

# 1,224 & 1,289 sqft Restaurant & Retail space

11123 Long Beach Blvd, Lynwood CA 90262

Oakwood Plaza

**FOR LEASE**

Built in 2010

Signalized Intersection  
On Long Beach Blvd

AMPLE PARKING

Great Street Visibility



## PROPERTY PROFILE & FEATURES

- Size: 1,224 SF & 1,289 SF
- Lot Size: 45,769 SF
- Year Built: 2010
- Zoning: LYC2A
- Visibility from Long Beach Blvd
- Join: Waba Grill, Subway, Jamba Juice, Boost, Cricket and more
- Ample Parking space

## AREA DESCRIPTION

- Previous Papa Jones Pizza Restaurant with Kitchen
- High Density Population
- High Traffic volume (Over 34,000 average daily traffic)
- One block north of the Plaza Mexico
- Over 38,600 day time population in 1 mile
- One block North of Imperial Hwy

For Information, please contact:

Joseph Khoshima,

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Direct: (213) 675-9775

516 North Larchmont Blvd

Los Angeles, CA 90004

## DEMOGRAPHICS

2018 ESTIMATES	1MILE	3MILE	5MILE
POPULATION	50,102	403,817	981,917
HOUSEHOLDS	10,744	93,485	241,407

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## INCOME

2018 ESTIMATES	1MILE	3MILE	5MILE
MEDIAN INCOME	42,932	42,478	42,538
AVERAGE INCOME	\$53,505	\$53,988	\$55,033

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**KEY** REAL  
ESTATE  
AGENCY

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**REAL  
ESTATE  
AGENCY**

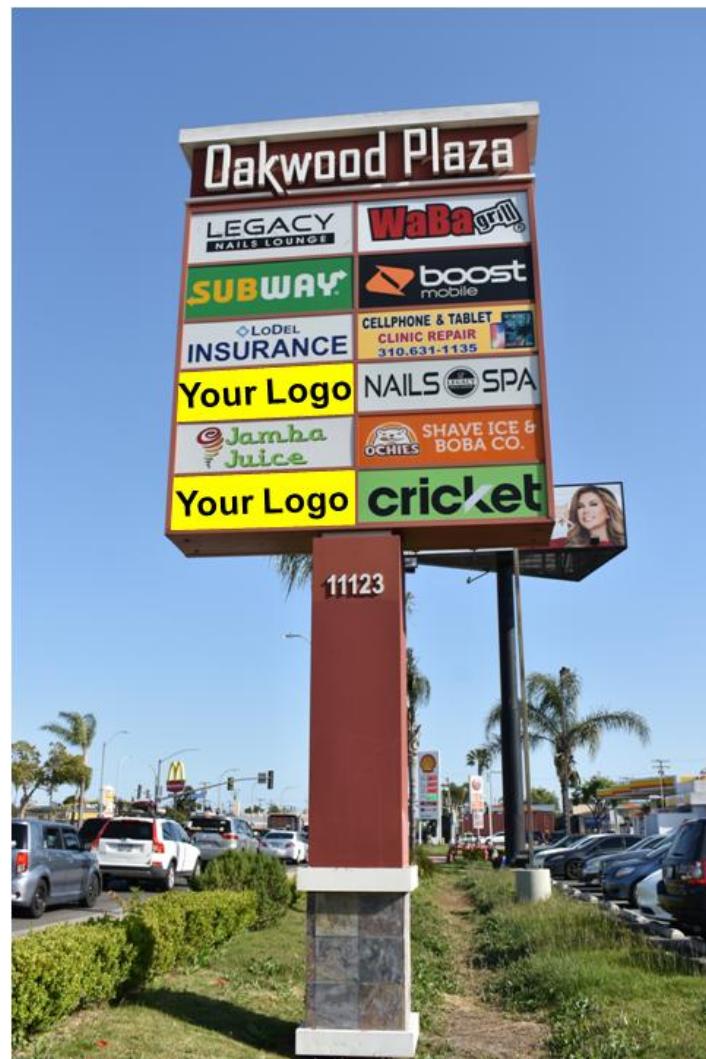
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**Join:**

**Jamba Juice  
Waba Grill  
Subway  
Boost  
Cricket  
Lodel Insurance  
Bombay Beauty  
Legacy Nails  
Lynwood Health Center**



