

# FOR LEASE

## RESEDA RETAIL/OFFICE SPACE



# 6726 RESEDA BOULEVARD, RESEDA 91335

CAMILLE & JON PALEY 818.225.1300 EXT. 3 | CAMILLE@PALEYCOMMERCIALREALESTATE.COM



## Property Information:

Address:	6726 Reseda Blvd, Reseda 91335
Building Size:	1,800 Square Feet
Lot Size:	2,200 Square Feet
Price:	\$6,000/Month
Use:	Retail/Office
Signage:	Double-Sided Pylon



## Description:

Retail/Office space available “For Lease” on Reseda Boulevard one half block South of Vanowen Street. Formerly operated as a used car dealership. Available building space of 1,800 square feet. Mostly open floor plan with one private office. Shared restroom in common area. Dedicated gated parking lot of 2,200 square feet in front of property solely for new tenant’s use. High traffic count and great exposure via double-sided pylon sign on busy Reseda Boulevard. Landlord covers the cost of all utilities.

Property located in the heart of Reseda in close proximity to numerous national retailers including Starbucks and Wells Fargo Bank. Easy access to 101 Freeway via Reseda.



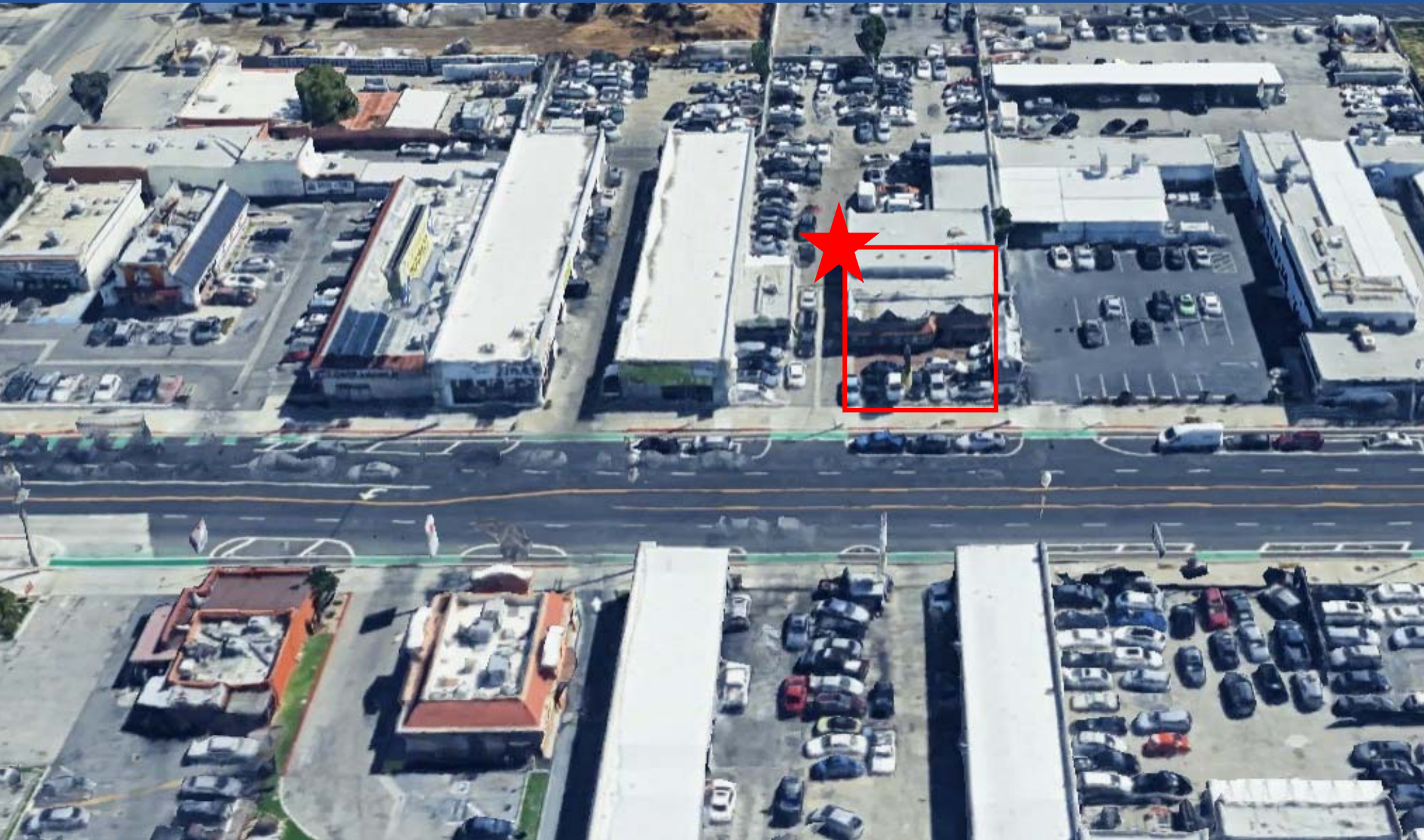
**For More Information Contact: Camille Paley (818) 225-1300 Ext. 3**

This information has been secured from sources we believe to be reliable, but we make no representations or warranties, express or implied, as to the accuracy of the information. References to square footage or age are approximate. Lessee must verify the information and bears all risk for any inaccuracies.

