

NEXT

ON LEX

201 WEST LEXINGTON DRIVE
GLENDALE, CALIFORNIA

YOUR NEXT
DESTINATION
RETAIL SPACE



CBRE

HIGHLIGHTS



Prime retail spaces located in the heart of Downtown Glendale.



2 retail/office spaces Located on the ground floor of 494 high end luxury apartments.



Unique 12,000 SF landscaped outdoor courtyard.



Glendale is home to many corporate headquarters like Avery Dennison, Public Storage, DreamWorks and ACCO.



Strong daytime population of 82,358 people within 1 mile.



Convenient access to the 134 freeway.



AVAILABLE



citrus design



FLOORPLAN

CENTRAL AVE

W MILFORD ST



ORANGE ST

LEXINGTON DR

SPACE B

LEXINGTON/ORANGE

SIZE

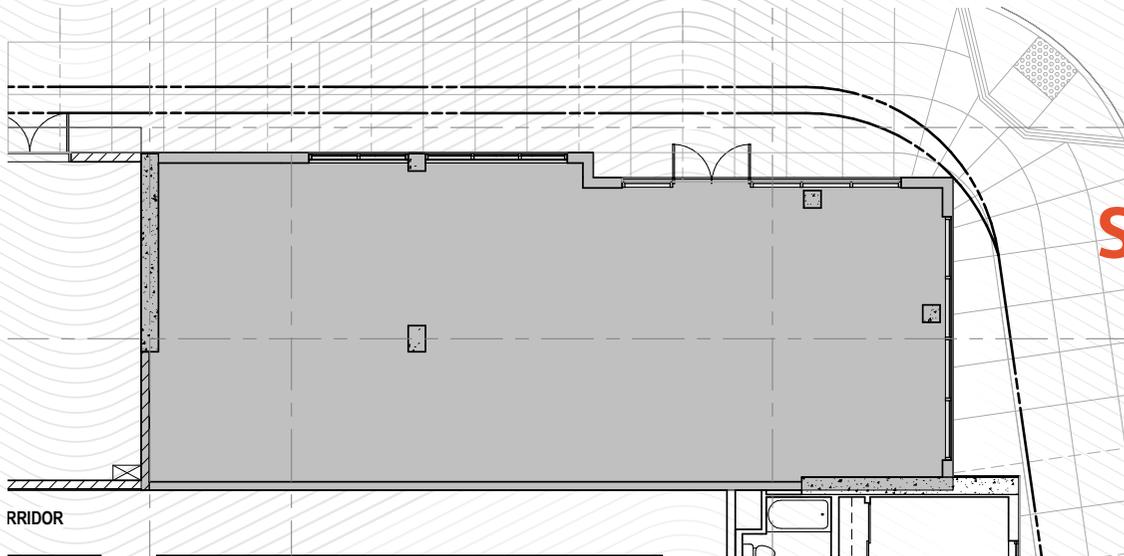
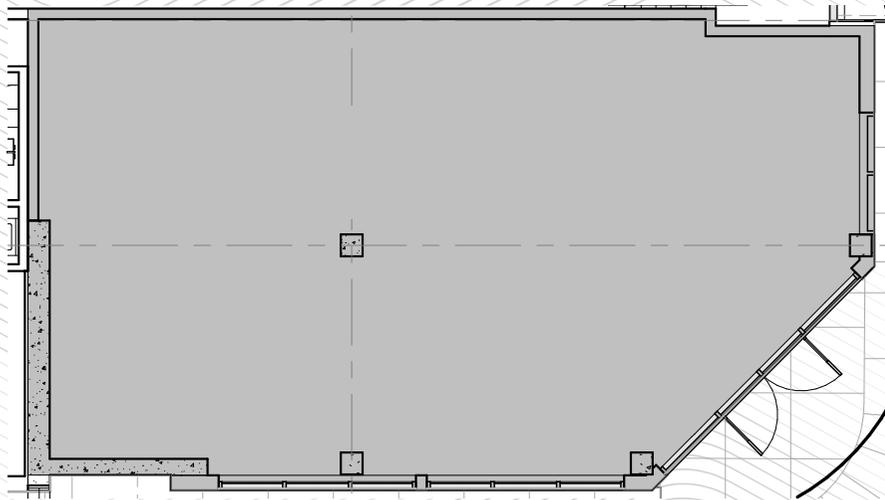
±1,407 SF

