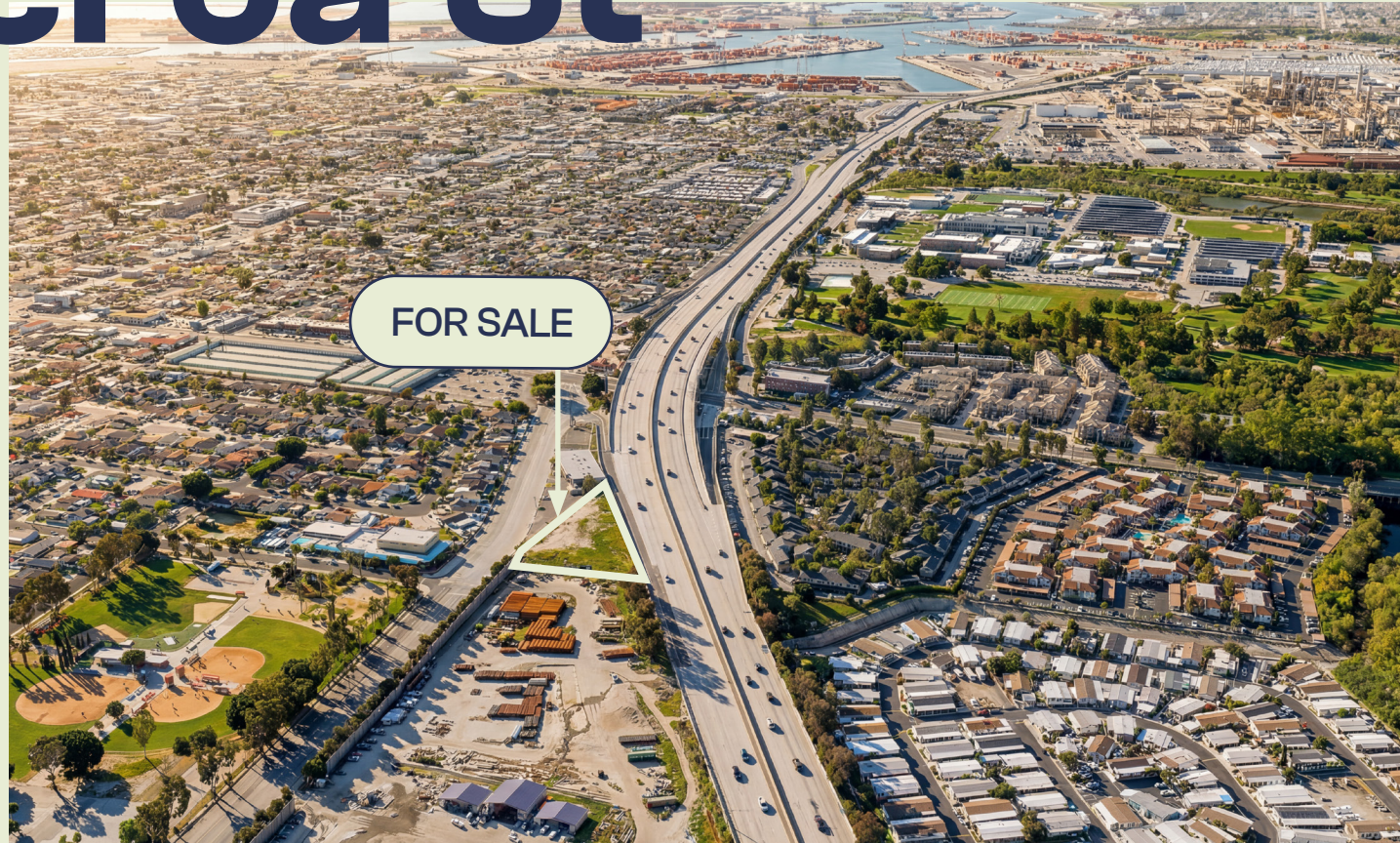


# 1503 S. Figueroa St

Wilmington, Los Angeles



51,660 SF

Land For Sale

**Property Details**

<b>APN</b>	7414-001-012
<b>Land</b>	51,660 SF
<b>Zoning</b>	*Upzoned from R1 to LB4
<b>AB 2097</b>	Eligible
<b>General Plan</b>	*Upzoned to Neighborhood Center
	<b>*Buyer to confirm</b>
<b>Price</b>	<b>\$2,950,000</b>

