

.69 ACRES – ADDITIONAL YARD CAN BE USED FOR PARKING/STORAGE



FOR LEASE

3,000 SF - 9,800 SF

614 EDNA PLACE

COVINA | CA

FOR MORE INFORMATION, PLEASE CONTACT:

KURT YACKO

VICE PRESIDENT

P: 562.692.7876 | M: 949.903.0496

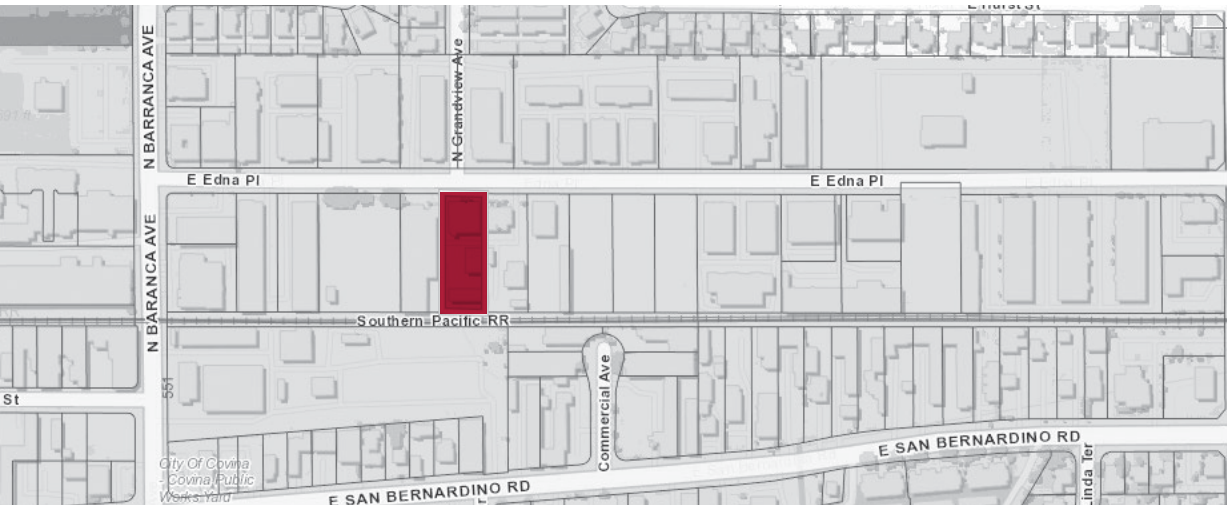
kurt.yacko@daumcommercial.com

CADRE #01989353

DAUM
COMMERCIAL REAL ESTATE SERVICES

PROPERTY HIGHLIGHTS

- Total Available SF: 9,800 SF
- Unit A: 5,250 SF
- Unit B: 3,000 SF
- Bonus Unit: 1,550 SF
- Rentable space: 3,000 SF – 9,800 SF
- Available Now
- There are 6 Drive-in Roll up Doors
- Unit A: 1 Drive-in Roll Up Door
- Unit B: 1 Drive-in Roll Up Door
- Bonus Unit: 4 Drive-in Roll up Doors
- Ceiling clearance 12 ft.
- Rate: \$1.55 PSF Gross
- 3-5 year term



