

RECENTLY CONSTRUCTED ON FACING PAD

QSR OR MEDICAL SUITABLE – CUSTOMIZE INTERIOR TO YOUR NEEDS

FOR LEASE



**Rosecrans Ave. + Studebaker Rd. – Norwalk**

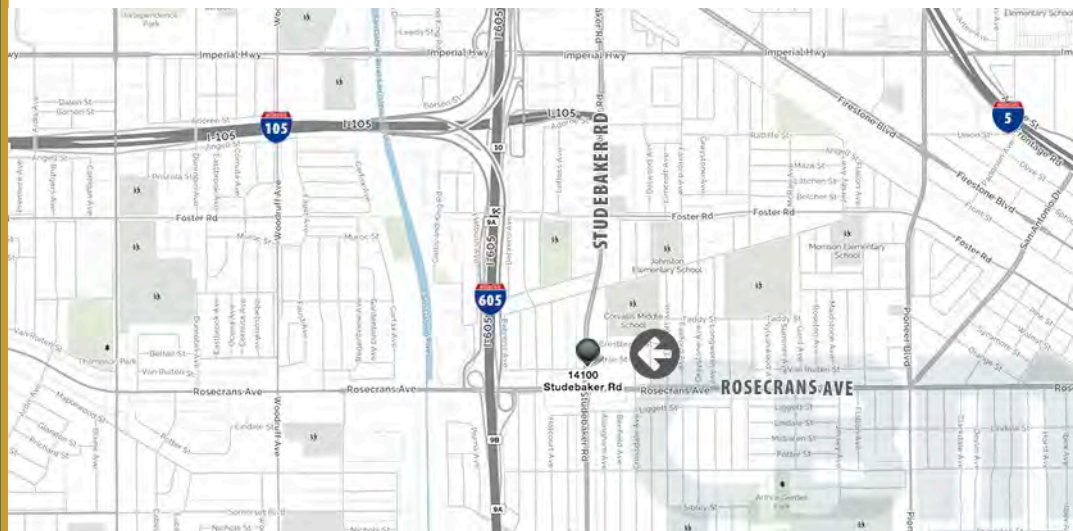
**FEATURES...**

- ± 2,500 sq ft pad with patio
- Suitable to QSR, medical, and more
- Potential for division
- Multiple parking lots with access from both Rosecrans and Studebaker
- Excellent street signage available on Studebaker
- Join Starbucks, Sketchers, Rent-A-Center, Little Caesars, Boost Mobile, and more
- Well maintained center

**AREA AMENITIES...**

- High traffic signalized intersection of Rosecrans and Studebaker
- Easy access to the 605 and 105 freeways
- Situated amid a major trade area featuring countless national retailers

**14100 STUDEBAKER ROAD – NORWALK, CA 90650**



**CONTACT...**

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**MORE INFO...**  
▶ visit [cbm1.com](http://cbm1.com)



# Demographics

	1 mile(s)	3 mile(s)	5 mile(s)
<b>Population: 2015A</b>			
Total Population	36,964	266,195	673,426
Female Population	50.86%	50.92%	51.15%
Male Population	49.14%	49.08%	48.85%
Population Density	11,765	9,414	8,573
Population Median Age	33.7	34.0	34.4
Employed Civilian Population 16+	15,748	112,320	284,863
% White Collar	49.1%	55.0%	57.5%
% Blue Collar	50.9%	45.0%	42.5%
Total Employees	2,971	82,160	221,596
Total Establishments*	439	7,770	20,892
Population Growth 2000-2010	1.14%	2.33%	1.34%
Population Growth 2015A-2020	0.22%	0.86%	0.81%
<b>Income: 2015A</b>			
Average Household Income	\$73,767	\$71,902	\$77,544
Median Household Income	\$61,671	\$57,606	\$60,660
Per Capita Income	\$19,477	\$20,895	\$22,633
Avg Income Growth 2000-2010	37.74%	33.65%	35.36%
Avg Income Growth 2015A-2020	13.32%	14.01%	13.88%
<b>Households: 2015A</b>			
Households	9,671	76,496	194,759
Average Household Size	3.73	3.42	3.40
Hhld Growth 2000-2010	-0.84%	1.22%	0.26%
Hhld Growth 2015A-2020	0.23%	1.07%	0.97%
<b>Housing Units: 2015A</b>			
Occupied Units	9,671	76,496	194,759
% Occupied Units	99.10%	98.41%	98.51%
% Vacant Housing Units	0.90%	1.59%	1.49%
Owner Occ Housing Growth 2000-2010	-0.42%	-0.51%	-0.82%
Owner Occ Housing Growth 2000-2020	-0.70%	0.37%	0.33%
Owner Occ Housing Growth 2015A-2020	-0.02%	0.64%	0.58%
Occ Housing Growth 2000-2010	-0.84%	1.22%	0.26%
Occ Housing Growth 2010-2020	2.80%	4.19%	3.95%
Occ Housing Growth 2015A-2020	0.23%	1.07%	0.97%
<b>Race and Ethnicity: 2015A</b>			
% American Indian or Alaska Native Population	1.23%	0.98%	0.89%
% Asian Population	11.79%	14.80%	14.63%
% Black Population	6.03%	7.10%	6.91%
% Hawaiian or Pacific Islander Population	0.49%	0.46%	0.54%
% Multirace Population	4.31%	4.45%	4.51%
% Other Race Population	26.40%	26.09%	24.83%
% White Population	49.74%	46.12%	47.69%
% Hispanic Population	67.37%	62.28%	60.08%
% Non Hispanic Population	32.63%	37.72%	39.92%