

# LAKEWOOD SQUARE

 4009 HARDWICK ST.  
LAKEWOOD, CA 90712

Your one stop shopping convenience  
destination for daily needs and services.

DJM



# THIS IS LAKEWOOD SQUARE

For over 40 years, Lakewood Square has served the neighborhood of Lakewood. As a staple within the community, it offers neighborhood resources with a mix of services, curated local dining, and shopping.



## LAKWOOD SQUARE

# WELCOME TO LAKWOOD, CA

Lakewood Square is a great neighborhood center in South Los Angeles County. Bordered by Long Beach, it is in close proximity to Cal State Long Beach University, Long Beach Airport, and Long Beach Ports. Lakewood Square is great for commuters and daily shoppers as it is centrally located along the busy Lakewood Blvd. between the 605, 91, and 710 freeways.

Lakewood Square is a great mixed-use neighborhood shopping center and is across the street from Lakewood Center, the second largest regional mall in Los Angeles, providing the shoppers of Lakewood a dynamic shopping experience that they can do all in one spot!

With strong national brands and close proximity to Orange County and Los Angeles, Lakewood Square has something for everyone.



# LAKWOOD SQUARE

## PROPERTY FEATURES

- ① Neighborhood shopping center with 187,497 gross leasable square feet.
- ② Strong national co-tenancy includes: Hobby Lobby, CVS Pharmacy, Michael's, Cost Plus World Market, Cafe Rio, Pieology, Subway, UPS, Chuck E. Cheese, First Bank, Yogurtland and Phenix Salon.
- ③ Located across the street from Lakewood Center, the second largest regional mall in Los Angeles.
- ④ The 12.75 acre site features access points off Lakewood Blvd, ample parking, pylon sign identity and a steady stream of customer traffic every day, all day
- ⑤ Strategic Location 10 miles southeast of Los Angeles and minutes from Orange County, at the intersection of Lakewood Boulevard and Hardwick Street.