FRONTAGE

98 ft of Wrap Around

POSSESSION

Immediate



SPACE C

ORANGE/MILFORD

SIZE

±1,563 SF

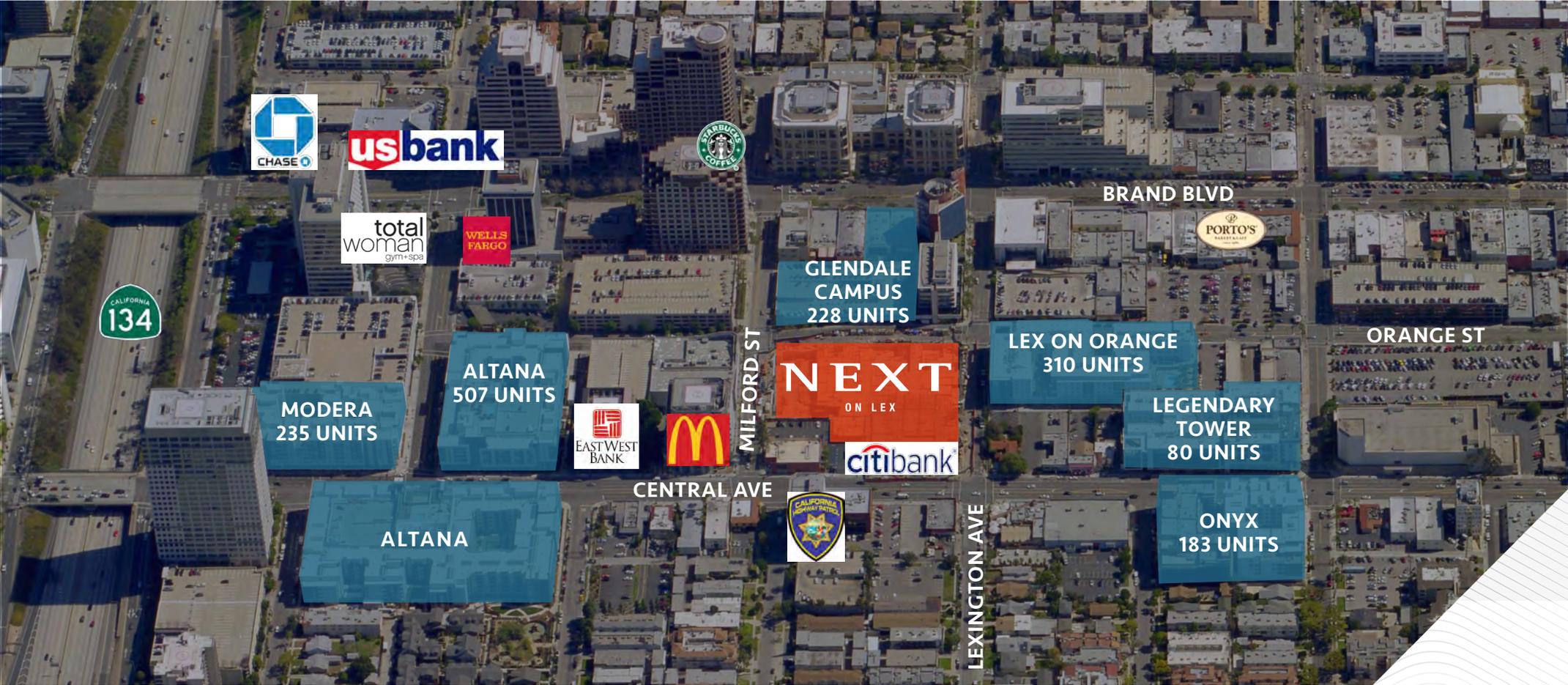
FRONTAGE

73 ft of Wrap Around

POSSESSION

Immediate

AMENITY MAP



DEMOGRAPHICS

2024 EST. POPULATION



0.5 Miles	1 Mile	3 Miles	5 Miles
20,825	67,530	223,955	223,955

2024 DAYTIME POPULATION



0.5 Miles	1 Mile	3 Miles	5 Miles
31,699	82,358	237,788	575,242

2024 AVERAGE HOUSEHOLD INCOME



0.5 Miles	1 Mile	3 Miles	5 Miles
\$80,041	\$79,789	\$97,989	\$107,303

NEXT

ON LEX

201 West Lexington Drive | Glendale, California

RETAIL, CAFÉ AND RESTAURANT SPACES IN THE
CENTER OF GLENDALE



CBRE

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