



ARMEN TCHAPANIAN (818) 697-9362

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Please follow us at:







Retail Available on Busy Vanowen Street in Van Nuys

14533 Vanowen St., Van Nuys, CA 91405

PROPERTY FEATURES

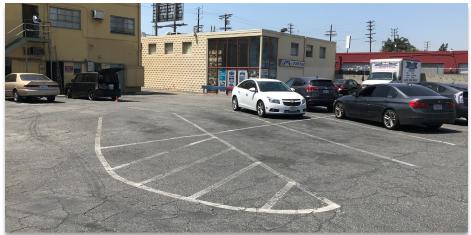
- Well Located Free Standing Retail Space Facing Vanowen Street
- Just West of Busy Van Nuys Boulevard
- Great Signage and Visibility
- Gated Rear Parking Available

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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