



170 N GREENWOOD AVE

PASADENA, CA 91107

FOR INQUIRIES

RYAN GURMAN

+1 310 650 7545

ryan.gurman@cbre.com

Lic. 01972081

BRONSON MORGAN

+1 415 446 8796

bronson.morgan@cbre.com

Lic. 02194401

CBRE

170 N GREENWOOD AVE

PASADENA, CA 91107

± 2,800 SF

Automotive Opportunity



Located directly across from Honda Pasadena and a straight shot off the 210 Freeway, this is an opportunity to take on a rare automotive space with several bays and excellent frontage and signage. Be just a short drive away from Old Pasadena and dealerships including Volkswagen, Toyota, Audi, Cadillac, Land Rover, and more!

PASADENA



AUTOMOTIVE OPPORTUNITY

170 N GREENWOOD AVE, PASADENA, CA 91107

TOTAL
±2,800 SF

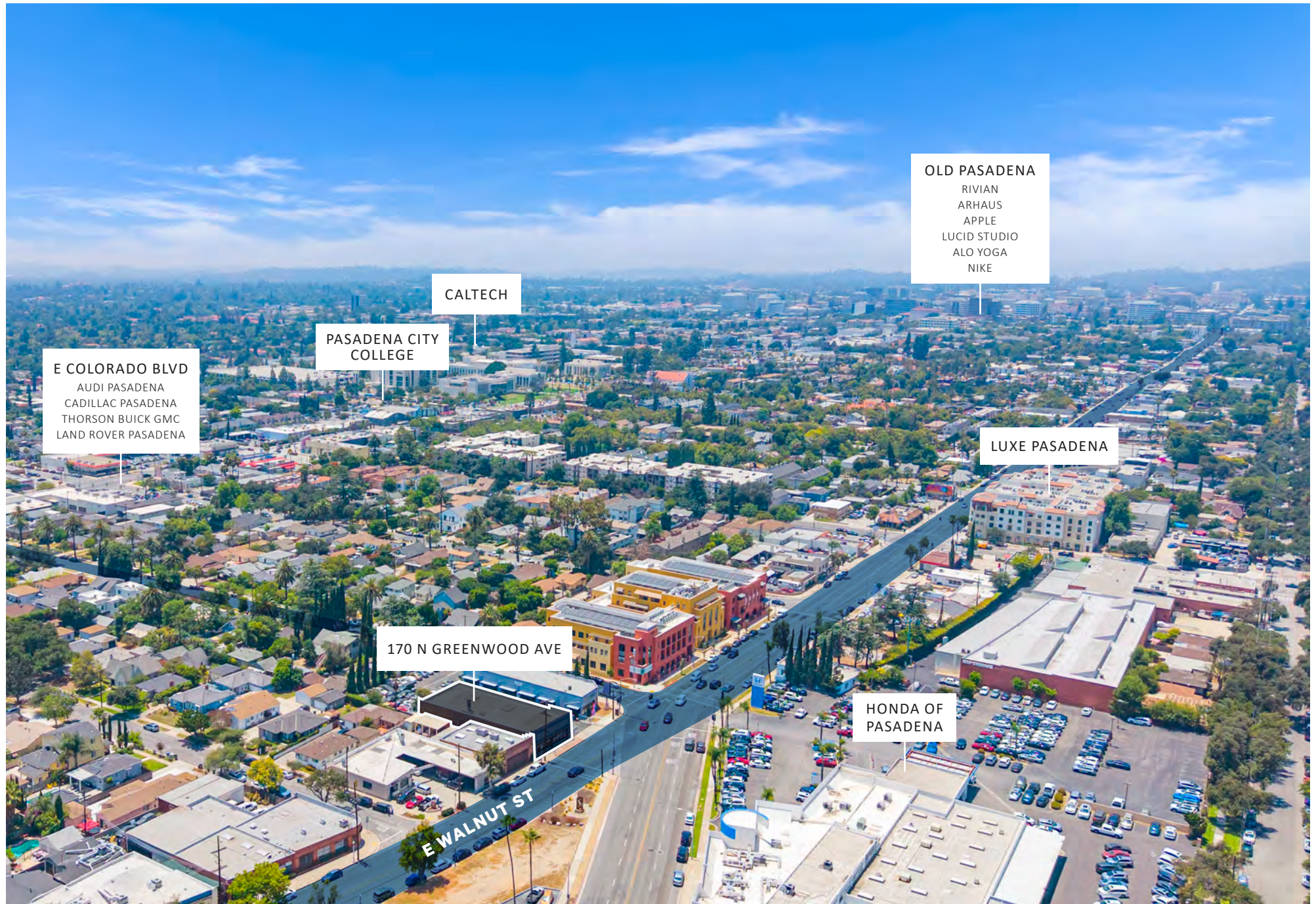
Rare Automotive Space with Several Bays
Excellent Frontage on E Walnut St
Prominent Signage Opportunity
A Straight Shot off the 210 Freeway and Directly
Across from Honda Pasadena



