



Retail Space For Lease

1310 Long Beach Blvd Long Beach, CA, 90813

Property Highlights

- Renovated retail center located at a prime signalized intersection
- Across the street from the Beacon Pointe Apartments, which is a 160-unit housing complex
- Adjacent to the Anaheim St Metro Station (Blue A Line), which for the month of October 2023 had a total ridership of 1.7 million.
- Pole signage available
- Traffic Counts: 47,547 CPD (Long Beach Blvd & Anaheim St)
- Strong 1-mile demographics with over 76,00 residents and 27,000 households, a daytime population of 19,000, and an average household income over \$69,000

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Available:
±1,100 - 4,460 SF
(Divisible)

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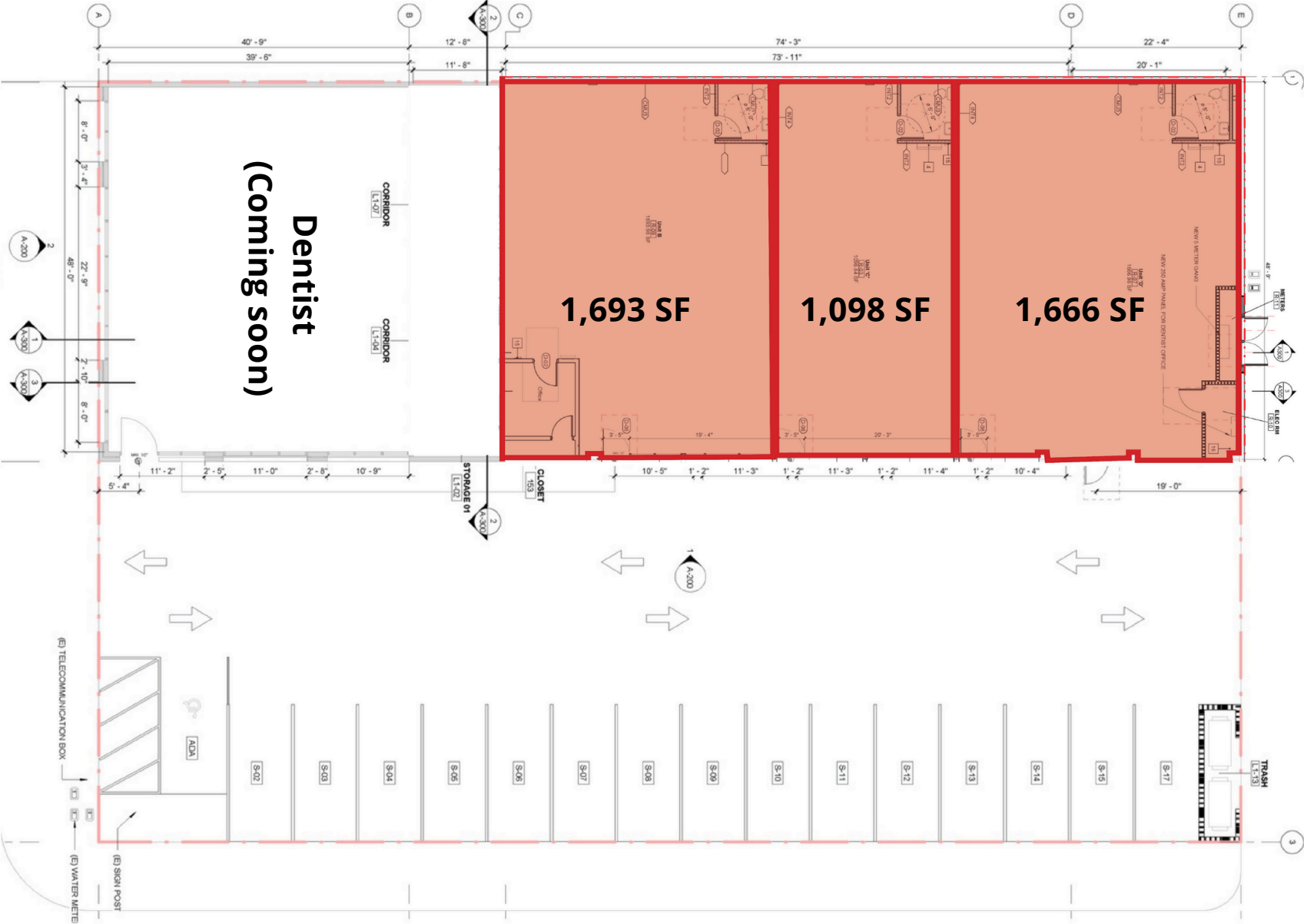
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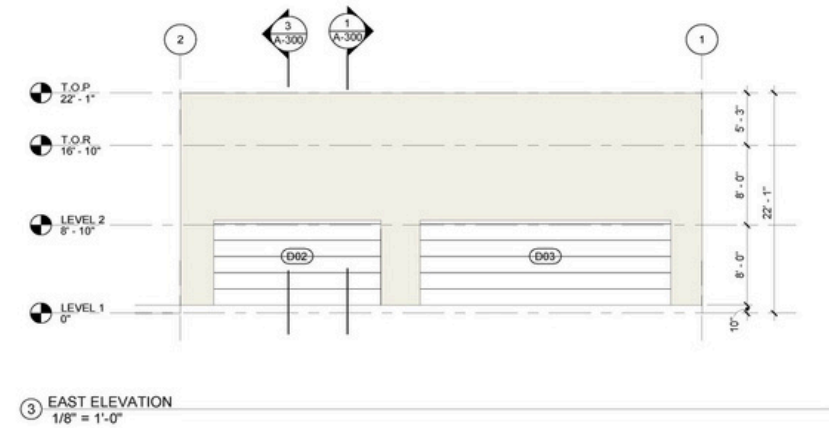
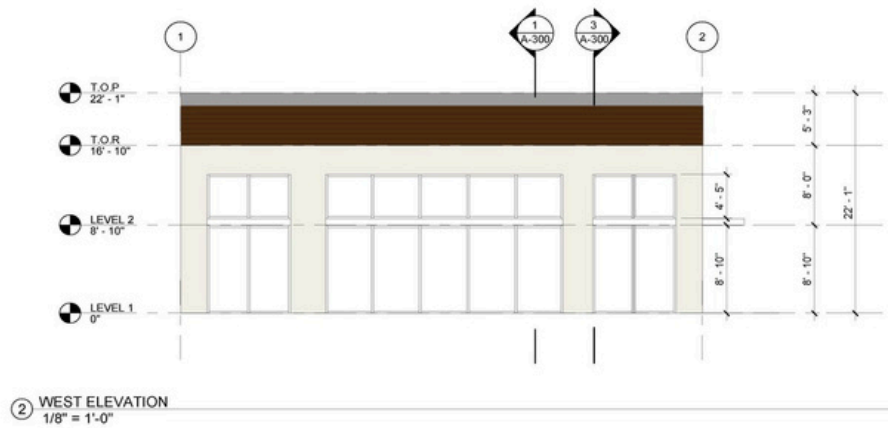


