

FOR LEASE: MIXED USE RETAIL STORE IN EAST WHITTIER

14043 WHITTIER BLVD. WHITTIER CA 90605



**Exclusively
Offered By:**

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PROPERTY DESCRIPTION

Lease Price: \$2.22 SF

Structure SF: ±6,779 SF

Type: Single Tenant

Year Built: 1973

Units: 1

Zoning: Mixed Use

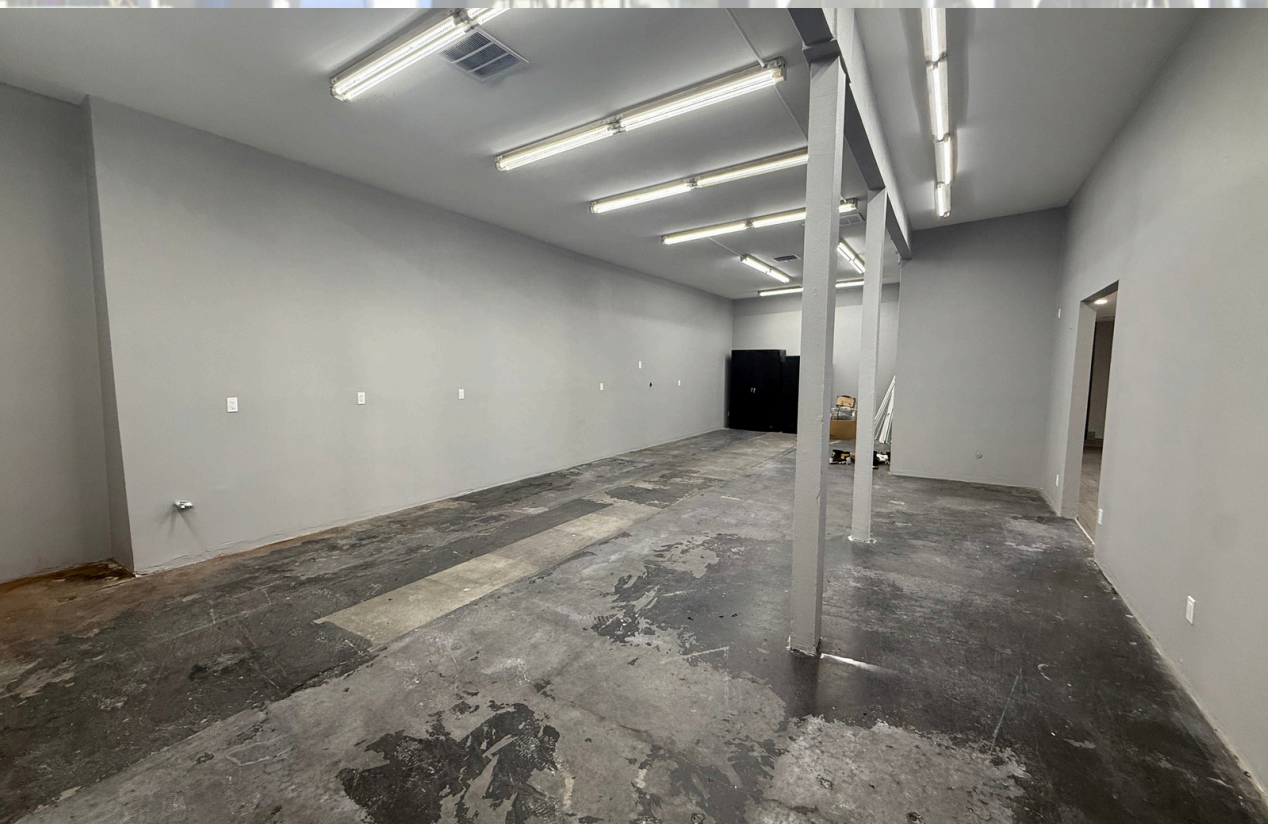
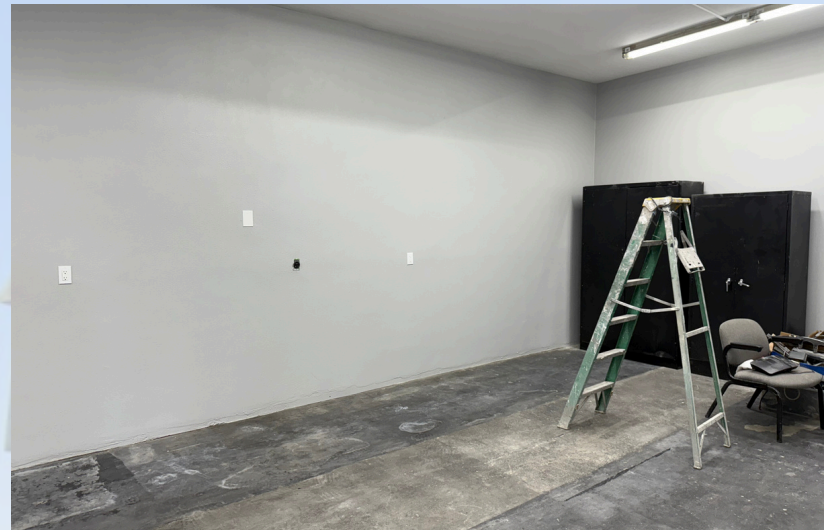
APN: 8143-021-018