THE AREA



THE AREA



E COLORADO BLVD

AUDI PASADENA
CADILLAC PASADENA
THORSON BUICK GMC
LAND ROVER PASADENA

PASADENA CITY COLLEGE

CALTECH

OLD PASADENA

RIVIAN
ARHAUS
APPLE
LUCID STUDIO
ALO YOGA
NIKE

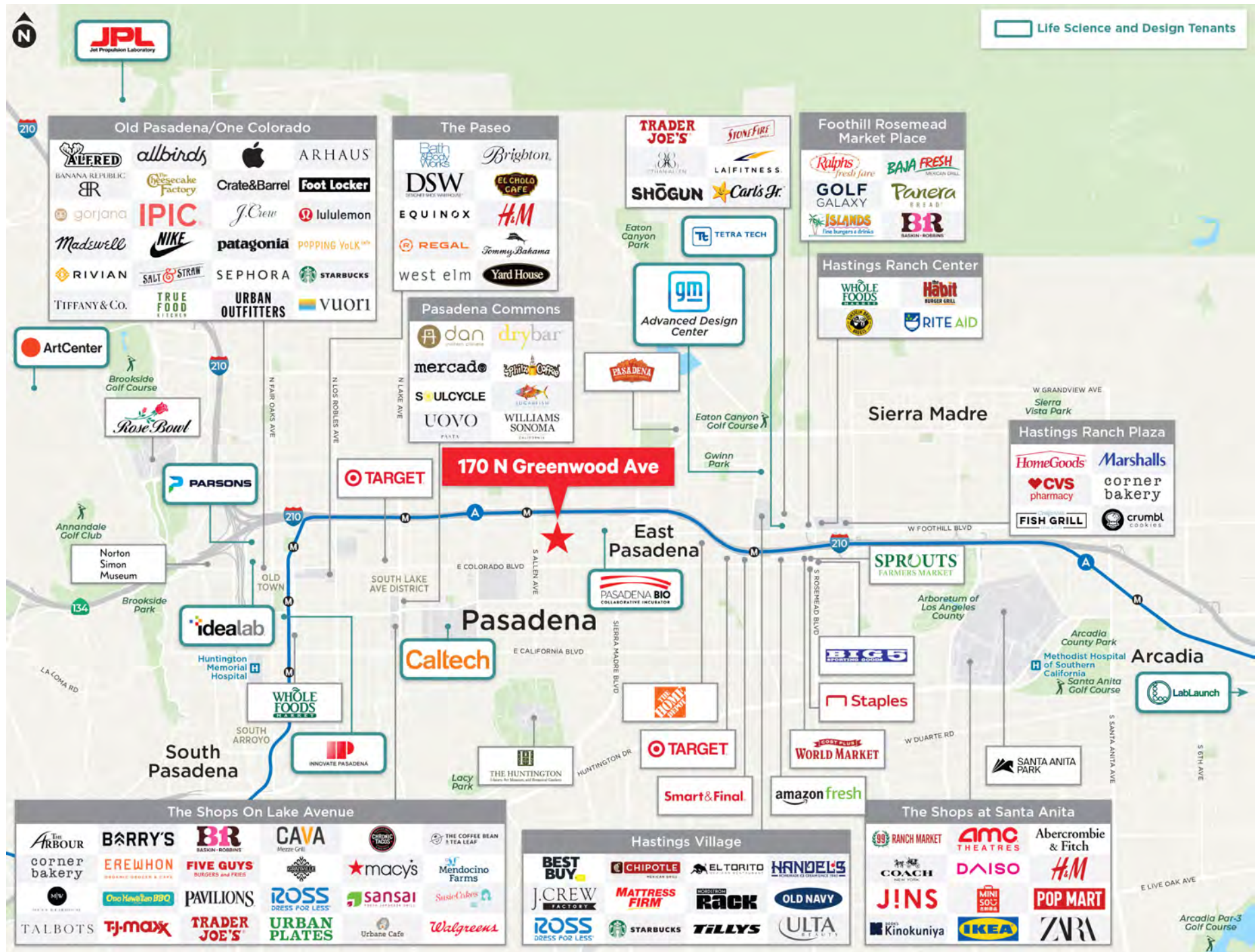
LUXE PASADENA

170 N GREENWOOD AVE

HONDA OF PASADENA

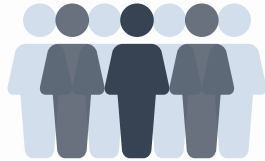
E WALNUT ST

AMENITIES



PASADENA

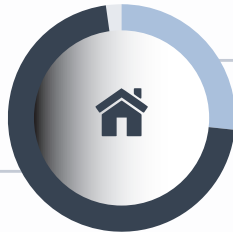
25,173
RESIDENTS



40.1
MEDIAN AGE



54.3%
RENT



39.4%
OWN



11,180
TOTAL HOUSEHOLDS

\$167K
AVERAGE HOUSEHOLD
INCOME

\$1.16M
MEDIAN VALUE OF OWNER
OCCUPIED HOUSING UNITS

DEMOGRAPHICS



	1 MILE	3 MILES	5 MILES
POPULATION			
2025 Population - Current Year Estimate	25,173	178,839	420,587
2030 Population - Five Year Projection	24,888	177,519	418,526
2020 Population - Census	25,961	187,044	450,041
2010 Population - Census	25,468	185,328	446,453
2020-2025 Annual Population Growth Rate	-0.49%	-0.72%	-1.08%
2025-2030 Annual Population Growth Rate	-0.23%	-0.15%	-0.10%



HOUSEHOLDS			
2025 Households - Current Year Estimate	11,180	75,061	164,421
2030 Households - Five Year Projection	11,272	76,117	166,824
2020 Households - Census	11,100	75,286	169,168
2010 Households - Census	10,675	72,713	164,703
2020-2025 Compound Annual Household Growth Rate	0.11%	-0.05%	-0.45%
2025-2030 Annual Household Growth Rate	0.16%	0.28%	0.29%
2025 Average Household Size	2.24	2.34	2.52



