



FOR LEASE



RETAIL



2,223 SF



2021 N. Hollywood Way

Burbank, California 91505

Property Highlights

- Anchored by Petco & Party City.
- High Traffic Count - Signalized Intersection.
- Set directly along the main traffic corridors at the junction of Victory Blvd. & N. Hollywood Way .
- Professionally Managed with easy access & plentiful parking.
- Established National & Regional Tenant Roster - Domino's Pizza, Subway & 7 Eleven.
- Short distance from the Bob Hope Regional Airport & Bob Hope Airport Metrolink/Amtrak Station.
- Numerous national credit retailers in the immediate area including CVS, 99 Cent Only Store, Starbucks, The Home Depot, Costco & Ralphs.
- Pylon Signage Available.

Property Description

Prime Retail Space - For Lease - 2,223 SF – Available in Burbank, CA. \$3.25SF/monthly or \$39/annual + NNN

OFFERING SUMMARY

Lease Rate:	\$3.10 SF/month (NNN)
Available SF:	2,223 SF

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	7,382	88,165	178,210
Total Population	20,045	231,906	465,166
Average HH Income	\$74,359	\$71,191	\$78,706

Tony Michelman

Senior Vice President | 818.742.1621

tmichelman@naicapital.com | CalDRE #00642360

Kazuo Gil

Associate | 818.742.1640

kgil@naicapital.com | CalDRE #01988756





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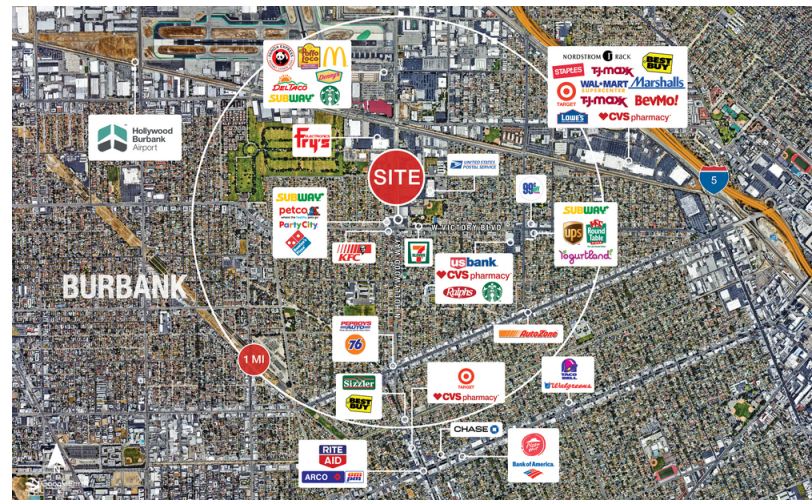
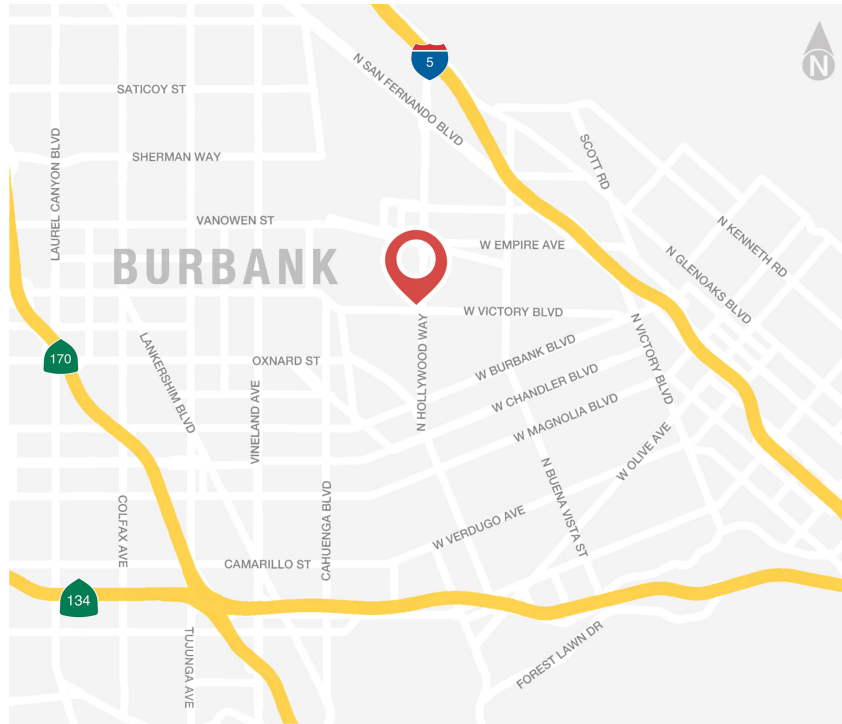
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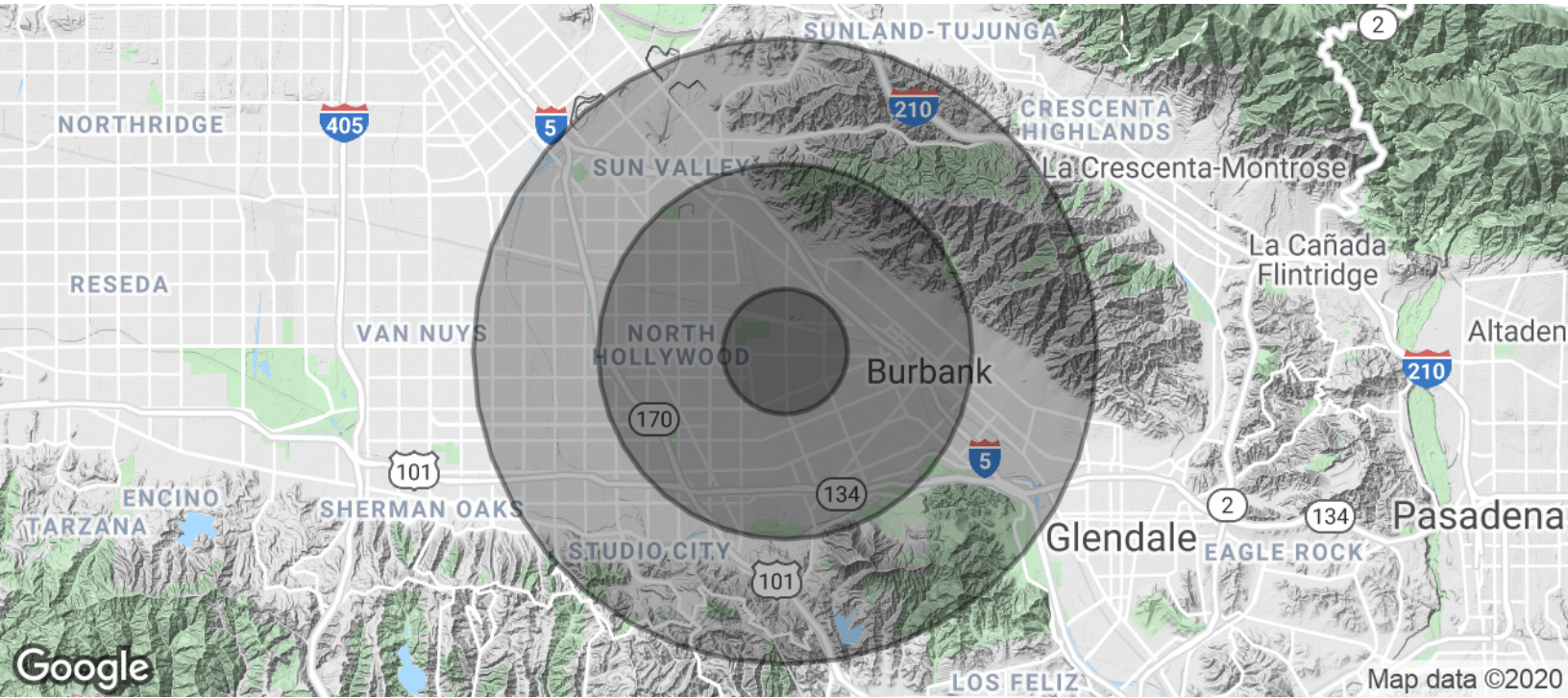
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	20,045	231,906	465,166
Average age	37.5	35.2	36.5
Average age (Male)	36.2	34.6	35.8
Average age (Female)	38.4	35.6	36.9
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	7,382	88,165	178,210
# of persons per HH	2.7	2.6	2.6
Average HH income	\$74,359	\$71,191	\$78,706
Average house value	\$572,239	\$582,147	\$688,828

* Demographic data derived from 2010 US Census

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