



new listing



POLE SIGNAGE ON BOTH ANAHEIM & REDONDO

SWC of Anaheim St. + Redondo Ave. — Long Beach

FEATURES...

- ± 4,662 sq ft space available
- Former Payless Shoe Source
- Potential to expand space to ± 5,004 sq ft
- Grocery and drug anchored center
- Pole signage available on both Anaheim Street + Redondo Avenue
- National co-tenants
- Ample parking

AREA AMENITIES...

- Main & Main, signalized intersection
- Outstanding traffic counts: 71k+ CPD
- Diverse and dense demographics
- Countless national retailers in the immediate vicinity

3200-3300 E. ANAHEIM STREET — LONG BEACH, CA 90804

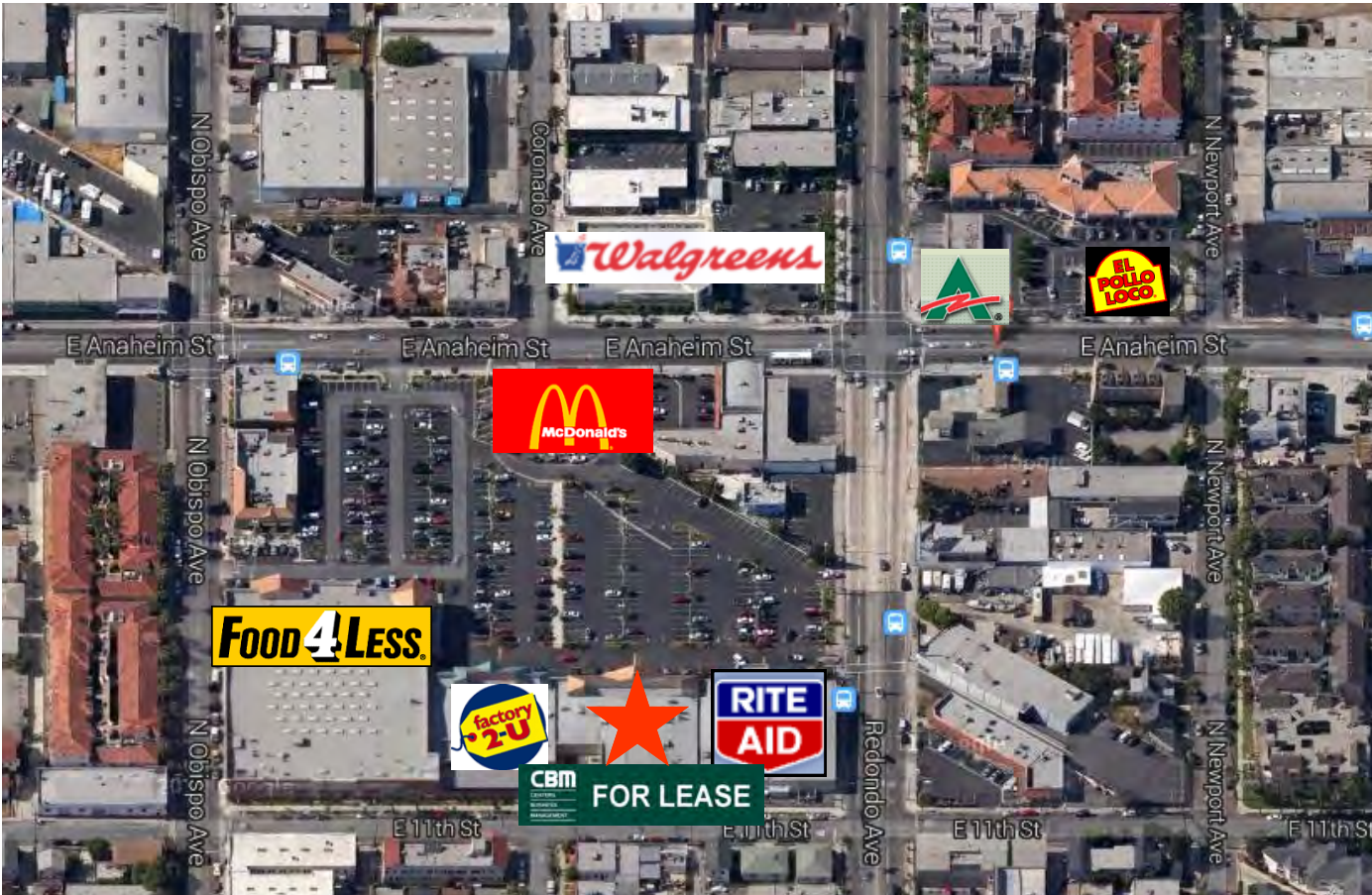


CONTACT...