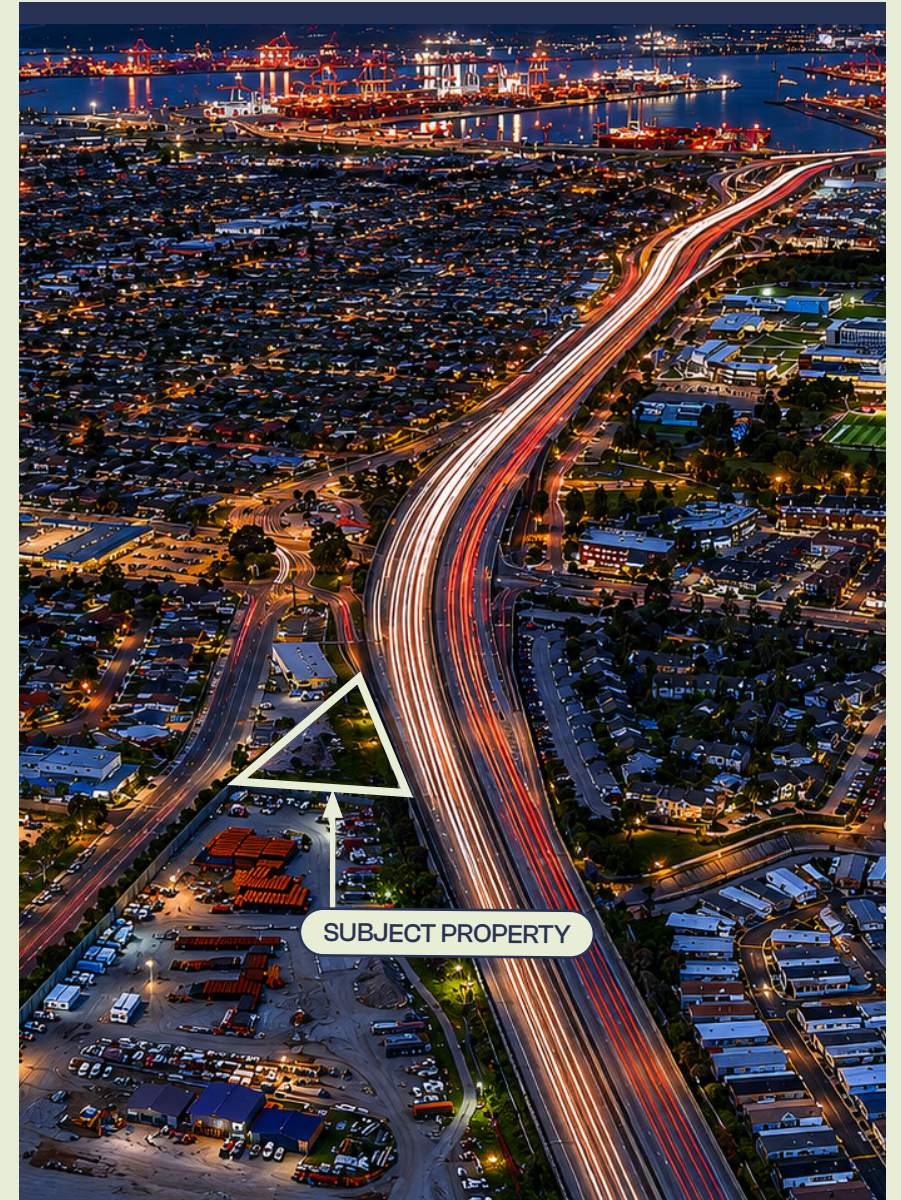
**About the Property**

Located in the heart of Wilmington's Harbor Area, 1503 S. Figueroa Street offers a highly visible commercial opportunity with direct exposure to the I-110 Harbor Freeway, reaching approximately 200,000 vehicles per day.

