile
27,910	93,248	196,034





Demographics

Population	1 Mile	2 Mile	3 Mile
Total population	58,227	209,170	436,307
Average age	32.5	33.0	33.2
Average age (Male)	31.4	31.7	32.0
Average age (Female)	33.6	34.4	34.5

Households & Income	1 Mile	2 Mile	3 Mile
Total households	17,223	59,744	123,731
# of persons per HH	3.3	3.5	3.5
Average HH income	\$69,412	\$78,152	\$82,719
Average house value	\$630,067	\$639,036	\$652,794

Race (%)	1 Mile	2 Mile	3 Mile
White	11.2%	12.0%	12.6%
Hispanic	59.2%	60.5%	62.3%
Black	33.0%	32.0%	29.9%
American Indian	1.5%	1.9%	2.0%
Asian	1.8%	1.6%	1.8%
Hawaiian	0.2%	0.2%	0.1%
Other	41.7%	41.6%	42.4%



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