Jason Ehrenpreis
license #01741961
310..575..1517
ext. 213
jason@cbm1.com

MORE INFO...
▶ visit cbm1.com

Aerial Photo



CBM makes no warranties or guarantees as to the accuracy of the information provided herein, it has been obtained from sources considered credible, however, it has not been verified. The information contained herein is subject to errors and omissions and is subject to change without notice. Any and all projections, opinions, assumptions, and/or estimates provided are for the purposes of example and may not represent actual performance of this property

Site Plan

Belmont Shopping Center

3200 E Anaheim Street | Long Beach, CA 90804

Suite	Tenant	GLASF
A101	Rite Aid	18,603
B102	Payless Tobacco	1,576
B103	Charles Shim DDS	1,575
B104	Storage Room	342
B105	Available	4,662
B106	Total Fashion	6,637
C108	Factory 2-U	13,300
D109	China Chef	1,638
D110	E-Link - Cellular Phones	840
D111	Nix Check Cashing	1,400
D112	Crystal Cleaners	1,506
D113	Joe's Nail Spa	784
F114	UNI Beauty Supply	2,278
F115	Country Donuts & Ice Creams	1,530
F116	Food 4 Less	50,690
G117	McDonald's	4,941



Area Map



CBM makes no warranties or guarantees as to the accuracy of the information provided herein, it has been obtained from sources considered credible, however, it has not been verified. The information contained herein is subject to errors and omissions and is subject to change without notice. Any and all projections, opinions, assumptions, and/or estimates provided are for the purposes of example and may not represent actual performance of this property

Demographics

	1 mile(s)	3 mile(s)	5 mile(s)
Population: 2017A			
Total Population	67,851	285,667	471,181
Female Population	51.10%	50.61%	51.30%
Male Population	48.90%	49.39%	48.70%
Population Density	21,596	10,102	5,999
Population Median Age	32.2	34.0	36.8
Employed Civilian Population 16+	33,807	141,229	229,959
% White Collar	58.1%	60.5%	63.2%
% Blue Collar	41.9%	39.5%	36.8%
Total Q2 2017 Employees	13,143	139,034	220,850
Total Q2 2017 Establishments*	1,715	10,388	17,236
Population Growth 2000-2010	-3.49%	-0.44%	0.25%
Population Growth 2017A-2022	0.04%	0.09%	0.00%
Income: 2017A			
Average Household Income	\$65,898	\$79,298	\$86,751
Median Household Income	\$48,163	\$51,469	\$58,676
Per Capita Income	\$25,191	\$31,234	\$33,544
Avg Income Growth 2000-2010	47.71%	43.93%	41.57%
Avg Income Growth 2017A-2022	14.18%	14.20%	13.68%
Households: 2017A			
Households	25,616	110,980	180,473
Average Household Size	2.59	2.50	2.55
Hhld Growth 2000-2010	-0.91%	1.05%	0.58%
Hhld Growth 2017A-2022	1.57%	1.62%	1.43%
Housing Units: 2017A			
Occupied Units	25,616	110,980	180,473
% Occupied Units	96.68%	95.55%	96.38%
% Vacant Housing Units	3.32%	4.45%	3.62%
Owner Occ Housing Growth 2000-2010	7.26%	4.76%	0.98%
Owner Occ Housing Growth 2000-2022	8.30%	7.81%	4.22%
Owner Occ Housing Growth 2017A-2022	0.63%	1.03%	0.89%
Occ Housing Growth 2000-2010	-0.91%	1.05%	0.58%
Occ Housing Growth 2010-2022	7.74%	7.95%	7.03%
Occ Housing Growth 2017A-2022	1.57%	1.62%	1.43%
Race and Ethnicity: 2017A			
% American Indian or Alaska Native Population	0.85%	0.77%	0.71%
% Asian Population	16.46%	13.17%	14.21%
% Black Population	12.83%	11.66%	10.72%
% Hawaiian or Pacific Islander Population	0.46%	0.62%	0.83%
% Multirace Population	6.66%	5.86%	5.82%
% Other Race Population	20.97%	20.10%	16.67%
% White Population	41.76%	47.81%	51.05%
% Hispanic Population	41.70%	40.83%	35.70%
% Non Hispanic Population	58.30%	59.17%	64.30%

CBM makes no warranties or guarantees as to the accuracy of the information provided herein, it has been obtained from sources considered credible, however, it has not been verified. The information contained herein is subject to errors and omissions and is subject to change without notice. Any and all projections, opinions, assumptions, and/or estimates provided are for the purposes of example and may not represent actual performance of this property