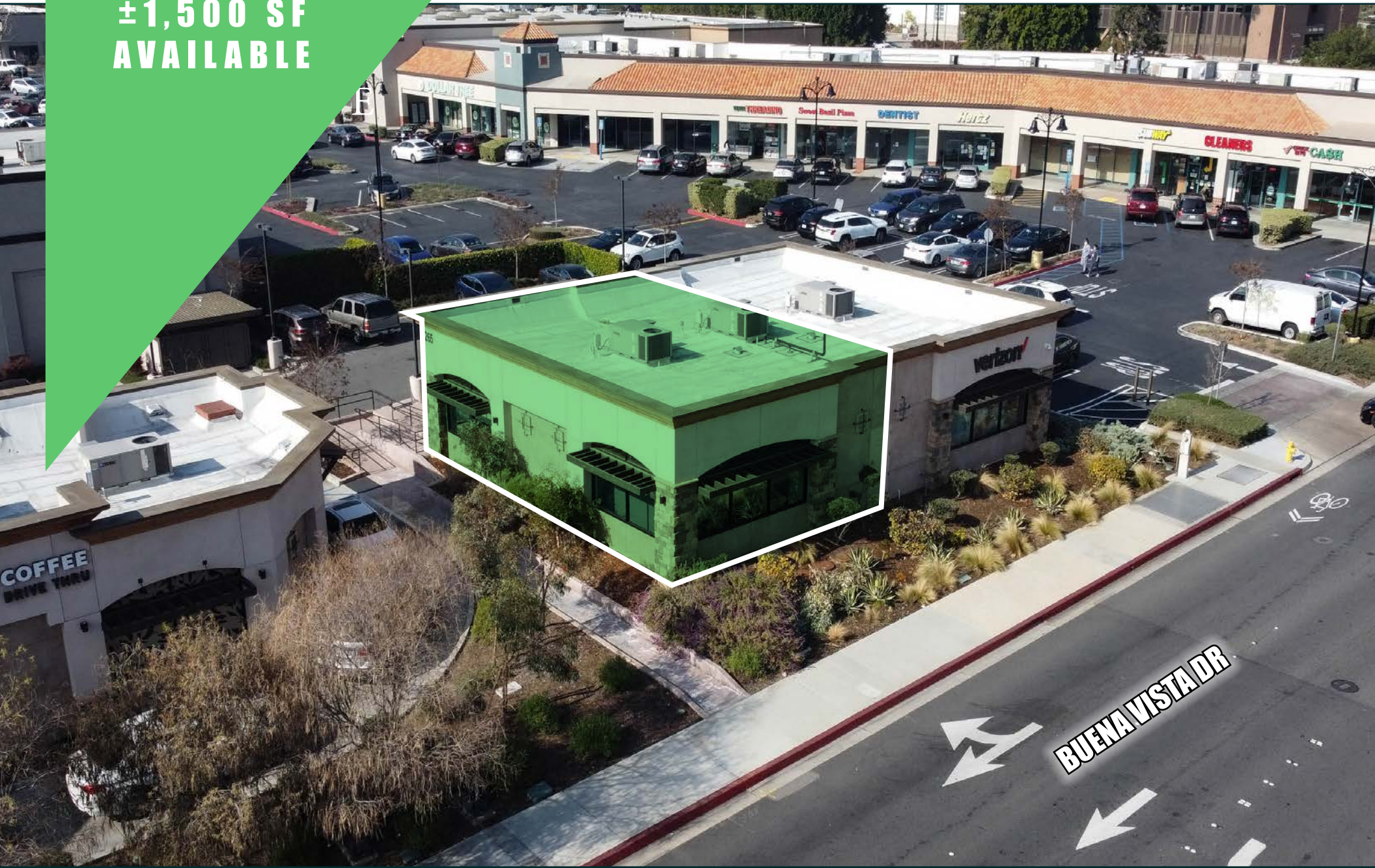


RETAIL FOR LEASE

**±1,500 SF
AVAILABLE**

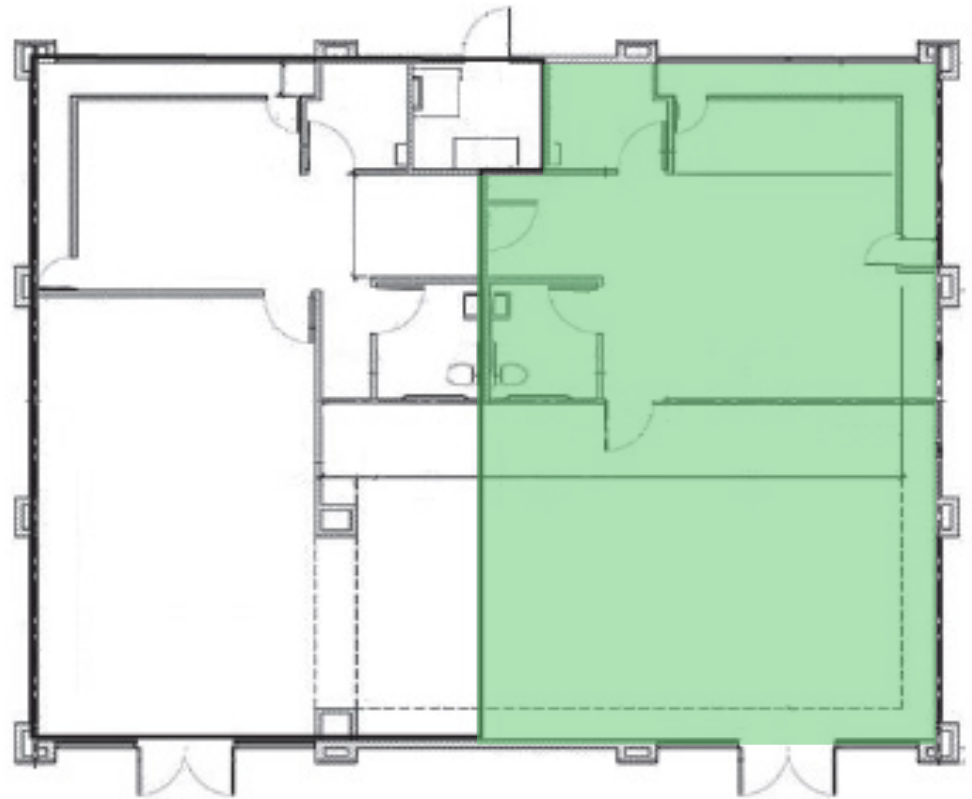
1265 HUNTINGTON DRIVE
DUARTE, CA





PROPERTY HIGHLIGHTS

- › $\pm 1,500$ SF retail space available
- › Directly across from a National Coffee Retailer
- › DUC4 Zoning
- › ± 17 parking spaces with additional adjacent spaces available within the shopping center
- › Located within a busy town shopping center
- › Near a signalized corner, just north of the 210 Freeway
- › Built in 2016



AMENITIES MAP



DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
2024 Population	16,983	91,137	317,392
2024 Households	6,327	32,469	101,509
2024 Average Household Income	\$112,937	\$136,688	\$132,369
2024 Daytime Population	27,343	283,712	50,355

1265 HUNTINGTON DRIVE

DUARTE, CA



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