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Site Plan

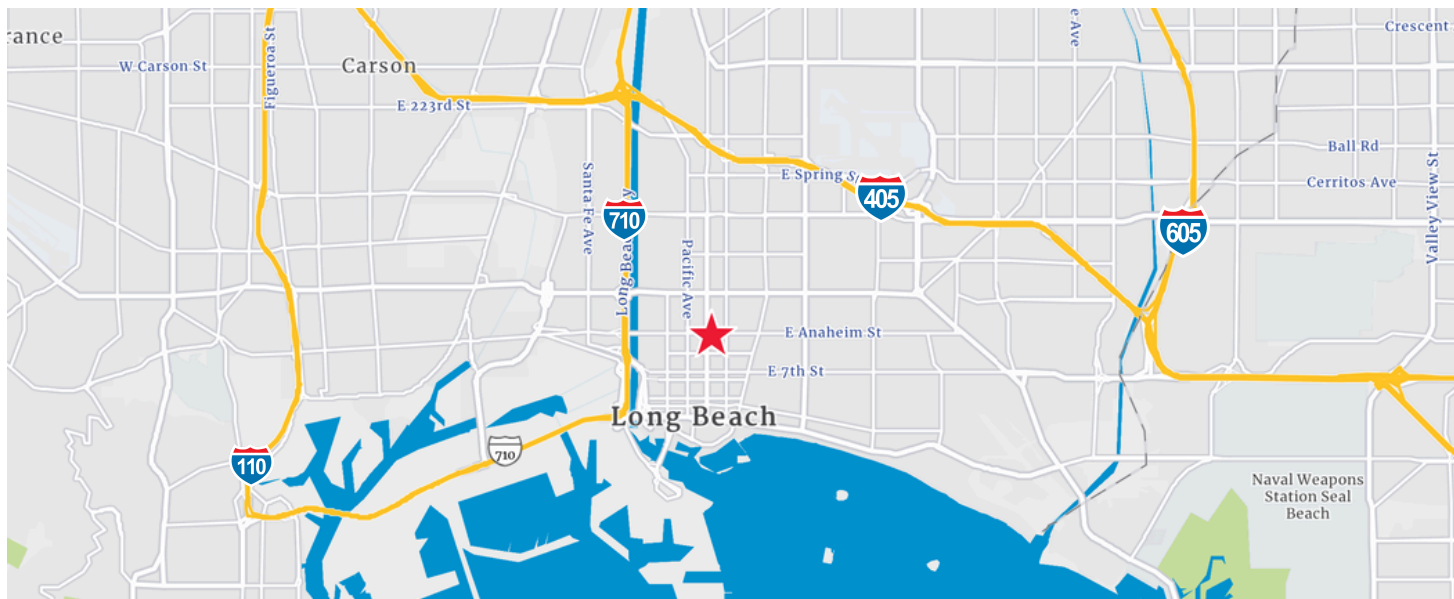


Elevations



*Subject to change

Location Maps



Demographics

	1 mile radius	3 mile radius	5 mile radius
Current Year Summary			
Total Population	75,053	247,588	435,386
Total Households	28,702	98,987	165,904
Total Family Households	15,234	51,664	96,655
Average Household Size	2.53	2.42	2.55
Median Age	33.9	36.5	37.4
Population Age 25+	50,784	178,456	310,197
2010-2020 Total Population: Annual Growth Rate (CAGR)	-0.46%	-0.01%	0.03%
2020-2025 Total Population: Annual Growth Rate (CAGR)	-0.25%	-0.58%	-0.68%
Five Year Projected Trends: Annual Rate (CAGR)			
Population	-0.18%	-0.32%	-0.37%
Households	0.52%	0.26%	0.15%
Families	0.40%	0.20%	0.12%
Median Household Income	2.18%	2.06%	2.40%
Current Year Population by Sex			
Male Population	37,851	123,887	216,359
% Male	50.4%	50.0%	49.7%
Female Population	37,202	123,701	219,027
% Female	49.6%	50.0%	50.3%
Current Year Race and Ethnicity			
Total	75,053	247,589	435,386
White Alone	17.6%	25.6%	29.2%
Black Alone	15.2%	13.3%	10.8%
American Indian Alone	2.0%	1.7%	1.6%
Asian Alone	11.7%	15.1%	13.8%
Pacific Islander Alone	0.7%	0.8%	0.9%
Some Other Race Alone	39.6%	29.3%	28.8%
Two or More Races	13.4%	14.2%	14.9%
Hispanic Origin	58.3%	47.2%	47.8%
Diversity Index	87.5	89.4	88.9
Current Year Educational Attainment			
Total	50,788	178,452	310,192
Less than 9th Grade	15.9%	12.0%	10.5%
9th - 12th Grade, No Diploma	11.8%	7.4%	7.3%
High School Graduate	15.3%	15.5%	16.4%
GED/Alternative Credential	3.6%	2.6%	2.5%
Some College, No Degree	20.9%	19.9%	19.2%
Associate Degree	5.6%	6.7%	7.3%
Bachelor's Degree	19.0%	24.3%	24.1%
Graduate/Professional Degree	7.8%	11.5%	12.8%
Current Year Income and Households Summary			
Median Household Income	\$59,074	\$75,509	\$83,825
Average Household Income	\$78,214	\$100,120	\$114,691
Per Capita Income	\$30,208	\$40,096	\$43,815
Current Year Summary Business Data			
Total Businesses	2,276	10,207	17,094
Total Daytime Population	60,484	246,747	443,380
Daytime Population: Workers	21,449	129,693	230,453
Daytime Population: Residents	39,035	117,054	212,927

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