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## Site Plan

Unit 1 ± 878 sqft – Bombay Beauty

Unit 2 ± 1,020 sqft – Legacy Nails

Unit 3 ± 1,140 sqft – Legacy Nails

Unit 4 ± 1,224 sqft – Available

Unit 5 ± 1,320 sqft – Health Center

Unit 6 ± 1,289 sqft – Available

Unit 7 ± 1,139 sqft – Lodel Insurance

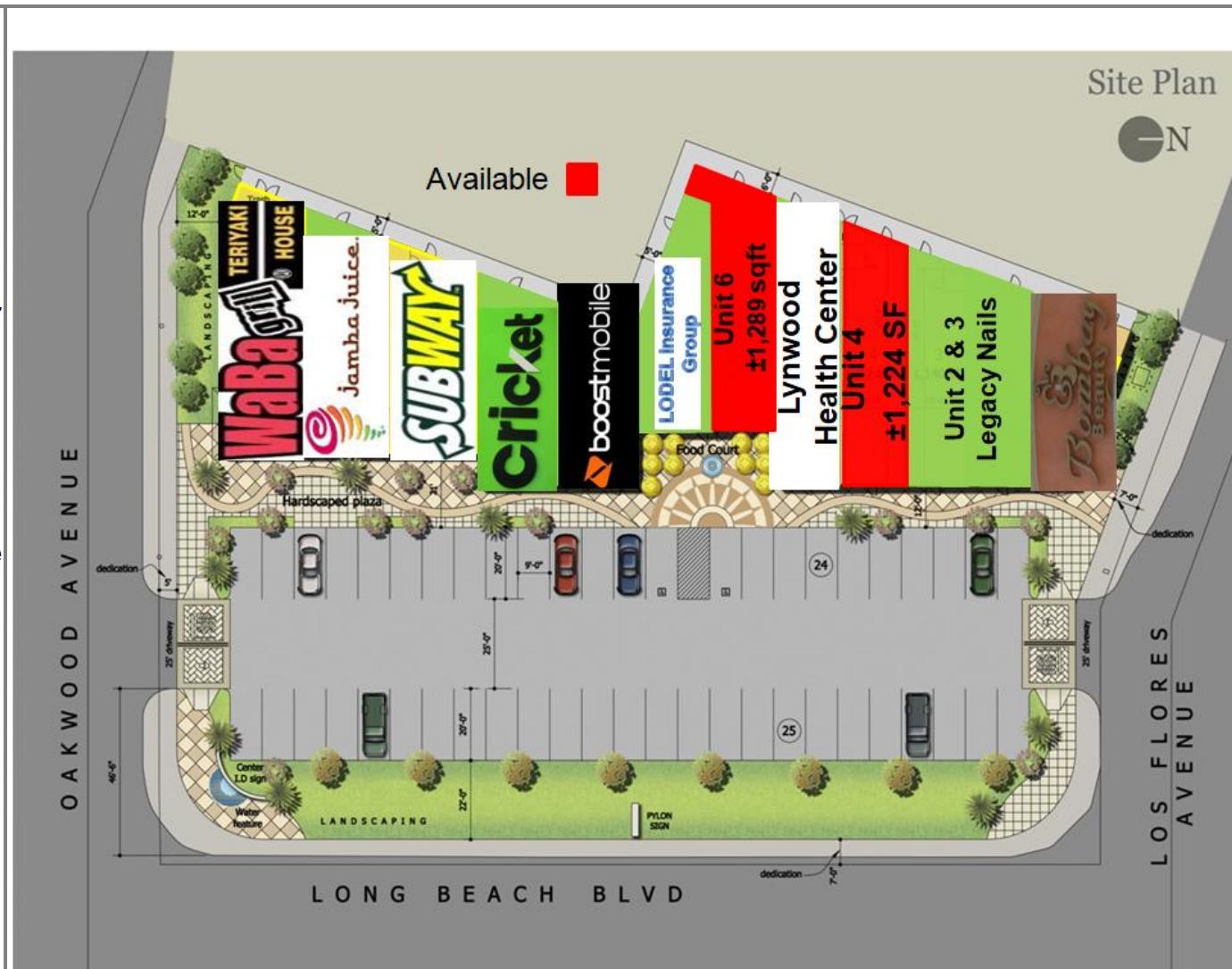
Unit 8 ± 1,035 sqft – Boost Mobile

Unit 9 ± 1,213 sqft – Cricket

Unit 10 ± 1,256 sqft – Subway

Unit 11 ± 1,500 sqft – Jamba Juice

Unit 12 ± 1,500 sqft – Waba Grill



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## Area Map

Strong Retail Trade Area



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## *Population around Oakwood Plaza*

1 Mile Radius  $\pm$  50,000

3 Mile Radius  $\pm$  404,000

5 Mile Radius  $\pm$  982,000



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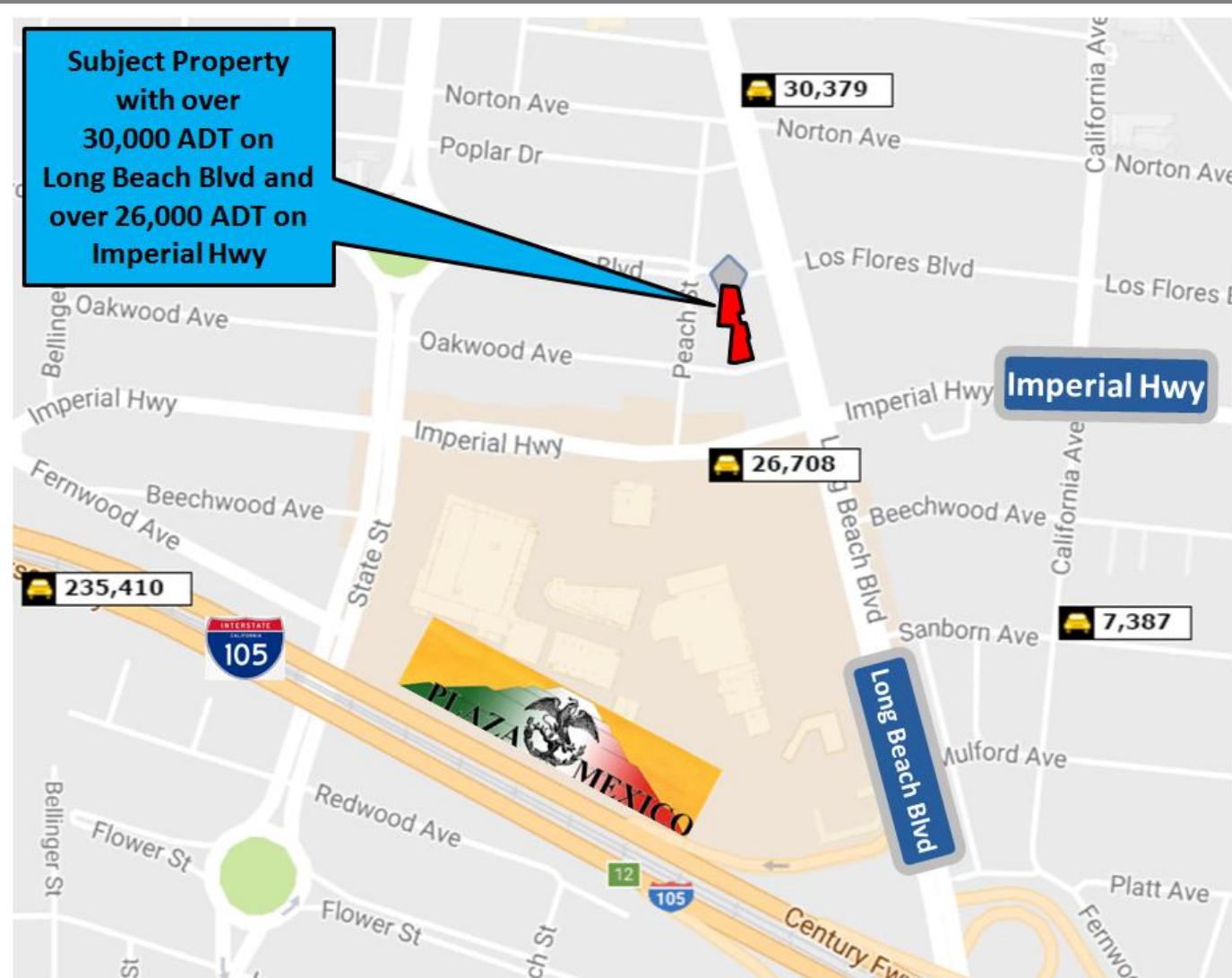
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## Traffic Count

Over  
30,000 Average  
daily traffic on  
Long Beach Blvd  
alone



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## Site Pictures



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## DEMOGRAPHICS

### Population

Population	1 Mile	3 Mile	5 Mile
2018 Total Population: 50,102	403,817	981,917	
2023 Population: 50,721	409,050	994,668	
Pop Growth 2018-2023: 1.24%	1.30%	1.30%	
Average Age: 33.00	32.80	33.10	

### Households

2018 Total Households: 10,744	93,485	241,407
HH Growth 2018-2023: 1.34%	1.37%	1.34%
Median Household Inc: \$42,932	\$42,478	\$42,538
Avg Household Size: 4.40	4.20	4.00
2018 Avg HH Vehicles: 2.00	2.00	2.00

### Housing

Median Home Value: \$341,796	\$335,363	\$351,589
Median Year Built: 1957	1957	1958

