

BEVERLY WILCOX VILLAGE

2200 W. BEVERLY BLVD (NWC BEVERLY BLVD & WILCOX AVE)
MONTEBELLO, CA 90640



RETAIL FORESIGHT



SHOPPING CENTER CHARACTERISTICS

CENTER TYPE: Neighborhood Shopping Center
CO-TENANTS: LA Fitness, AT&T, Western Dental, Popeye's, Subway & more

AVAILABILITY

AVAILABILITY: 750 SF
1,035 SF Office (2nd Floor)
LEASE RATE: Negotiable

TRAFFIC COUNTS

BEVERLY BLVD & WILCOX AVE: ±54,325 CPD (Regis 2023)

HIGHLIGHTS

- > Neighborhood shopping center at the Northwest corner of Beverly Blvd & Wilcox Ave, a strong signalized intersection
- > Excellent mix of national and regional restaurants, retail and service tenants
- > Located in the heart of Montebello near Montebello's Civic Center, DMV, and two high schools
- > Strong 1-mile demographics with over 30,000 residents, over 10,000 in daytime population, and average household income of \$82,000

FOR FURTHER INFORMATION PLEASE CALL: +1 323 609 3172

JAMES RODRIGUEZ
SR. VICE PRES. | LIC. NO. 01164377
james.rodriguez@colliers.com

MICHAEL BOHORQUEZ
VICE PRES. | LIC. NO. 01870842
michael.bohorquez@colliers.com

COLLIERS INTERNATIONAL GREATER LOS ANGELES, INC | DTLA
865 S. Figueroa St., Suite 3500 | Los Angeles, CA 90017
<https://tinyurl.com/RodriguezBohorquezTeam>

BEVERLY WILCOX VILLAGE

2200 W. BEVERLY BLVD (NWC BEVERLY BLVD & WILCOX AVE)
MONTEBELLO, CA 90640



RETAIL FORESIGHT



FOR FURTHER INFORMATION PLEASE CALL: +1 323 609 3172

JAMES RODRIGUEZ
SR. VICE PRES. | LIC. NO. 01164377
james.rodriquez@colliers.com

MICHAEL BOHORQUEZ
VICE PRES. | LIC. NO. 01870842
michael.bohorquez@colliers.com

COLLIERS INTERNATIONAL GREATER LOS ANGELES, INC | DTLA
865 S. Figueroa St., Suite 3500 | Los Angeles, CA 90017
<https://tinyurl.com/RodriguezBohorquezTeam>

