

FOR LEASE

RESTAURANT + RETAIL SPACE IN 7-ELEVEN ANCHORED CENTER



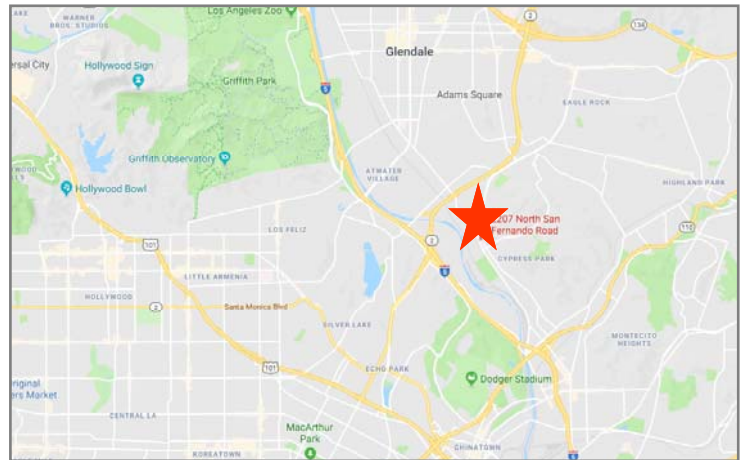
NEIGHBORING RETAILERS



2207 N. SAN FERNANDO RD | LOS ANGELES, CA 90065

FEATURES + AMENITIES

- APPROX. 1,357 SQFT END-CAP RESTAURANT IN 7-ELEVEN ANCHORED CENTER + ADDITIONAL APPROX. 1,178 SQFT SHOP SPACE
- HIGH VISIBILITY STREET EXPOSURE
- BUILDING + POLE SIGNAGE OPPORTUNITY
- PRIME NORTHEAST LOS ANGELES (NELA)
- ONE OF THE HOTTEST RESIDENTIAL AREAS OF LOS ANGELES, HIGHLY SOUGHT AFTER BY MILLENNIALS & HIPSTERS
- VERY CREATIVE, ARTISTIC NEIGHBORHOOD
- NEAR TAYLOR YEARD G2 PROJECT



EXCLUSIVELY REPRESENTED BY

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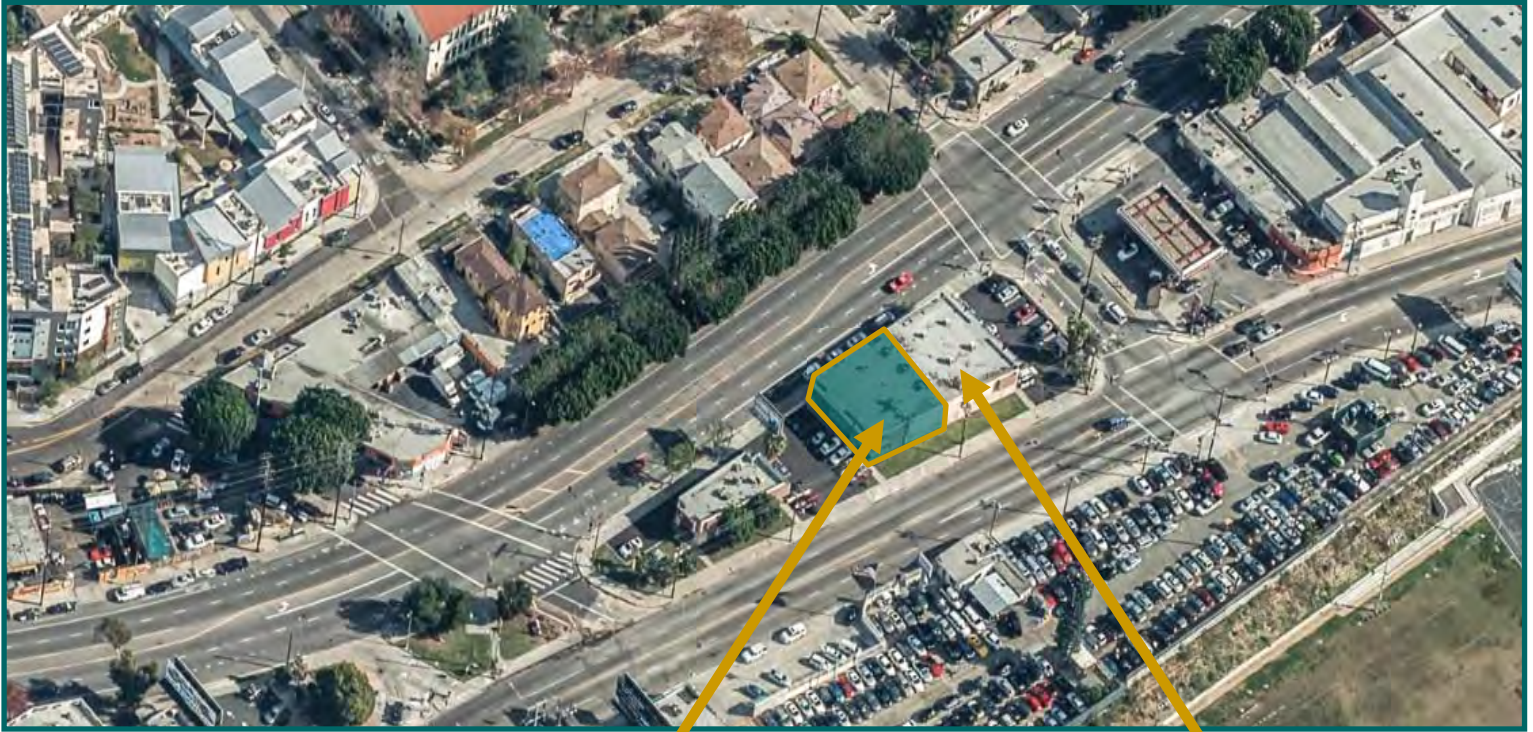
DEMOGRAPHICS SNAPSHOT	1-MILE	3-MILE	5-MILE
POPULATION	29,510	302,928	910,476
AVG HH INCOME	\$79,235	\$76,484	\$69,526