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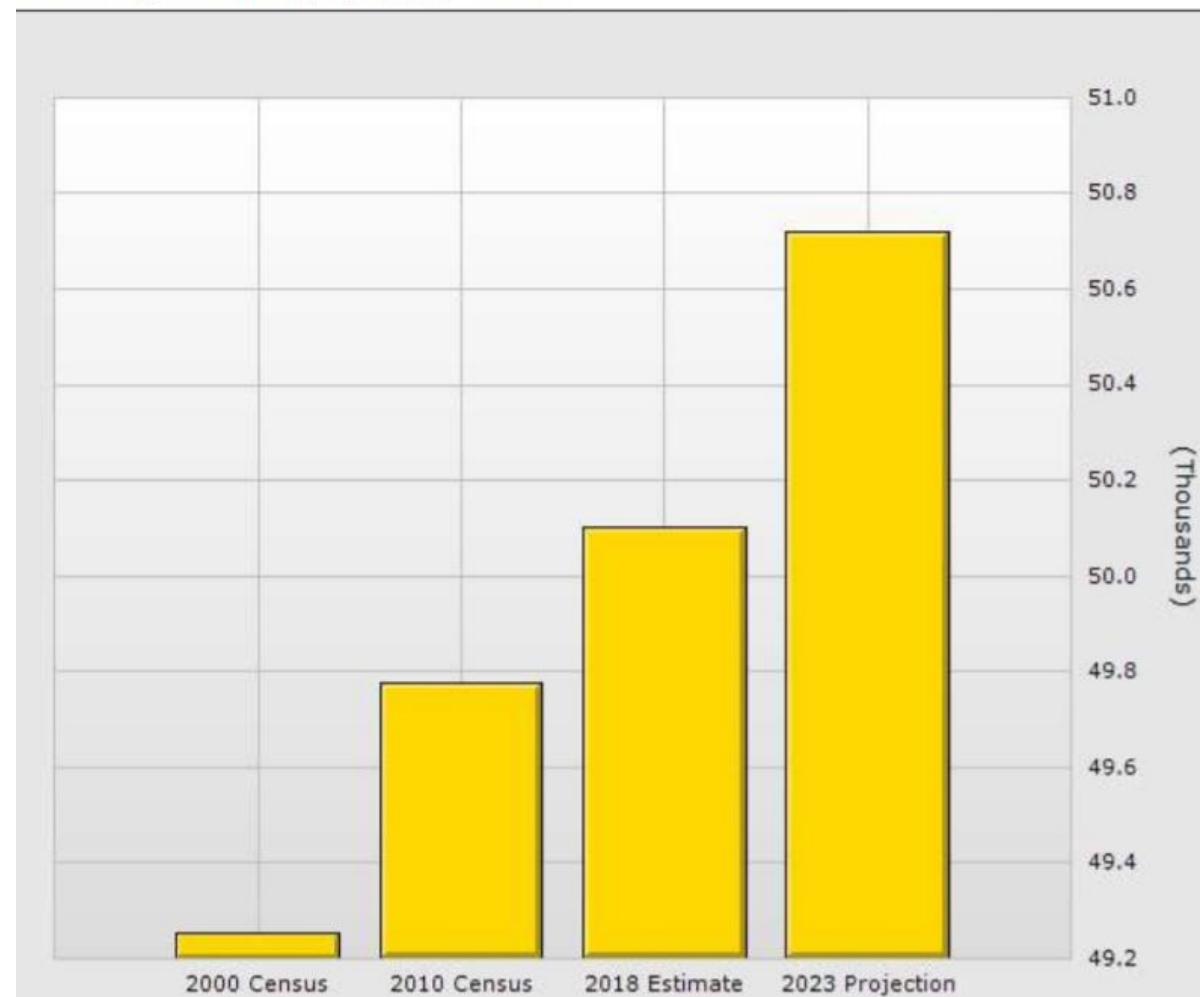
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## DEMOGRAPHICS

### Population

#### Population for 1 Mile Radius

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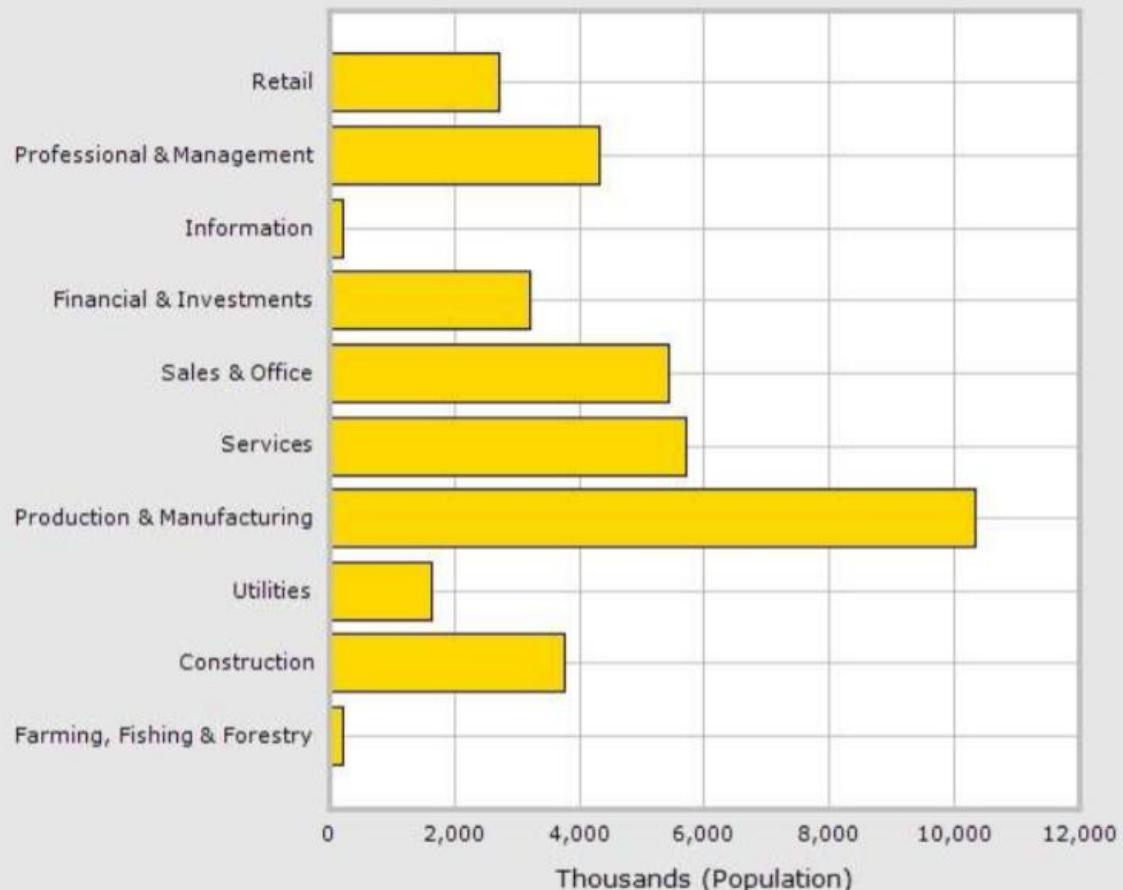
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## DEMOGRAPHICS