HOUSING INCOME			
2025 Average Household Income	\$167,399	\$174,888	\$169,434
2030 Average Household Income	\$187,633	\$196,650	\$192,024
2025 Median Household Income	\$114,372	\$118,224	\$114,845
2030 Median Household Income	\$133,554	\$138,675	\$134,650
2025 Per Capita Income	\$74,466	\$73,592	\$66,478
2030 Per Capita Income	\$85,135	\$84,512	\$76,782



	1 MILE	3 MILES	5 MILES
EDUCATION			
2025 Population 25 and Over	19,227	135,385	316,526
HS and Associates Degrees	6,043	41,935	108,527
Bachelor's Degree or Higher	12,282	83,405	178,715



HOUSING UNITS			
2025 Housing Units	11,933	80,423	174,853
2025 Vacant Housing Units	753	5,362	10,432
2025 Occupied Housing Units	11,180	75,061	164,421
2025 Owner Occupied Housing Units	4,705	34,437	79,037
2025 Renter Occupied Housing Units	6,475	40,624	85,384



PLACE OF WORK			
2025 Businesses	1,736	12,435	23,880
2025 Employees	10,237	108,936	193,440





170 N GREENWOOD AVE

LOS ANGELES, CA 90048

FOR INQUIRIES

RYAN GURMAN

+1 310 650 7545

ryan.gurman@cbre.com

Lic. 01972081

BRONSON MORGAN

+1 415 446 8796

bronson.morgan@cbre.com

Lic. 02194401

CBRE

© 2026 CBRE, Inc. All rights reserved. This information has been obtained from reliable sources but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation, or warranty and accepts no responsibility or liability for the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.