

FOR LEASE

Pacific Plaza
2382, 2390 & 2396 Crenshaw Boulevard, Torrance CA 90501



PROPERTY HIGHLIGHTS:

- Densely populated in-fill demographics
- Traffic Counts of approximately 124,000 ADT
- Located at the NEC of Crenshaw Blvd. and Sepulveda Blvd., two of Torrance's premier thoroughfares
- Easily accessible from the 405 Freeway and 110 Freeway
- Daytime population of over 94,00 employees in a 2-mile radius
- Ethnically diverse community with large Asian population

DEMOGRAPHICS:

2025 Estimates	1 Mile	2 Miles	3 Miles
Population	29,335	100,262	214,453
AHH Income	\$168,629	\$145,554	\$149,875



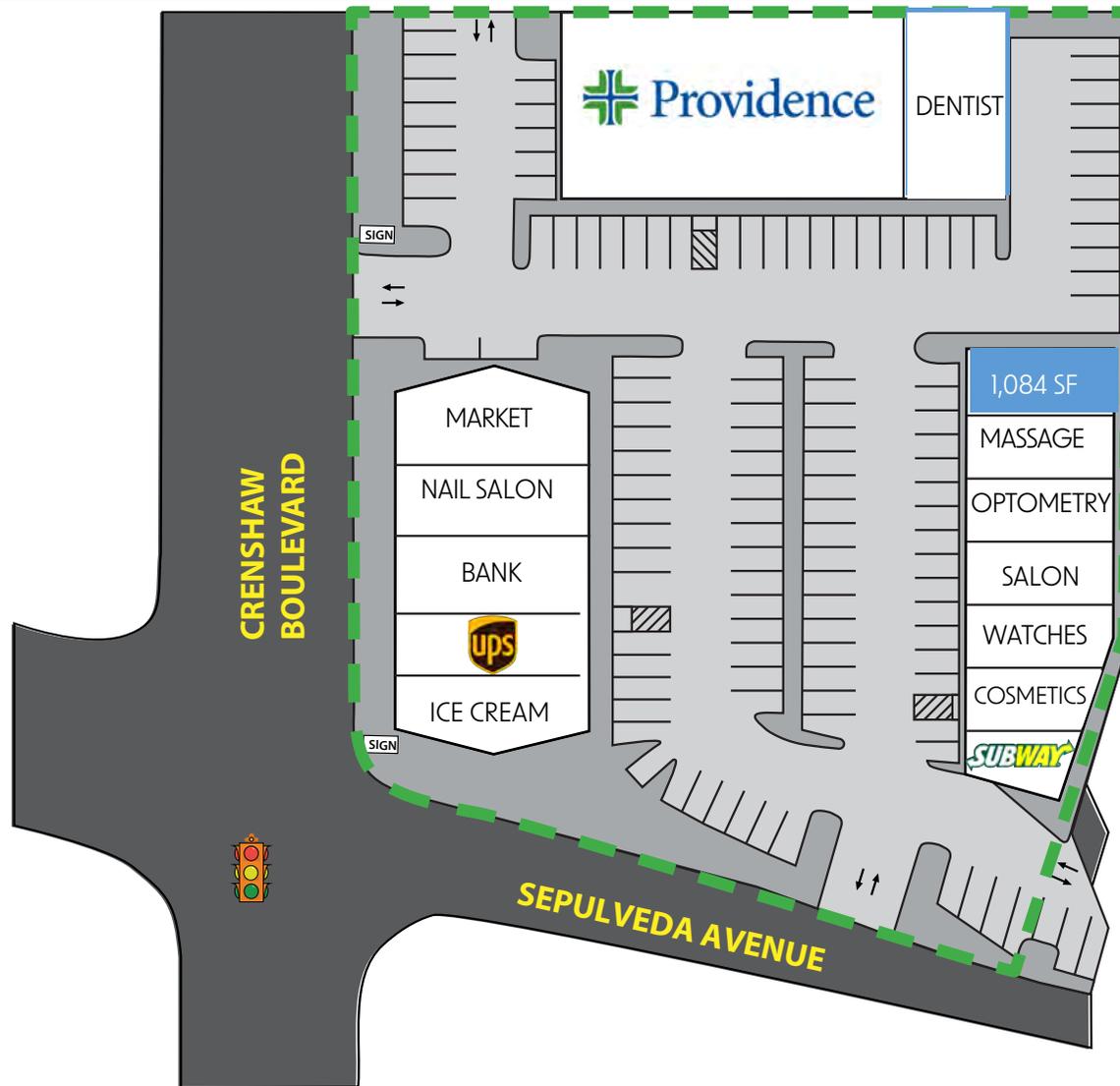
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