# LAKEWOOD SQUARE BY THE NUMBERS



SF OF NEIGHBORHOOD RETAIL  
**187,497 SF** Owned GLA



ANNUAL VISITS  
**2.1M**



POPULATION  
**700k**  
within 5 mile radius



MEDIAN HH INCOME  
**\$88,869**  
within 5 mile radius



CARS PER DAY ALONG  
LAKEWOOD BLVD:  
**34,000**  
est. daily average



AVG. HOME COST  
**\$809,591**  
in Lakewood, CA



Sources: Claritas, CoStar, Placer.ai, Zillow home value index

**LAKWOOD  
SQUARE**

# CUSTOMER JOURNEY

Visitor Traffic: 12 month trailing

## 52 MINUTES

Average length of stay

## 75% OF 711k

Annual visitors are loyal locals

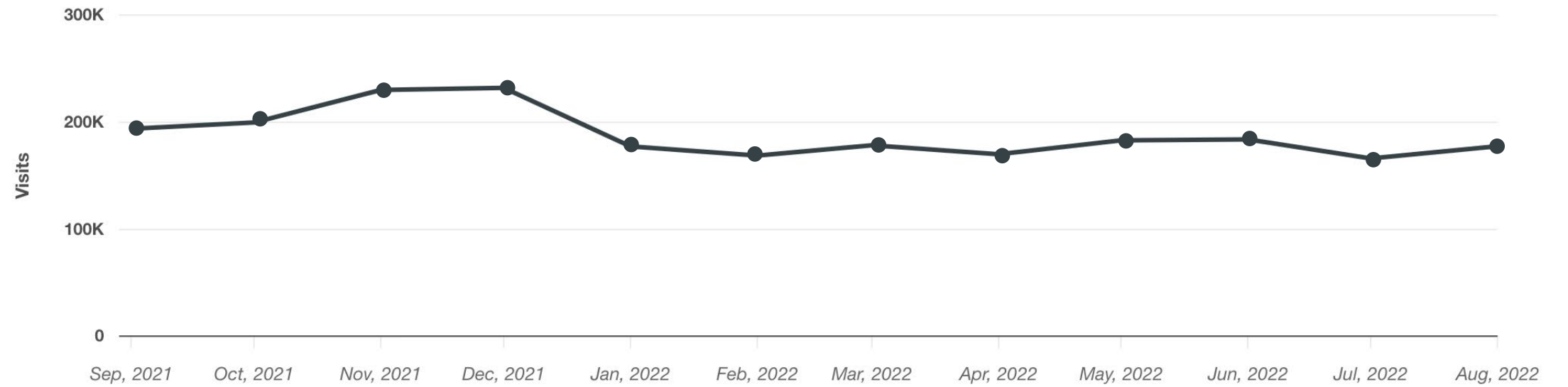
## CONSISTENT

Foot traffic every month of the year & day of the week

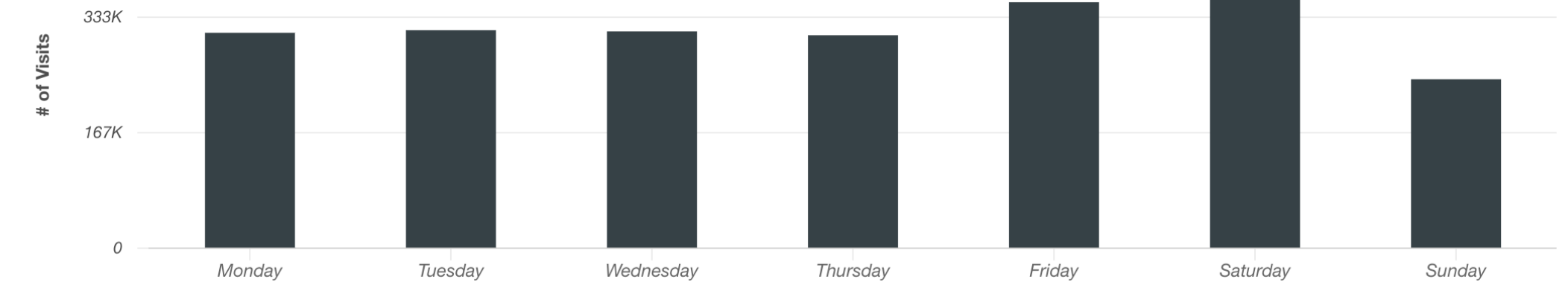
## ALL DAY

Steady foot traffic all day: morning, lunch, dinner and evening

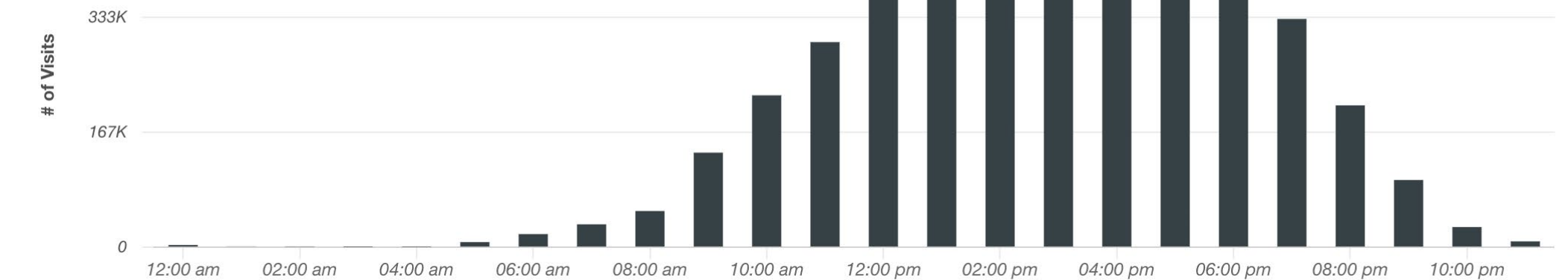
Monthly Visitor Traffic



Daily Visitor Traffic



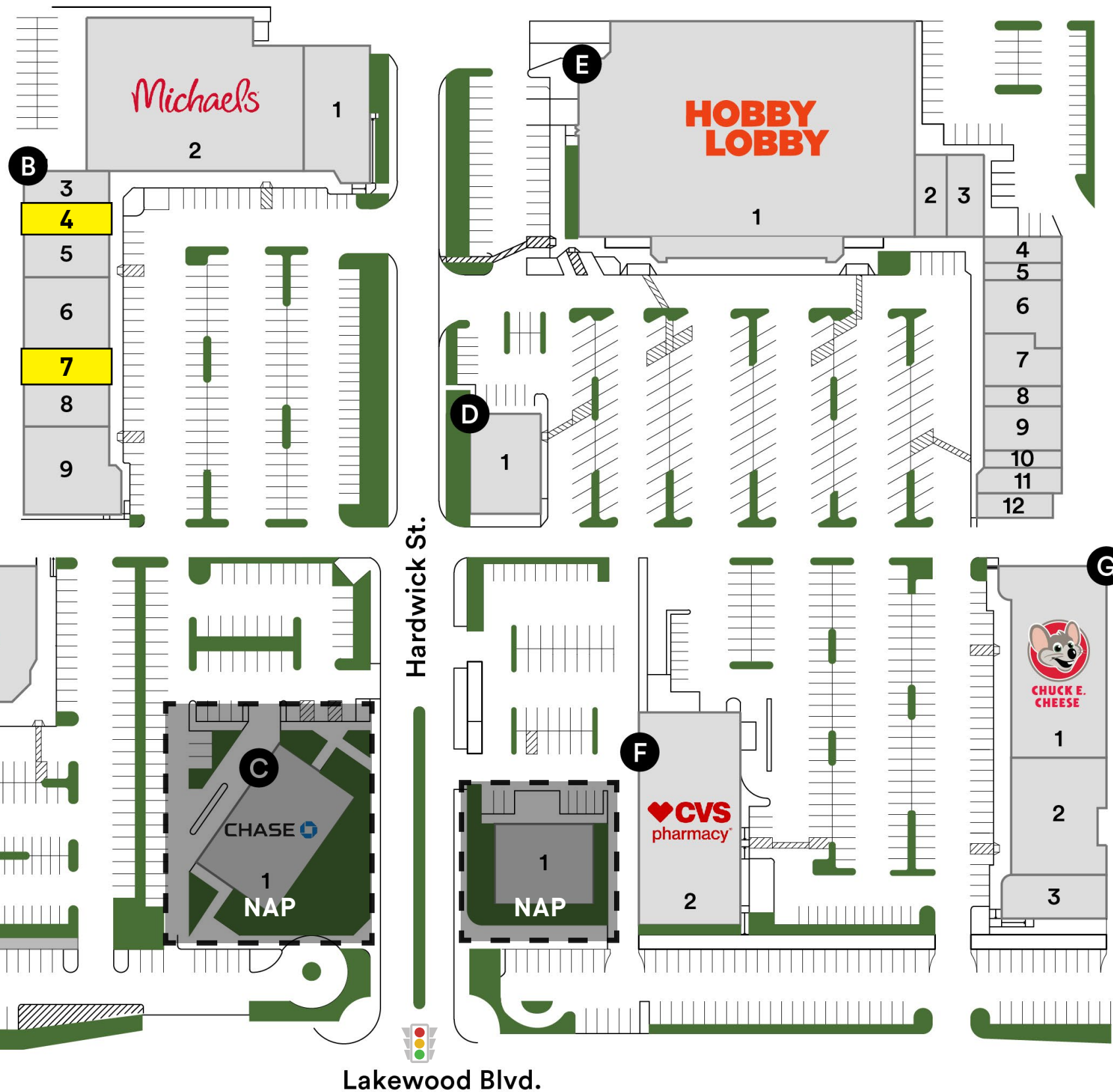
Hourly Visitor Traffic



# LAKEWOOD SQUARE SITE PLAN



TOTAL SF: 187,629  
 PARKING: 898  
 H/C PARKING: 30  
 TOTAL PARKING: 928



## BUILDING A

1	Cost Plus World Market	20,032 SF
2	Coast Dental	2,750 SF