### Civilians Employed by Occupation

### Civilians Employed by Occupation for 1 Mile Radius

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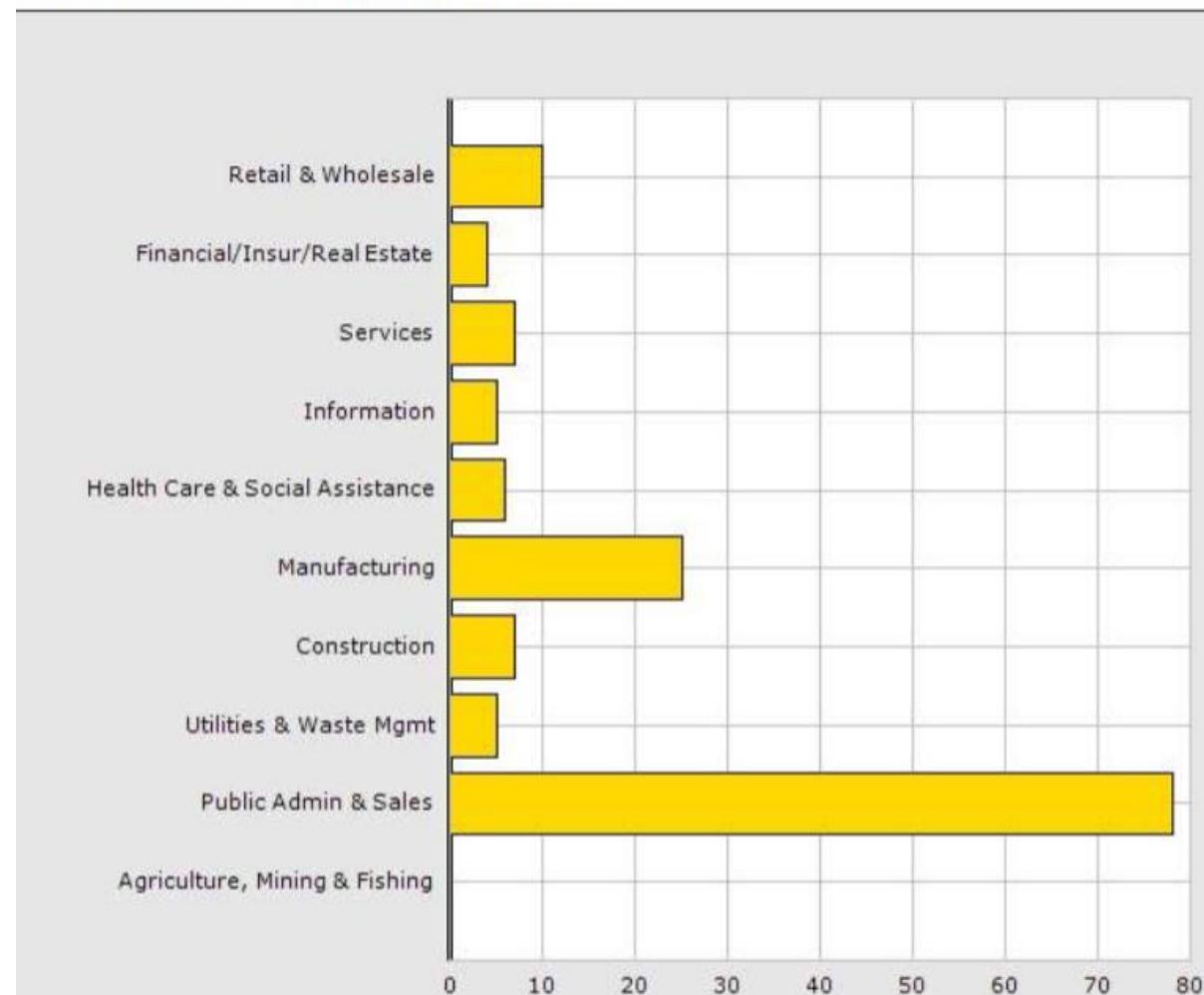
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## DEMOGRAPHICS

### Daytime Employment (Empl/Bus)

### Daytime Employment (Empl/Bus) for 1 Mile Radius

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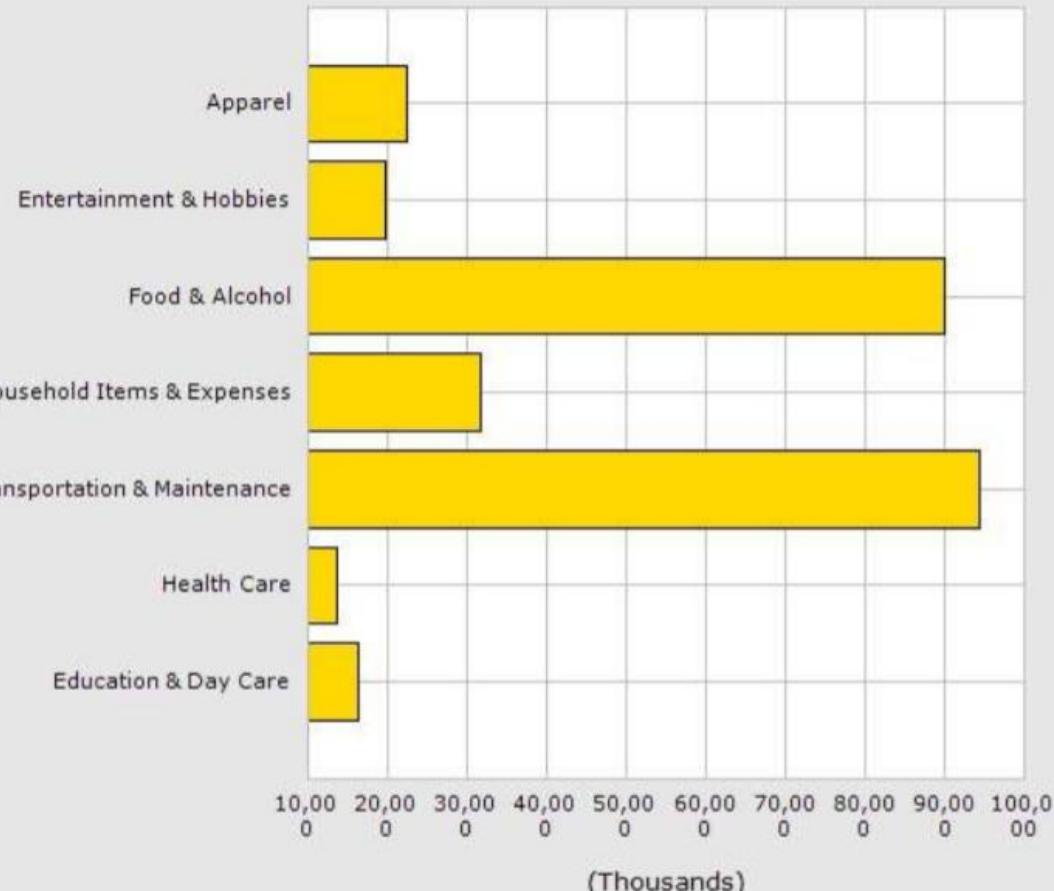
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## DEMOGRAPHICS

