



COMMERCIAL  
REAL ESTATE  
the sign of a *profitable* property



## FORMER T-MOBILE SPACE AVAILABLE FOR LEASE

15350 Nordhoff St., North Hills, CA 91343



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RETAIL & OFFICE SPACES  
NORTH HILLS, CA

# PROPERTY FEATURES

15350 Nordhoff St., North Hills, CA 91343



## APPROX. 2,500 SF

FORMER T-MOBILE SPACE AVAILABLE

- ✓ High visibility pad space
- ✓ Direct frontage to busy intersection
- ✓ Sublease space available from current tenant

## AREA AMENITIES

- ✓ Close proximity to the 405 Freeway
- ✓ Dense populated area with high traffic counts

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	56,066	335,030	722,021
Avg. HH Income	\$68,166	\$82,451	\$93,206
Daytime Pop	44,165	269,828	587,921
Traffic Count	± 44,370 CPD ON SEPULVEDA BLVD		



CVS  
pharmacy

DEL TACO

7-ELEVEN

Starbucks

Pollo Loco

7-ELEVEN

Jack  
in the box

McDonald's

Walgreens

BR  
BASKIN-ROBBINS

O'VALLARTA  
SUPERMARKETS

Pizza Hut

Panda Express  
- CHINESE KITCHEN -

SEAFOD CITY  
SUPERMARKET

Pep Boys

AN AERIAL MAP

AVAILABLE



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**CALEB MORRISON, CCIM**  
SENIOR ASSOCIATE

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