# AERIAL VIEW

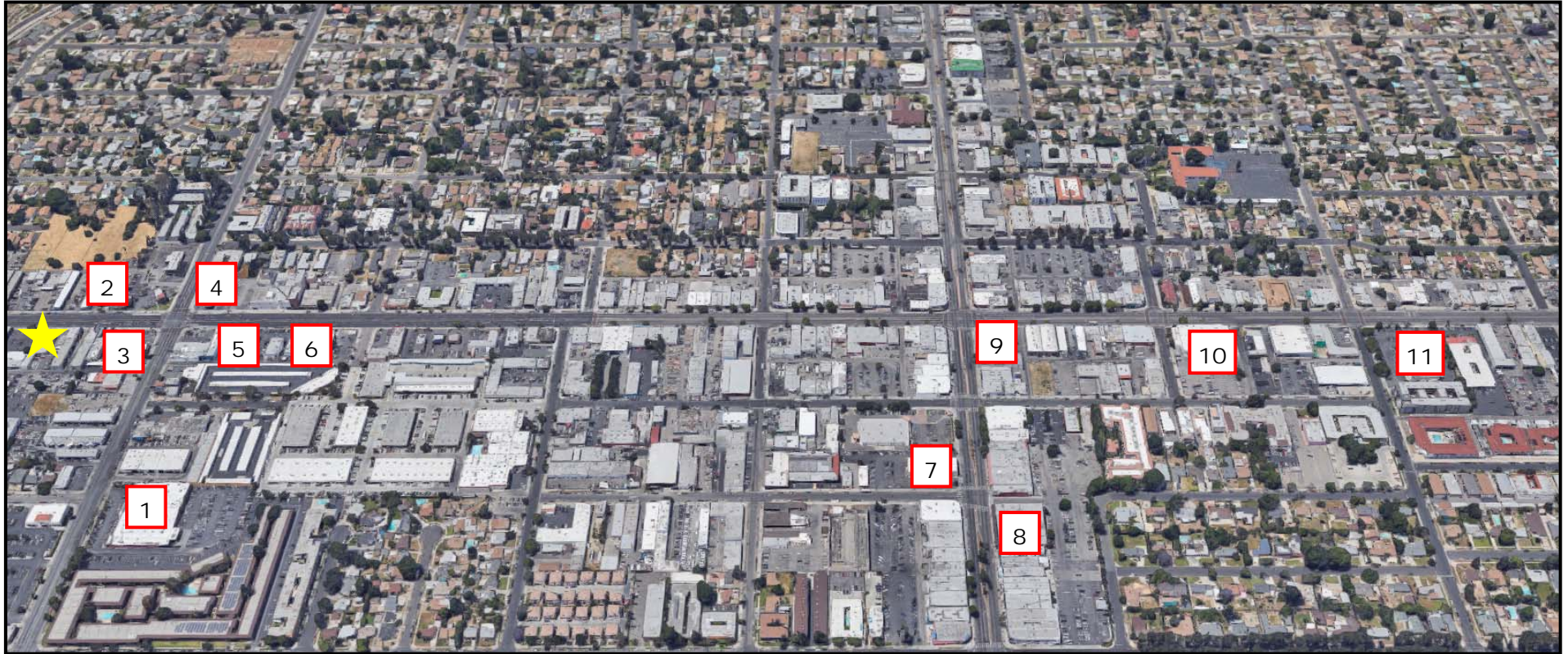
6726 RESEDA BOULEVARD, RESEDA CA 91335

**Paley**  
COMMERCIAL REAL ESTATE



# AREA MAP

6726 RESEDA BOULEVARD, RESEDA CA 91335



★ Subject Property

1 Valley Marketplace

2 Taco Bell

3 7-Eleven

4 Shell Gas Station

5 Jack in the Box

6 Starbucks

7 Wells Fargo Bank

8 Jon's Market

9 76 Gas Station

10 US Post Office

11 CVS Drug Store

# DEMOGRAPHICS

6726 RESEDA BOULEVARD, RESEDA CA 91335



<b>POPULATION</b>	<b>2-Mile</b>	<b>5-Mile</b>	<b>10-Mile</b>
2010 Population	121,965	585,187	1,407,072
2024 Population	125,320	627,625	1,458,166
2029 Population	124,028	626,044	1,445,567

<b>HOUSEHOLD INCOME</b>	<b>2-Mile</b>	<b>5-Mile</b>	<b>10-Mile</b>
Avg Household Income	\$95,174	\$99,039	\$106,596
Median Household Income	\$72,765	\$73,342	\$78,654

<b>POPULATION BY RACE</b>	<b>2-Mile</b>	<b>5-Mile</b>	<b>10-Mile</b>
White	94,203	466,966	1,140,238
Black	5,803	32,288	66,454
American Indian/Alaskan Native	1,675	7,765	18,557
Asian	18,467	94,551	178,422
Hawaiian & Pacific Islander	337	1,464	3,128
Two or More Races	4,835	24,591	51,367
Hispanic Origin	62,760	277,686	689,233