### Consumer Spending Totals

### Consumer Spending Totals for 1 Mile Radius

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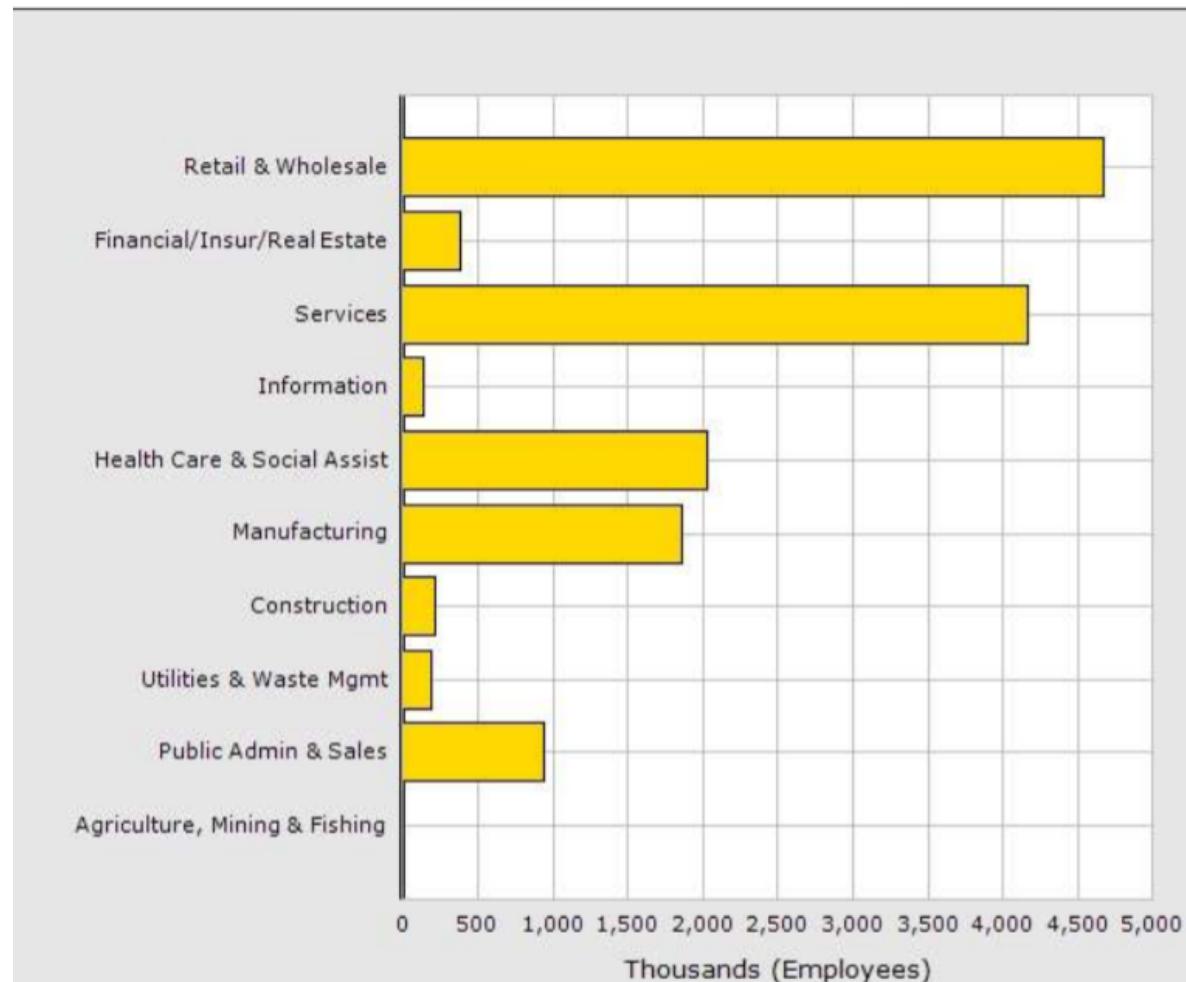
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### Daytime Employees

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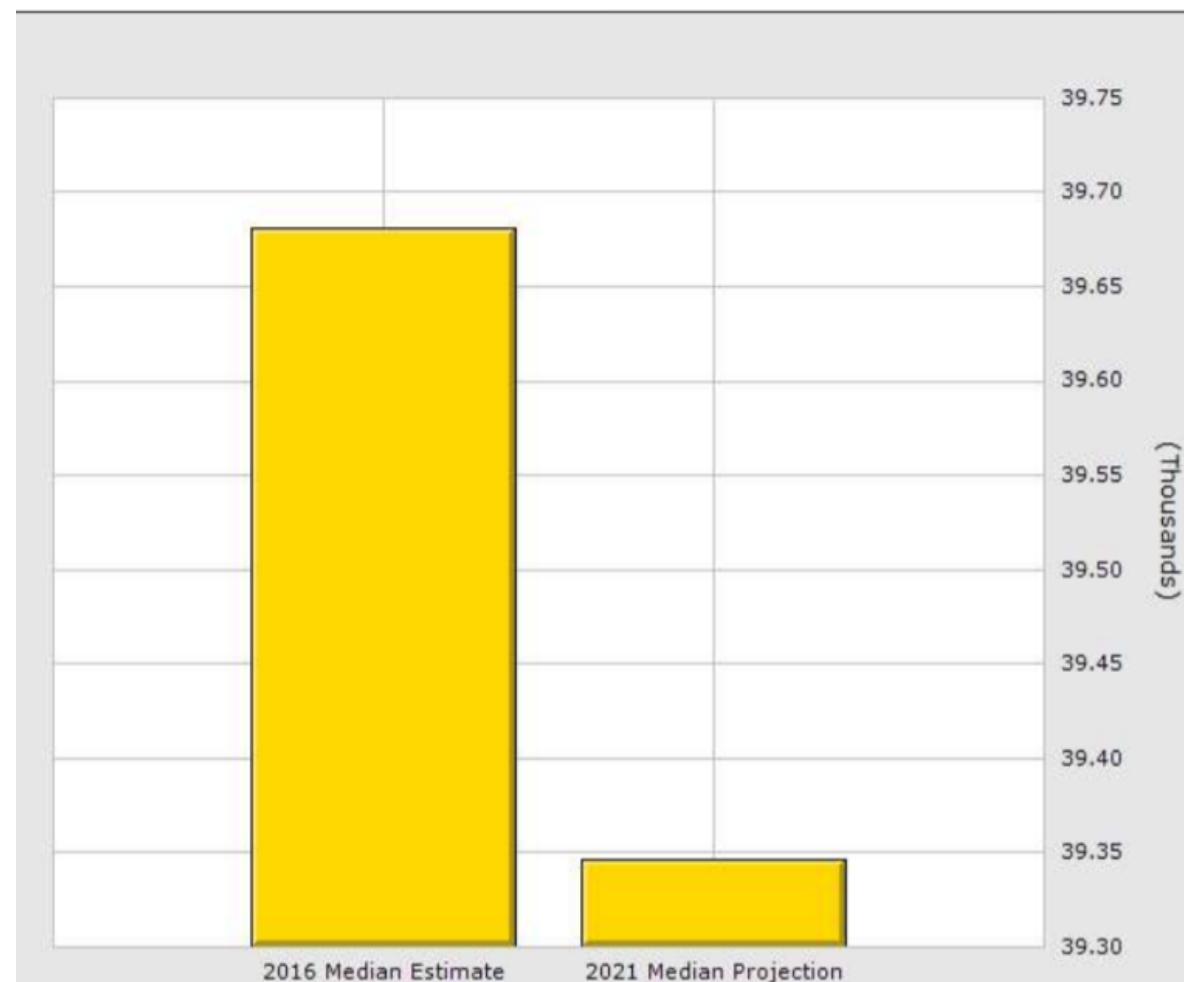
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## DEMOGRAPHICS