PROPERTY HIGHLIGHTS

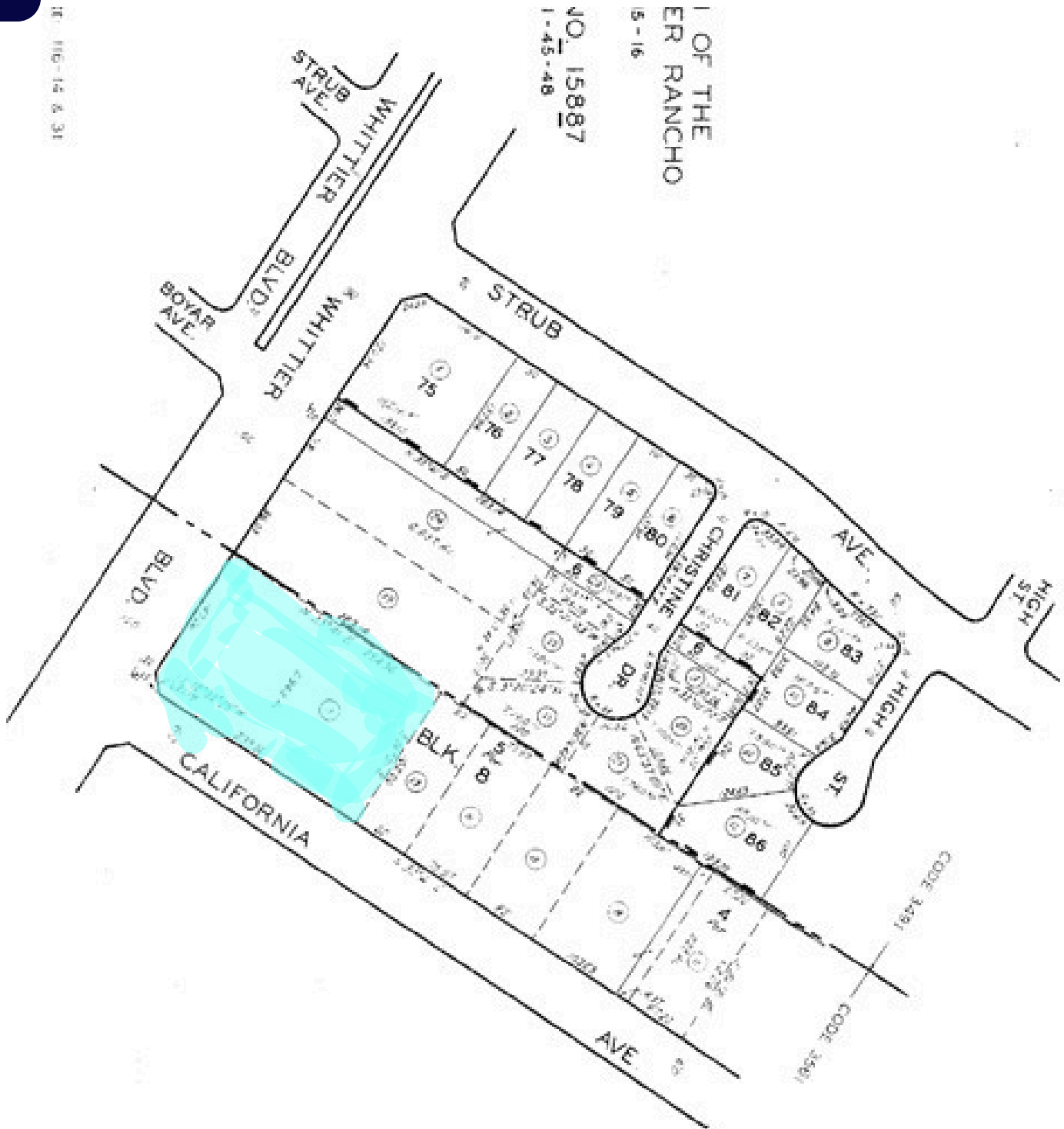
- High-visibility location with strong daily traffic counts, ideal for retail, office, or service-oriented businesses.
- Suited for a wide variety of commercial uses including medical, professional office, retail, or boutique services.
- Freestanding Building with Private Parking
- Ample on-site parking with easy ingress/egress from Whittier Blvd.





