

# HAWTHORNE GATEWAY SHOPPING CENTER

SHOP SPACE AVAILABLE ANCHORED BY COSTCO AND COST PLUS

5360 ROSECRANS AVE, HAWTHORNE, CA

TWO SPACES: 1,300 SF & 1,635 SF



ANCHORED BY:



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## PROPERTY FEATURES

- △ Shops space available in Hawthorne Gateway Shopping Center anchored by Costco and Cost Plus
- △ Outstanding accessibility and visibility to the 405 Freeway
- △ Premier shopping center servicing the South Bay region of LA County
- △ Located in immediate proximity to affluent communities of Manhattan Beach, Hermosa Beach and El Segundo
- △ Strong Daytime Demographics with 68,705 employees within 2 miles



## 2024 DEMOGRAPHICS:



### POPULATION

1 Mile	16,486
2 Miles	111,634
3 Miles	264,267



### AVERAGE HH INCOME

1 Mile	\$192,286
2 Miles	\$163,891
3 Miles	\$167,222



### DAYTIME POPULATION

1 Mile	19,527
2 Miles	68,705
3 Miles	123,135



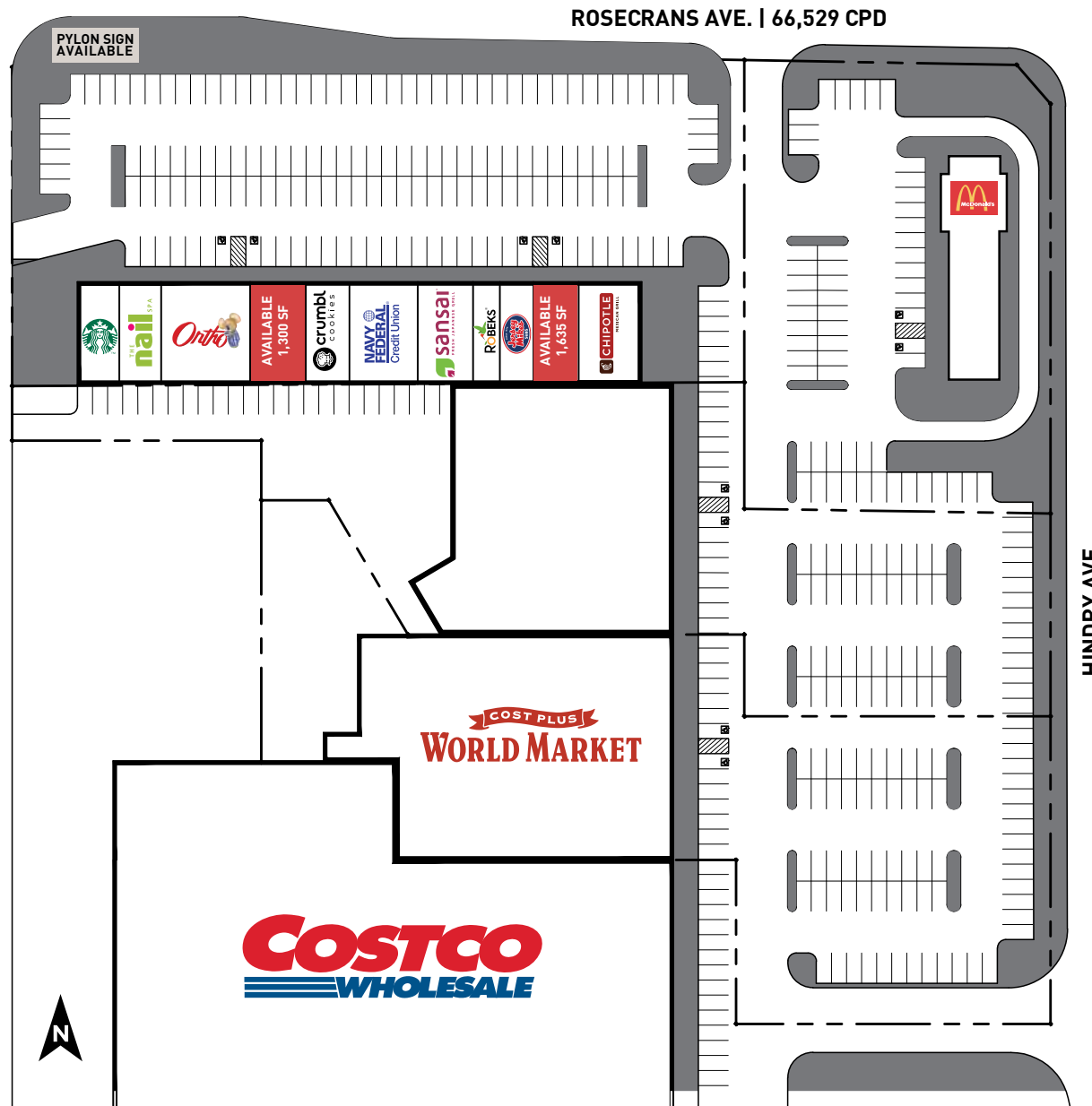
### TRAFFIC COUNTS:

±311,000 CPD - San Diego 405 Freeway  
 ±66,529 CPD - Rosecrans Ave

Demographic Source: Applied Geographic Solutions 5/2024, TIGER Geography

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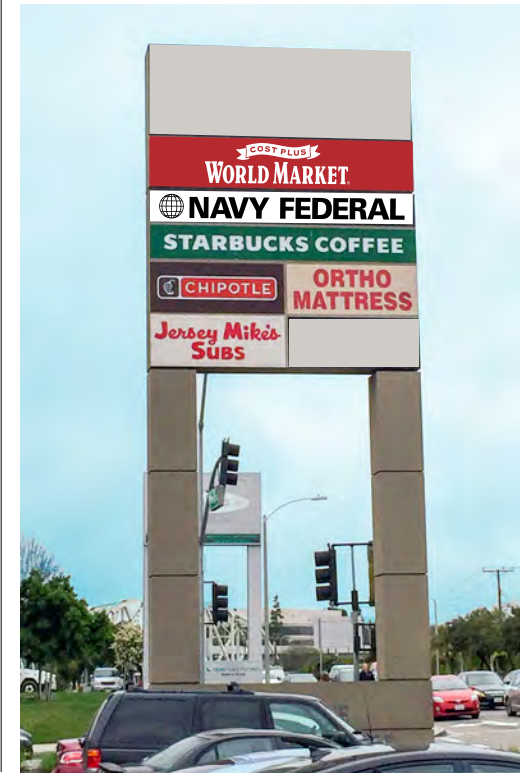


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