### *Household Income*

#### Household Income for 1 Mile Radius

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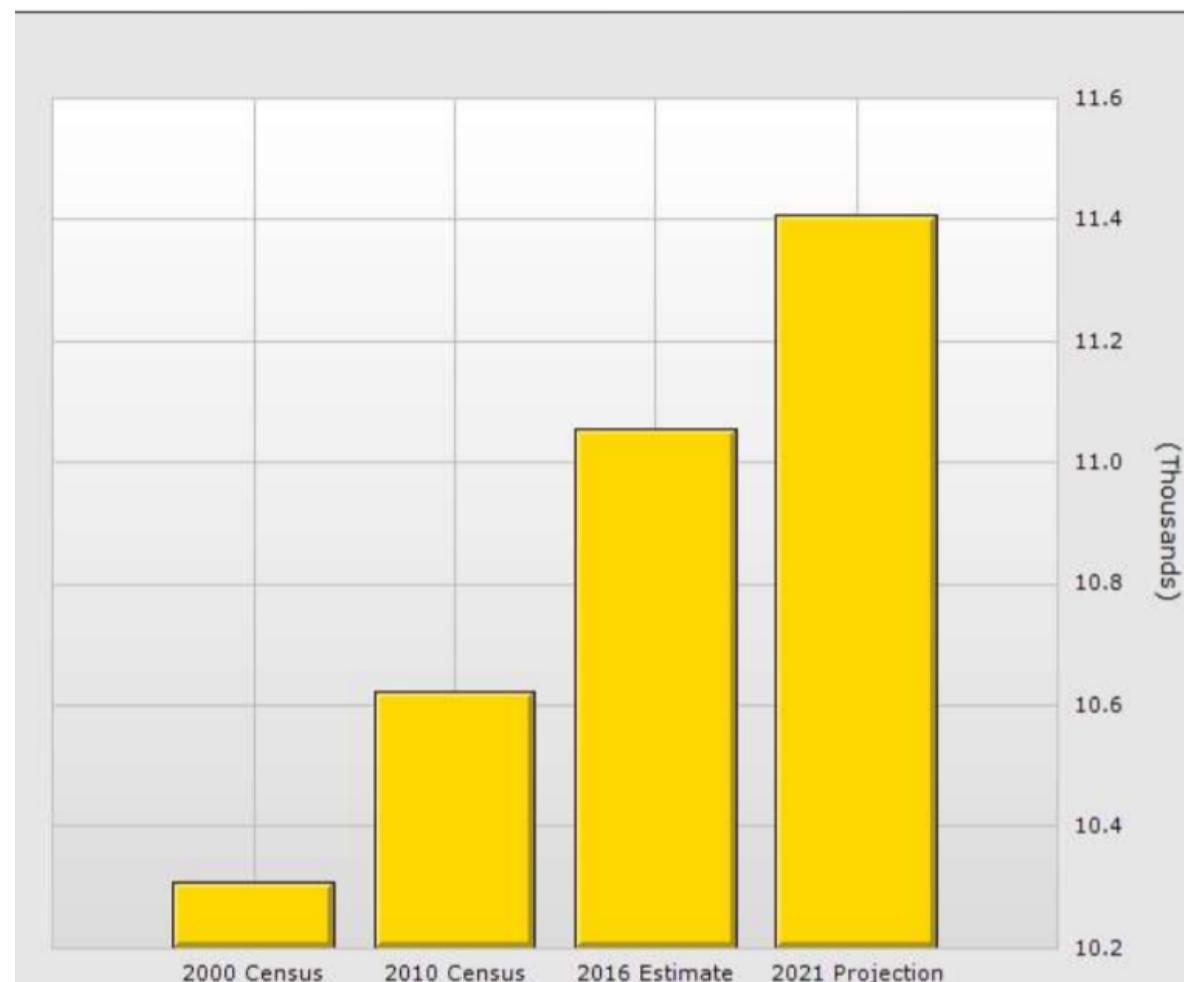
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## DEMOGRAPHICS

### Households

#### Households for 1 Mile Radius

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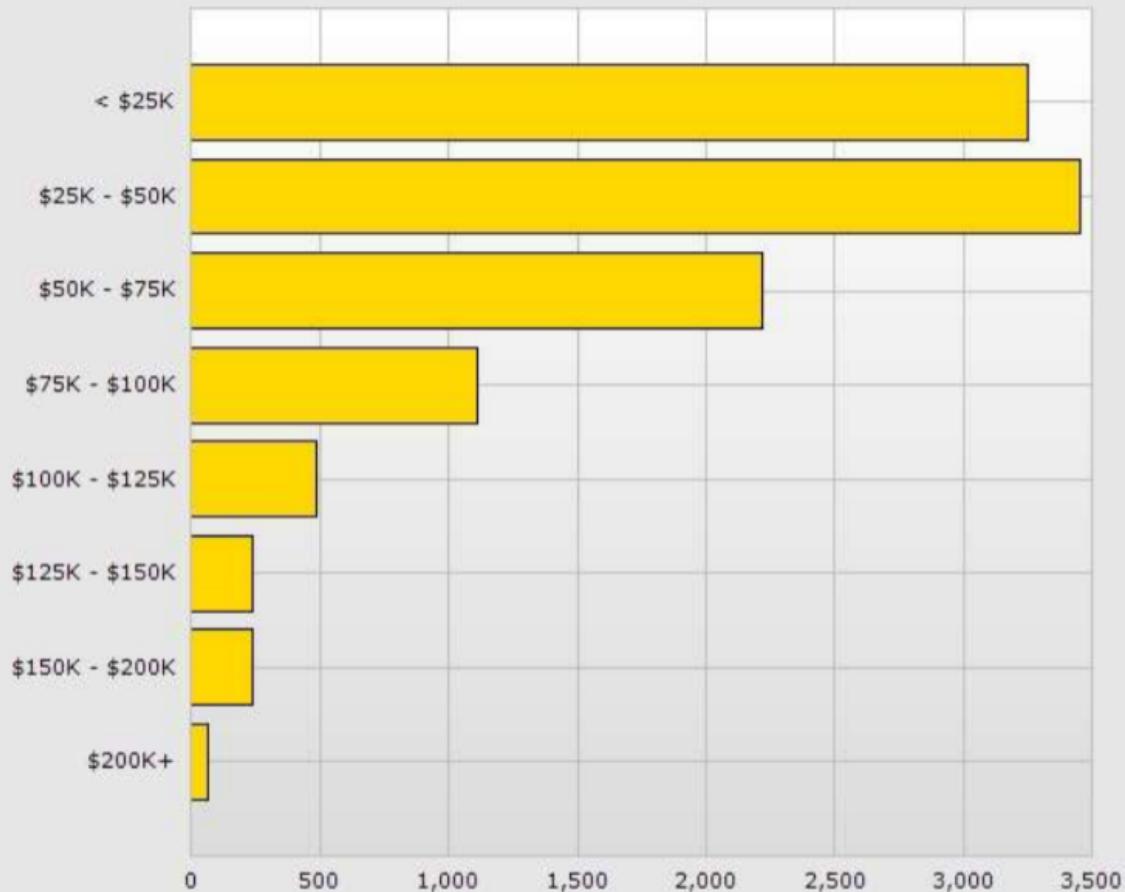
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### Households by Income