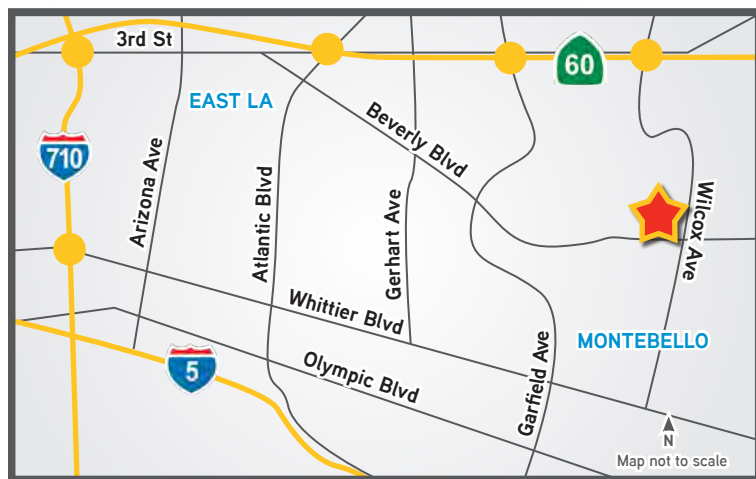
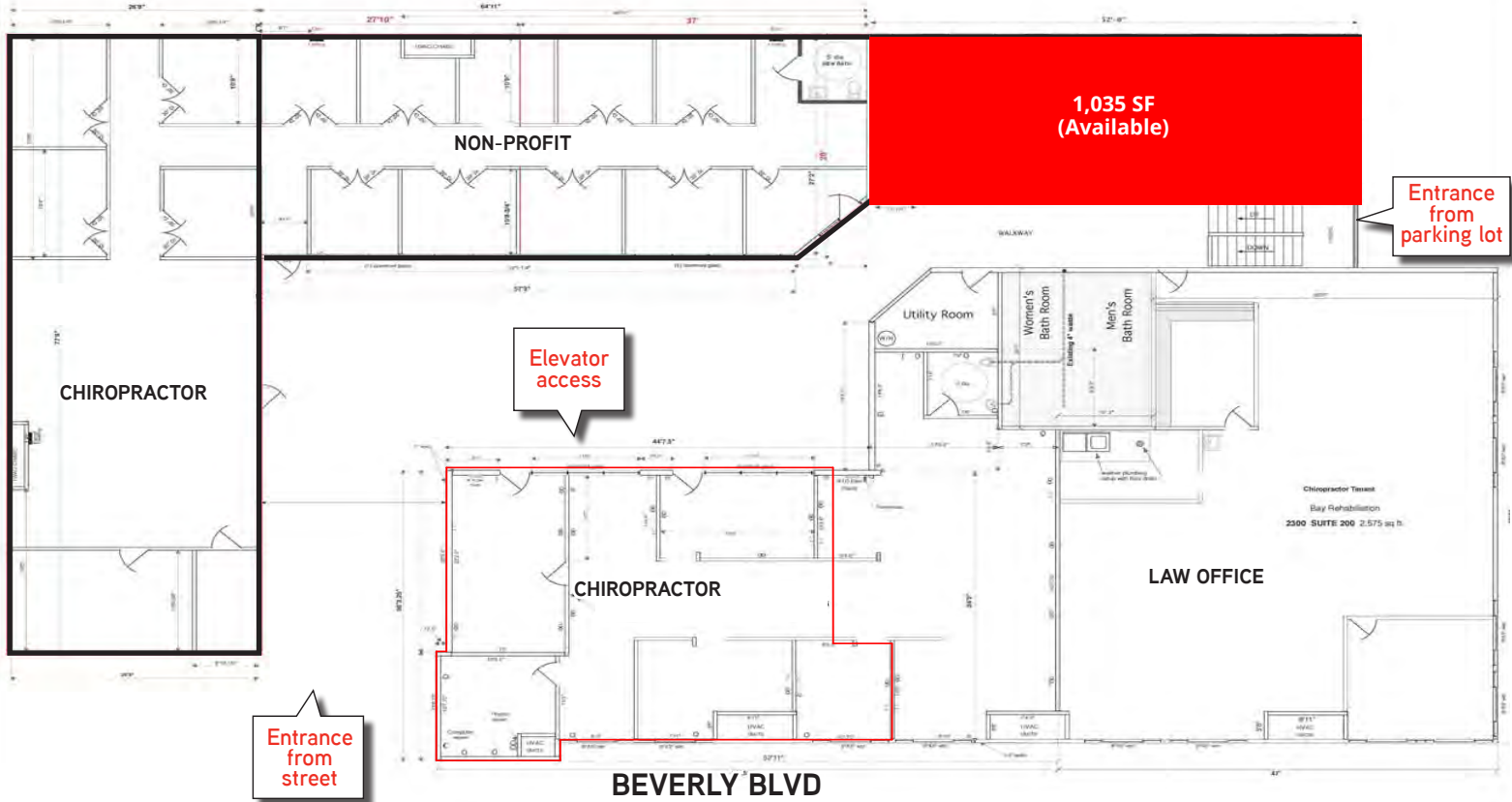
BEVERLY WILCOX VILLAGE

2200 W. BEVERLY BLVD (NWC BEVERLY BLVD & WILCOX AVE)
MONTEBELLO, CA 90640



RETAIL FORESIGHT

2ND FLOOR



2023 DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Population:	30,839	213,867	660,365
Total Households:	9,921	64,361	192,647
Hispanic Population:	79.3%	72.6%	73.0%
Avg. HH Income:	\$82,695	\$91,494	\$89,648
Daytime Population:	17,670	123,216	374,102

