

Retail Available on Busy Vanowen Street in Van Nuys

14533 Vanowen St., Van Nuys, CA 91405



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This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage are approximate. References to neighboring retailers are subject to change, and may not be adjacent to the vacancy being marketed either prior to, during, or after leases are signed. Lessee must verify the information and bears all risk for any inaccuracies.

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PROPERTY FEATURES

- Well Located Free Standing Retail Space Facing Vanowen Street
- Just West of Busy Van Nuys Boulevard
- Great Signage and Visibility
- Gated Rear Parking Available

AREA AMENITIES

- Los Angeles State Enterprise Zone
- Near Busy Van Nuys / Vanowen Intersection
- Centrally San Fernando Valley Location



DEMOS	1 mile	3 mile	5 mile
Population	62,189	341,386	761,121
Avg. HH Income	\$64,503	\$82,412	\$95,523
Daytime Pop.	49,502	272,630	613,829
Traffic Count	±68,058 cars per day		



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