

# Available for Lease

## Puente Walnut Plaza

1832 – 1848 Puente Ave.  
Baldwin Park, CA 91706



### Available Space

Suite#	Size (SF)	Rent (NNN)	\$/SF
1842	1,630	\$2,363.50	\$1.45

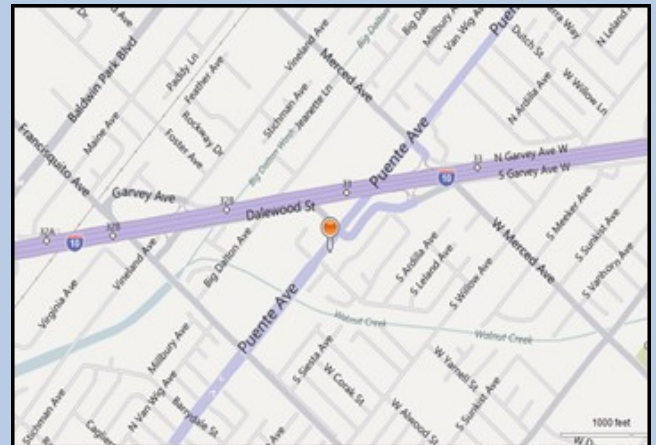
NNN Charges \$0.50

Demographics	1 mile	3 mile	5 mile
2022 Population Est.	22,569	237,751	497,846
2027 Population Proj.	22,182	232,462	487,049
Avg. HH Income	\$82,624	\$79,315	\$75,341

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## Property Highlights

- Close Proximity to 10 Freeway
- Excellent Visibility
- Recently renovated & Divisible
- Opportunity for Retail or Office
- Ample Parking Spaces
- Available for Immediate Occupancy



For more information:

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