1517 S. SEPULVEDA BLVD.
LOS ANGELES, CA 90035

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AERIAL PHOTO

2207 N. San Fernando Rd | Los Angeles, CA 90065



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LOCATION MAP

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ADDITIONAL PHOTOS

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DEMOGRAPHICS

2207 N. SAN FERNANDO RD | LOS ANGELES, CA 90065

	1 mile(s)	3 mile(s)	5 mile(s)
Population: 2016B			
Total Population	29,510	302,928	910,476
Female Population	49.73%	50.72%	49.18%
Male Population	50.27%	49.28%	50.82%
Population Density	9,392	10,712	11,591
Population Median Age	36.1	38.0	36.5
Employed Civilian Population 16+	13,085	142,618	420,944
% White Collar	55.5%	62.6%	56.5%
% Blue Collar	44.5%	37.4%	43.5%
Total Q3 2016 Employees	8,609	97,180	480,987
Total Q3 2016 Establishments*	772	10,974	38,540
Population Growth 2000-2010	-4.89%	-4.42%	-2.11%
Population Growth 2016B-2021	-1.82%	-0.41%	0.94%
Income: 2016B			
Average Household Income	\$79,235	\$76,484	\$69,526
Median Household Income	\$57,202	\$50,864	\$41,805
Per Capita Income	\$24,385	\$27,942	\$26,116
Avg Income Growth 2000-2010	48.38%	44.37%	40.92%
Avg Income Growth 2016B-2021	16.69%	16.80%	16.65%
Households: 2016B			
Households	9,067	109,673	334,115
Average Household Size	3.21	2.71	2.63
Hhld Growth 2000-2010	1.25%	1.46%	4.47%
Hhld Growth 2016B-2021	1.16%	1.62%	3.44%
Housing Units: 2016B			
Occupied Units	9,067	109,673	334,115
% Occupied Units	97.45%	97.51%	96.53%
% Vacant Housing Units	2.55%	2.49%	3.47%
Owner Occ Housing Growth 2000-2010	0.60%	2.67%	3.67%
Owner Occ Housing Growth 2000-2021	6.34%	5.15%	7.89%
Owner Occ Housing Growth 2016B-2021	1.01%	1.07%	2.01%
Occ Housing Growth 2000-2010	1.25%	1.46%	4.47%
Occ Housing Growth 2010-2021	7.45%	6.94%	9.59%
Occ Housing Growth 2016B-2021	1.16%	1.62%	3.44%
Race and Ethnicity: 2016B			
% American Indian or Alaska Native Population	0.75%	0.71%	0.88%
% Asian Population	18.38%	18.20%	19.56%
% Black Population	1.85%	1.98%	3.83%
% Hawaiian or Pacific Islander Population	0.07%	0.08%	0.10%
% Multirace Population	4.83%	5.14%	4.95%
% Other Race Population	29.81%	20.17%	23.51%
% White Population	44.31%	53.71%	47.18%
% Hispanic Population	66.35%	47.00%	50.39%
% Non Hispanic Population	33.65%	53.00%	49.61%
Seasonal Population Trending			
Q2 2014	120	1,337	4,435
Q3 2014	124	1,420	4,689
Q4 2014	124	1,411	4,651
Q1 2015	127	1,405	4,627
Q2 2015	155	1,606	5,181
Q3 2015	160	1,720	5,543
Q4 2015	169	1,805	5,714
Q1 2016	165	1,774	5,719
Q2 2016	165	1,774	5,719

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