Source: Esri

FOR FURTHER INFORMATION PLEASE CALL: +1 323 609 3172

JAMES RODRIGUEZ
SR. VICE PRES. | LIC. NO. 01164377
james.rodriquez@colliers.com

MICHAEL BOHORQUEZ
VICE PRES. | LIC. NO. 01870842
michael.bohorquez@colliers.com

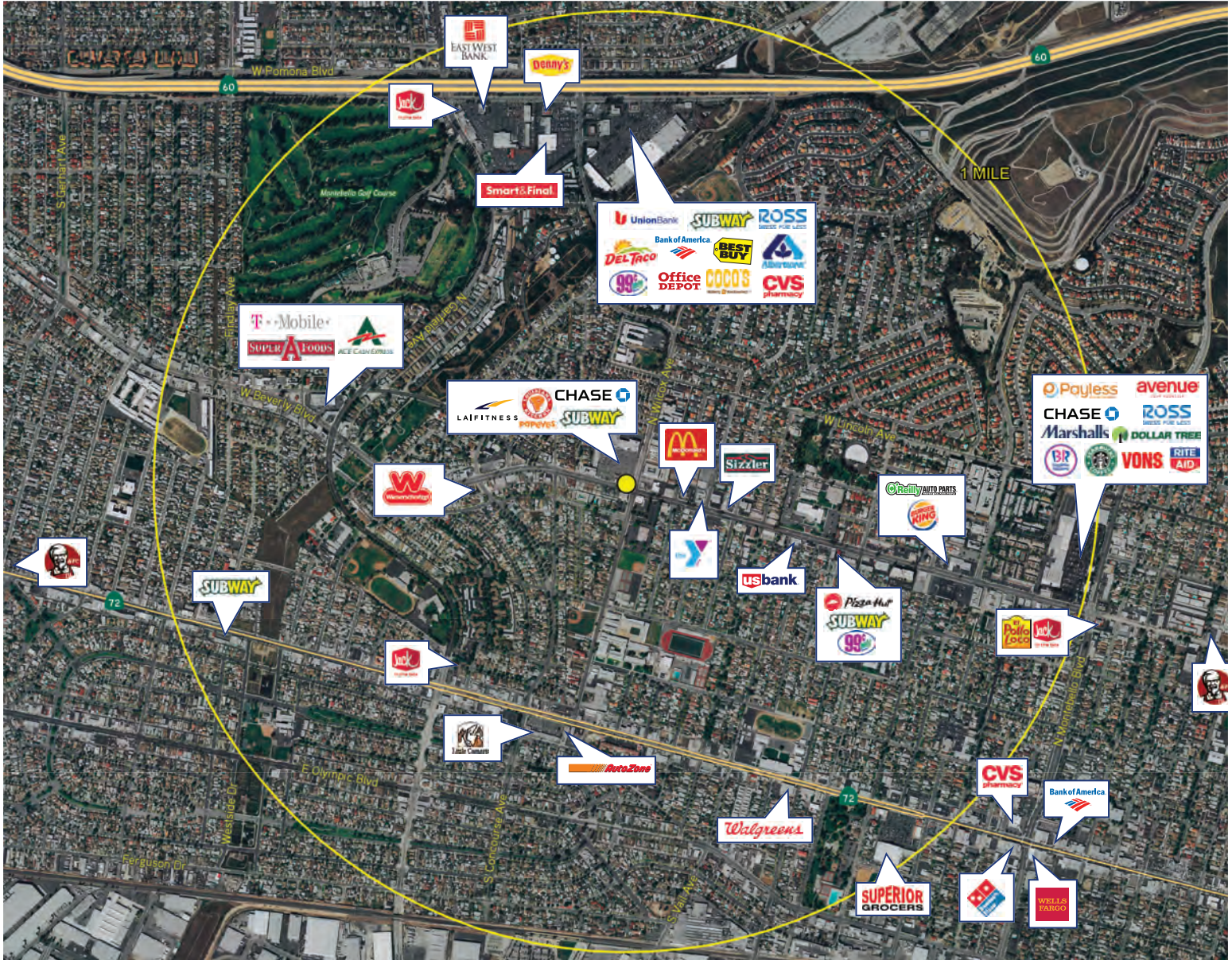
COLLIERS INTERNATIONAL GREATER LOS ANGELES, INC | DTLA
865 S. Figueroa St., Suite 3500 | Los Angeles, CA 90017
<https://tinyurl.com/RodriguezBohorquezTeam>

BEVERLY WILCOX VILLAGE

2200 W. BEVERLY BLVD (NWC BEVERLY BLVD & WILCOX AVE)
MONTEBELLO, CA 90640



RETAIL FORESIGHT



FOR FURTHER INFORMATION PLEASE CALL: +1 323 609 3172

JAMES RODRIGUEZ
SR. VICE PRES. | LIC. NO. 01164377
james.rodriguez@colliers.com

MICHAEL BOHORQUEZ
VICE PRES. | LIC. NO. 01870842
michael.bohorquez@colliers.com

COLLIERS INTERNATIONAL GREATER LOS ANGELES, INC | DTLA
865 S. Figueroa St., Suite 3500 | Los Angeles, CA 90017
<https://tinyurl.com/RodriguezBohorquezTeam>