Parcel Map

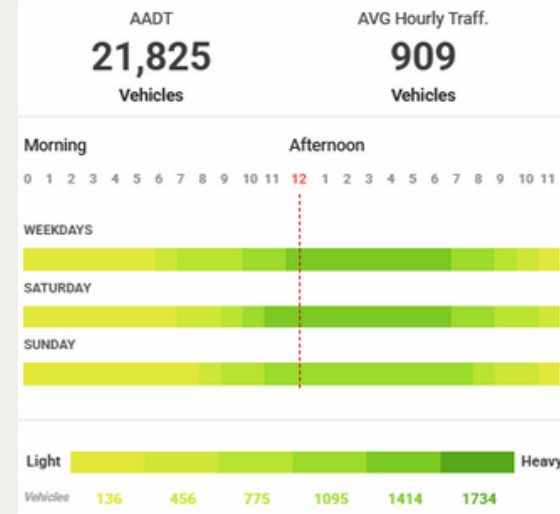
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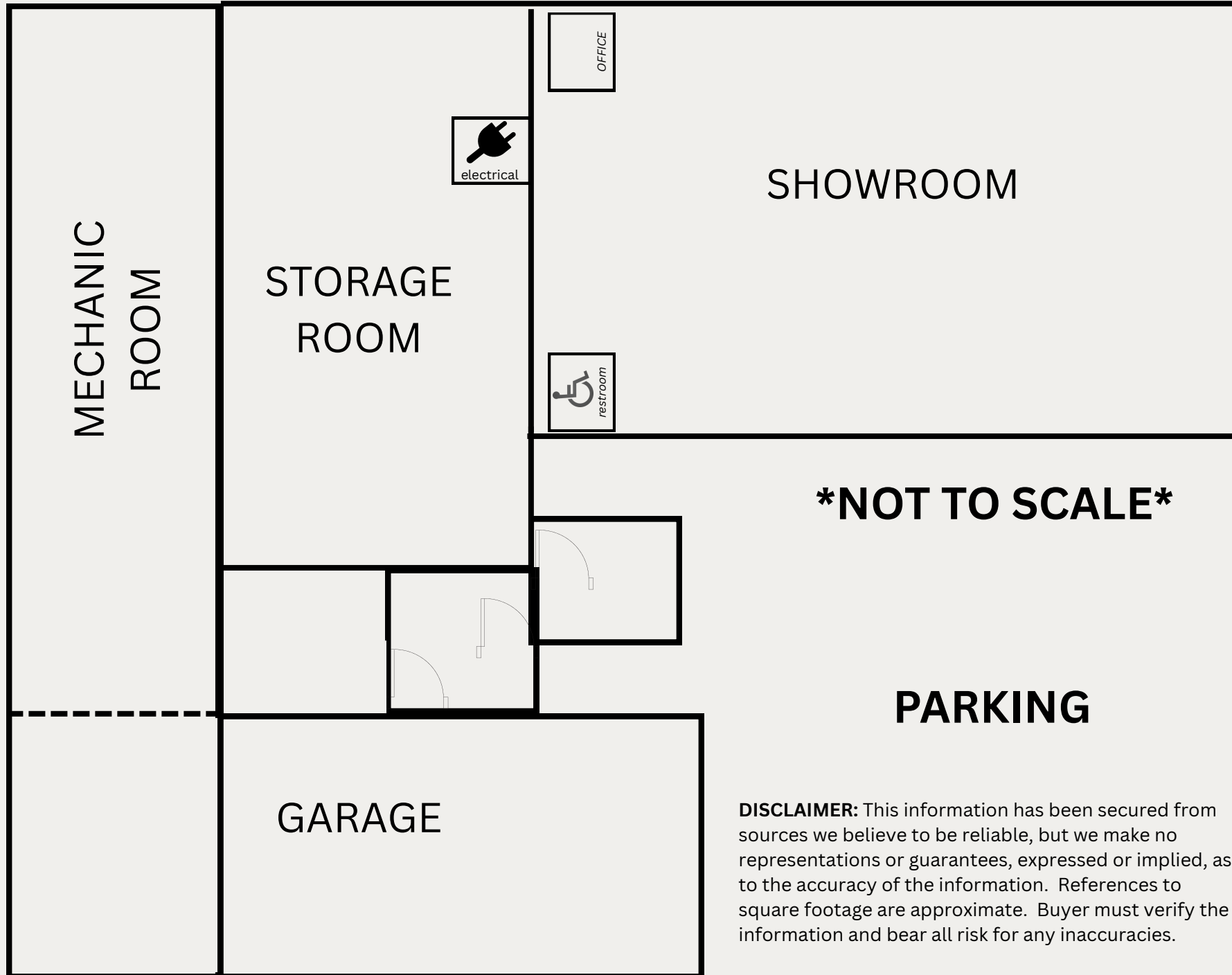
Traffic Count