#### Households by Income for 1 Mile Radius

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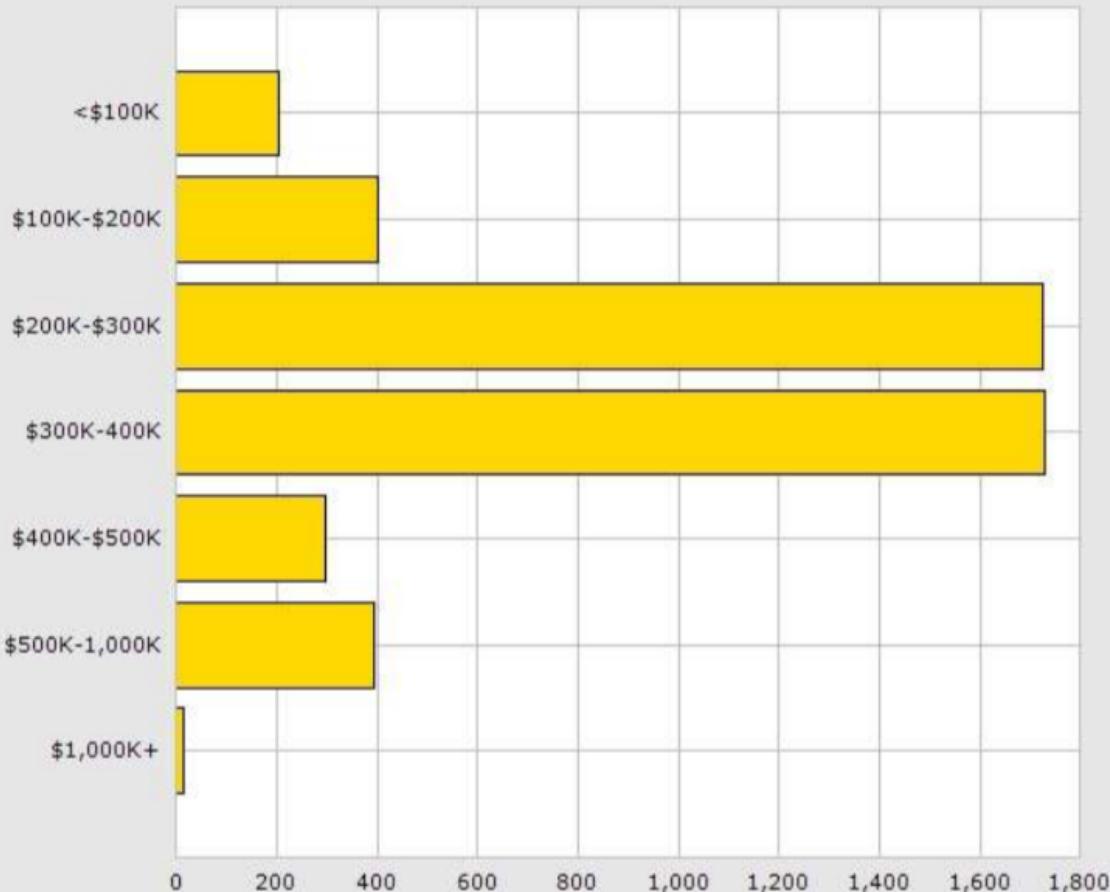
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## DEMOGRAPHICS

### Housing Values

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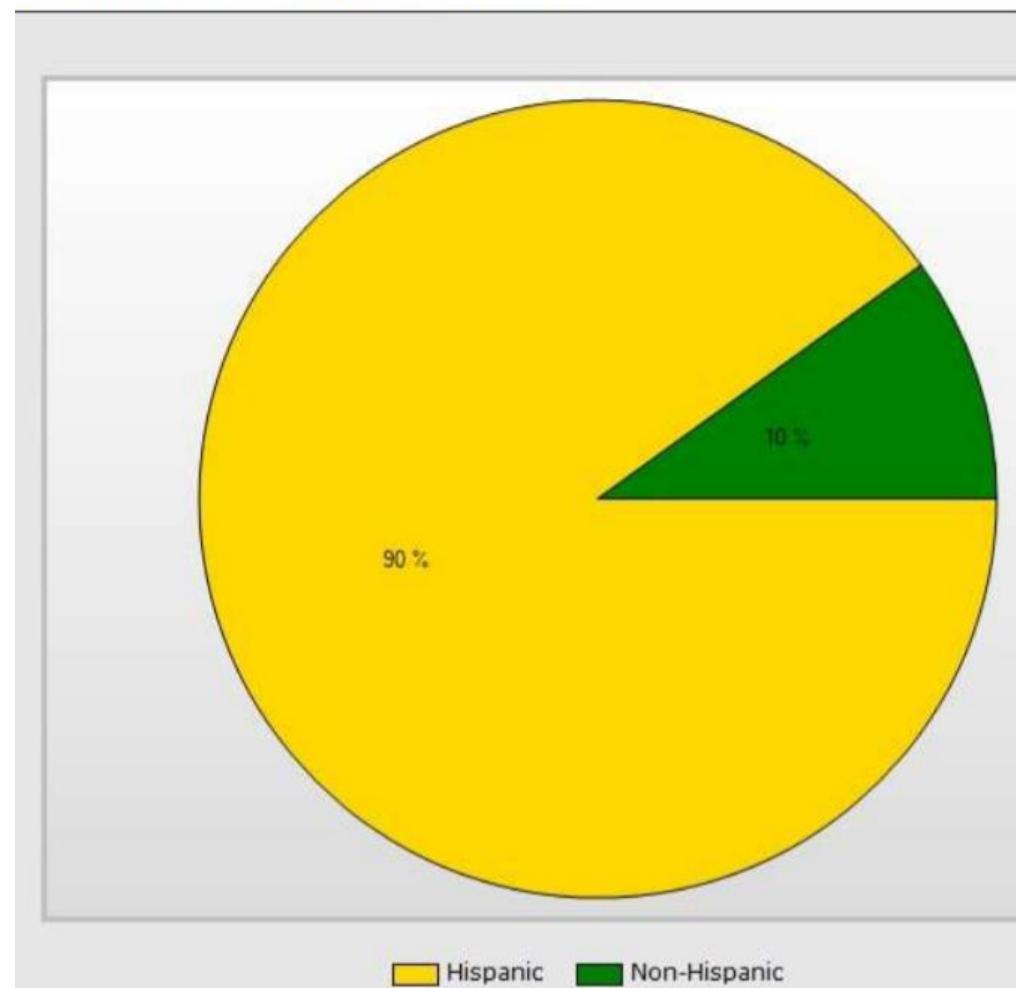
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## **DEMOGRAPHICS**