3	Pro Drivers/Employbridge	1,695 SF
4	Subway	1,161 SF
5	Pieology	2,422 SF
6	Yogurtland	1,200 SF
7	Cafe Rio	3,000 SF

## BUILDING B

1	Committed	5,722 SF
2	Michaels	20,800 SF
3	Beam Nail Bar	2,057 SF
4	AVAILABLE with Notice	1,593 SF
5	First Financial CU	2,300 SF
6	Little Gym	4,000 SF
7	AVAILABLE with Notice	1,857 SF
8	6 Degree Fitness	2,660 SF
9	Dr. Scheffel Eye Care	4,987 SF

## BUILDING C

1	Chase Bank	NAP
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## BUILDING D

1	Phenix Salons	5,712 SF
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## BUILDING E

1	Hobby Lobby	48,857 SF
2	Coin Laundry	1,560 SF
3	Island Fitness	1,950 SF
4	Pink Beauty's	1,300 SF
5	Smoke 4 Less	975 SF
6	La Michoacana	3,455 SF
7	Metro Infusion	2,070 SF
8	Great Clips	975 SF
9	Kinecta Federal CU	2,275 SF
10	UPS Store	975 SF
11	Motive Juice Bar	1,447 SF
12	Wasabi Japanese Grill	1,270 SF

## BUILDING F

1	Exer Urgent Care	NAP
2	CVS Pharmacy	14,000 SF

## BUILDING G

1	Chuck E. Cheese	12,185 SF
2	Men's Wearhouse	7,300 SF
3	First Bank	3,000 SF



LAKESWOOD  
SQUARE





**FOR MORE INFORMATION CONTACT:**

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