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ABOUT PROPERTY

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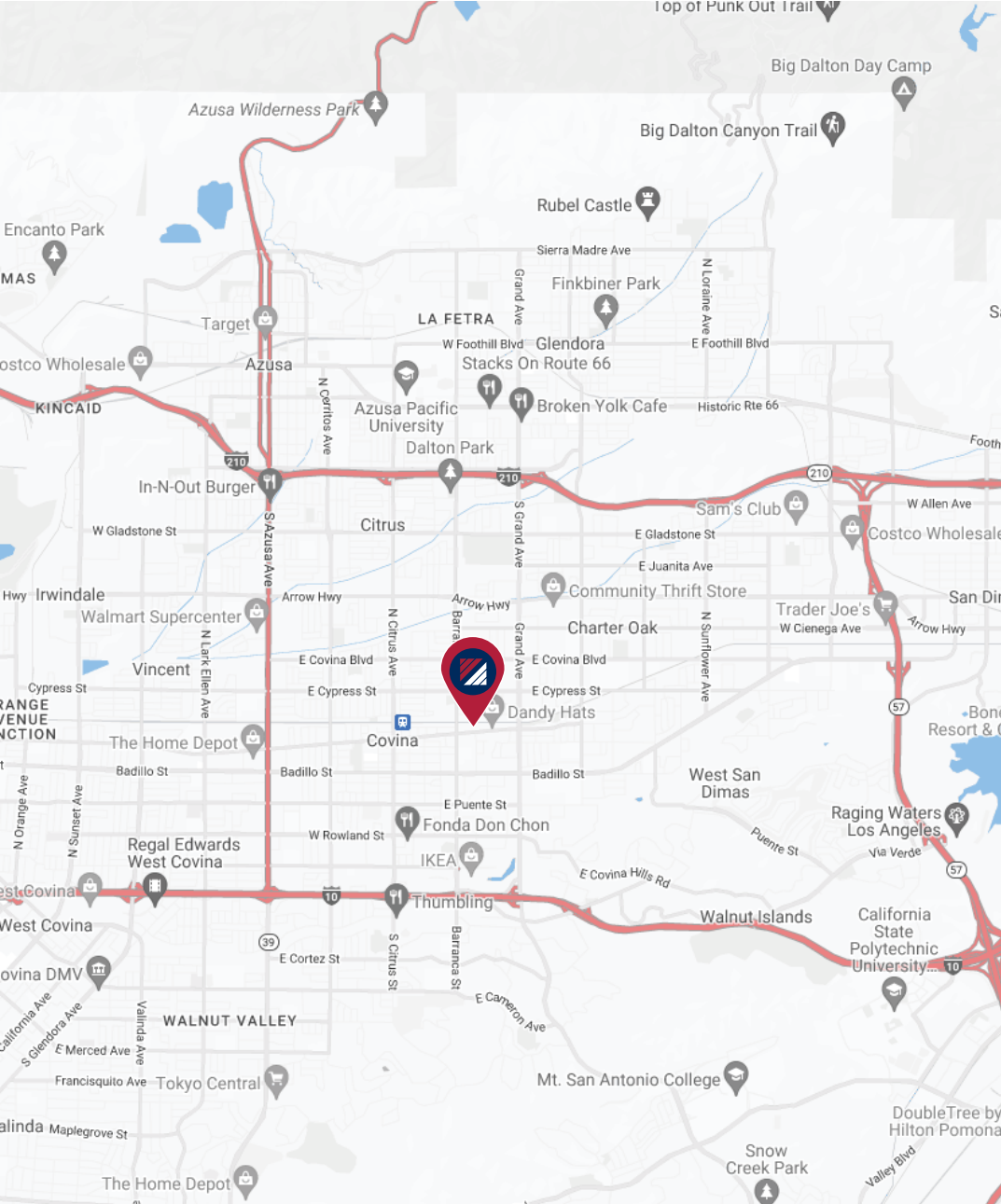
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TRAFFIC COUNTS				
Collection Street	Cross Street	Traffic Volume	Count Year	Dist. from Property
E San Bernardino Rd	Commercial Ave E	10,668	2022	0.13 mi
N Barranca Ave	W Bennett Ave N	23,207	2022	0.15 mi
E Cypress St	N Prospero Dr W	8,717	2022	0.21 mi
N Grand Ave	E Hurst St N	34,546	2022	0.36 mi
N Grand Ave	E Cypress St S	33,359	2022	0.45 mi
E Badillo St	S Grandview Ave SE	18,421	2022	0.45 mi
E Badillo St	Monte Vista Ave SE	19,638	2022	0.46 mi
E Cypress St	N 1st Ave E	9,764	2022	0.47 mi
E Cypress St	N Grand Ave W	9,316	2022	0.47 mi
E San Bernardino Rd	Howard Ave E	12,742	2022	0.51 mi

DEMOGRAPHICS			
	3 Mile	5 Miles	10 Miles
2020 Population	190,145	387,531	1,201,216
2024 Population	180,783	366,175	1,136,419
2029 Population Projection	174,570	353,167	1,097,493
2020 Households	59,381	118,559	358,433
2024 Households	55,967	110,980	336,469
2029 Household Projection	53,907	106,739	324,179
Total Specified Consumer Spending (\$)	\$2.2B	\$4.5B	\$13.2B
Avg Household Income	\$105,767	\$113,388	\$109,014
Median Household Income	\$85,706	\$90,745	\$86,635

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**DEMOGRAPHICS
 AMENITIES MAP**



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