### ***Population by Hispanic Origin***

#### **Population by Hispanic Origin for 1 Mile Radius**

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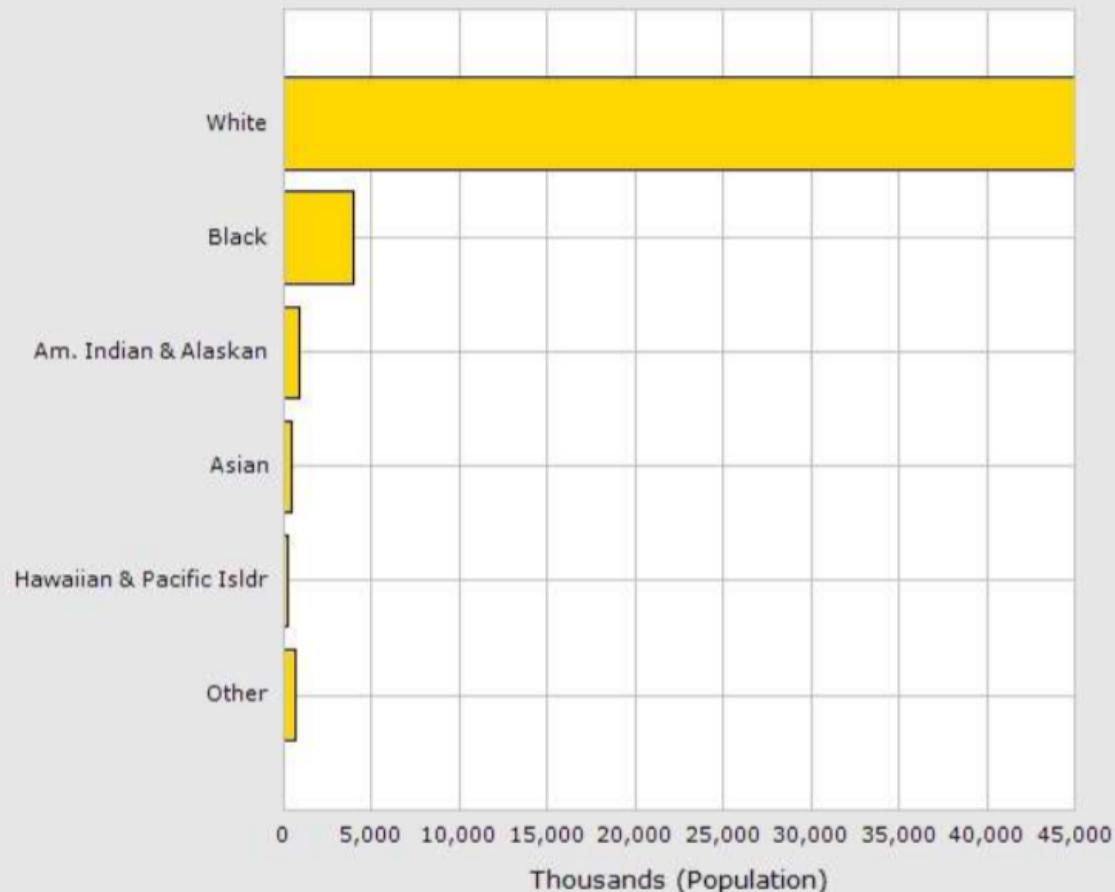
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### Population by Race

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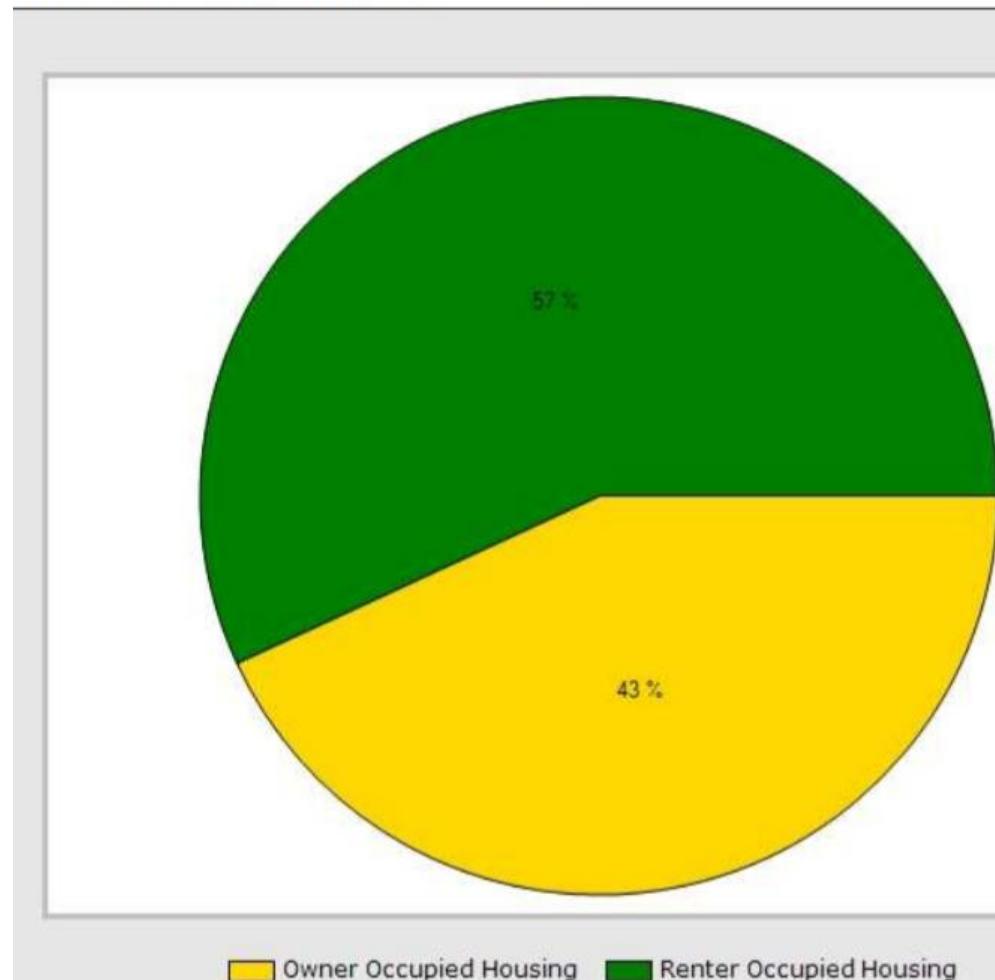
**Oakwood Plaza**

## DEMOGRAPHICS

### *Tenure of Occupied Housing*

#### Tenure of Occupied Housing for 1 Mile Radius

11123 Long Beach Blvd, Lynwood, CA 90262



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