

FOR LEASE



RETAIL/OFFICE



**10715 PRAIRIE AVE,
INGLEWOOD, CA 90303**



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SUBJECT



LENOX BLVD

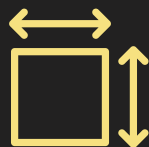
S PRAIRIE AVE





PROPERTY OVERVIEW

10715 PRAIRIE AVE,
INGLEWOOD, CA 90303



SIZE
1,500 SF



RATE
\$3.00 MG



TERM
Negotiable



YEAR BUILT
1987



ZONING
INC2YY

PROPERTY SHOWCASE

10715 Prairie Ave, Inglewood, CA 90303



- **Prime Stadium-Area Exposure** – 1,500 SF space on bustling S Prairie Ave, just steps from SoFi Stadium and the Intuit Dome, offering unbeatable visibility.
- **Perfect for Dental or Medical Use** – Ideal layout for a dental office or similar practice, with room for treatment areas and patient flow.
- **High-Traffic Location** – Surrounded by thriving businesses and heavy foot and vehicle traffic, giving your brand maximum exposure.
- **Exceptional Accessibility** – Minutes from I-405, I-105, and the Metro K Line, ensuring maximum convenience for visitors and staff

PROPERTY PHOTOS

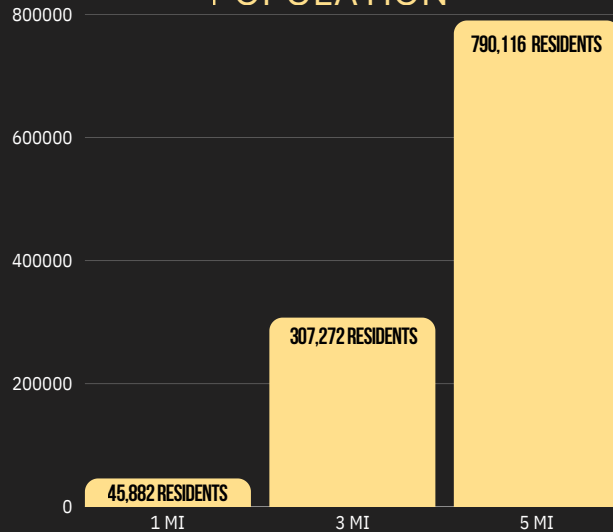
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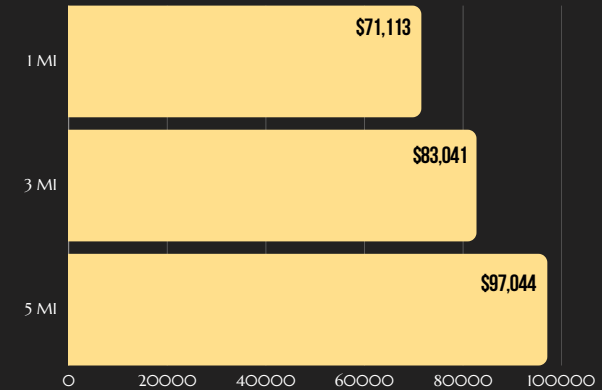
COMMUNITY PROFILE

10715 Prairie Ave, Inglewood, CA 90303

POPULATION



AVERAGE HOUSEHOLD INCOME



TRAFFIC COUNTS

ADDRESS	CROSS STREET	TRAFFIC VOLUME	DISTANCE FROM SUBJECT
Lennox Blvd	S Osage Ave	8,093 vehicles/day	.08 miles
W 106th St	Prairie Ave	1,159 vehicles/day	.11 miles
W 106th St	Prairie Ave S	1,150 vehicles/day	.11 miles
Lennox Blvd	Osage Ave S	7,839 vehicles/day	.13 miles
Lennox Blvd	Osage Ave W	7,771 vehicles/day	.13 miles
Prairie Ave	105th St W	35,206 vehicles/day	.19 miles
Prairie Ave	105th St W	35,352 vehicles/day	.19 miles
Prairie Ave	105th St W	40,105 vehicles/day	.20 miles
Prairie Ave	105th St S	40,317 vehicles/day	.20 miles
Lennox Blvd	Freeman Ave	8,337 vehicles/day	.20 miles



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