± 909 Vehicles Per Hour
±21,000, Vehicles Per Day



Floor Plan



Demographics



Income

\$40,365

Per capita income

about 90 percent of the amount in the Los Angeles-Long Beach-Anaheim, CA Metro Area: \$46,589

about 80 percent of the amount in California: \$48,013

Age

37.2

Median age

a little less than the figure in the Los Angeles-Long Beach-Anaheim, CA Metro Area: 38.9

a little less than the figure in California: 38.2

Income

\$40,365

Per capita income

about 90 percent of the amount in the Los Angeles-Long Beach-Anaheim, CA Metro Area: \$46,589

about 80 percent of the amount in California: \$48,013

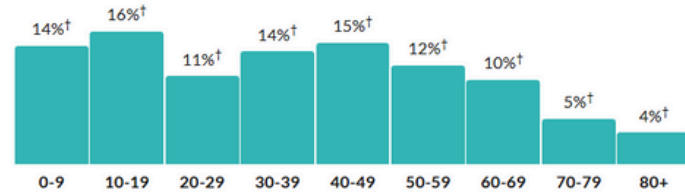
\$95,895

Median household income

a little higher than the amount in the Los Angeles-Long Beach-Anaheim, CA Metro Area: \$91,960

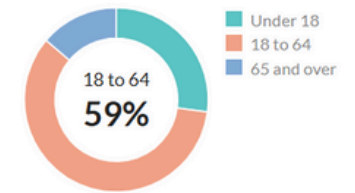
about the same as the amount in California: \$95,521

Population by age range



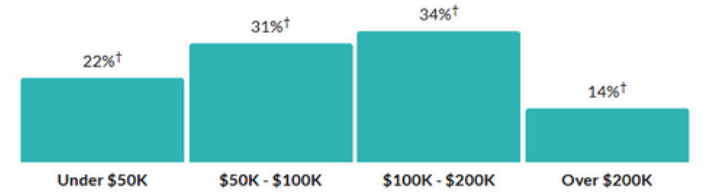
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Population by age category



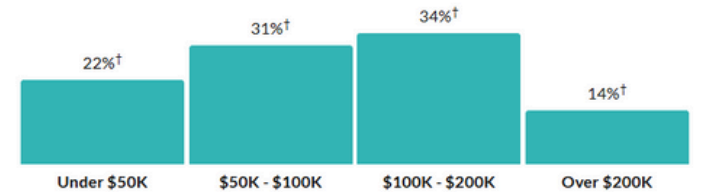
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Household income



Show data / Embed

Household income



Show data / Embed

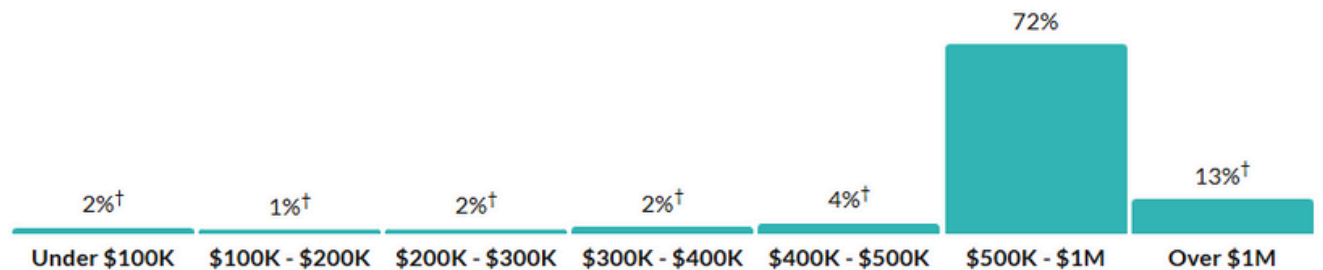
Value

\$795,800

Median value of owner-occupied housing units

about 90 percent of the amount in the Los Angeles-Long Beach-Anaheim, CA Metro Area: \$867,200

Value of owner-occupied housing units





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