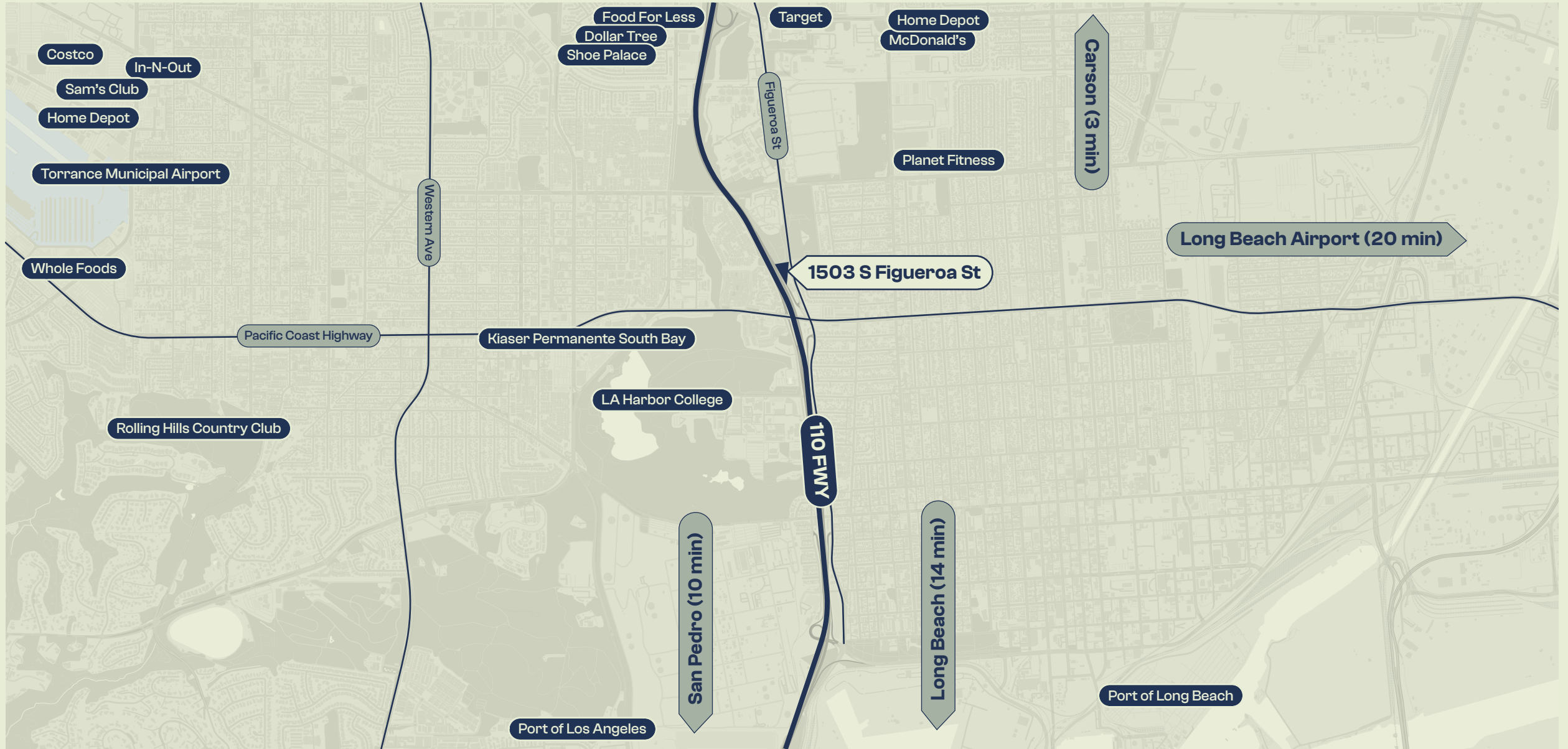
Just minutes from the Ports of Los Angeles and Long Beach, major industrial hubs, and surrounding residential neighborhoods, the property benefits from exceptional regional connectivity, strong traffic counts, and a strategic location within one of Southern California's key logistics corridors.

**Demographics**

	1 Mile	3 Miles	5 Miles
<b>Median Home Value</b>	\$648,127	\$735,661	\$800,031
<b>2020 Population</b>	25,946	205,852	439,074
<b>Avg Household Income</b>	\$95,325	\$115,991	\$121,485



# Location and Amenities Map



FOR SALE

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