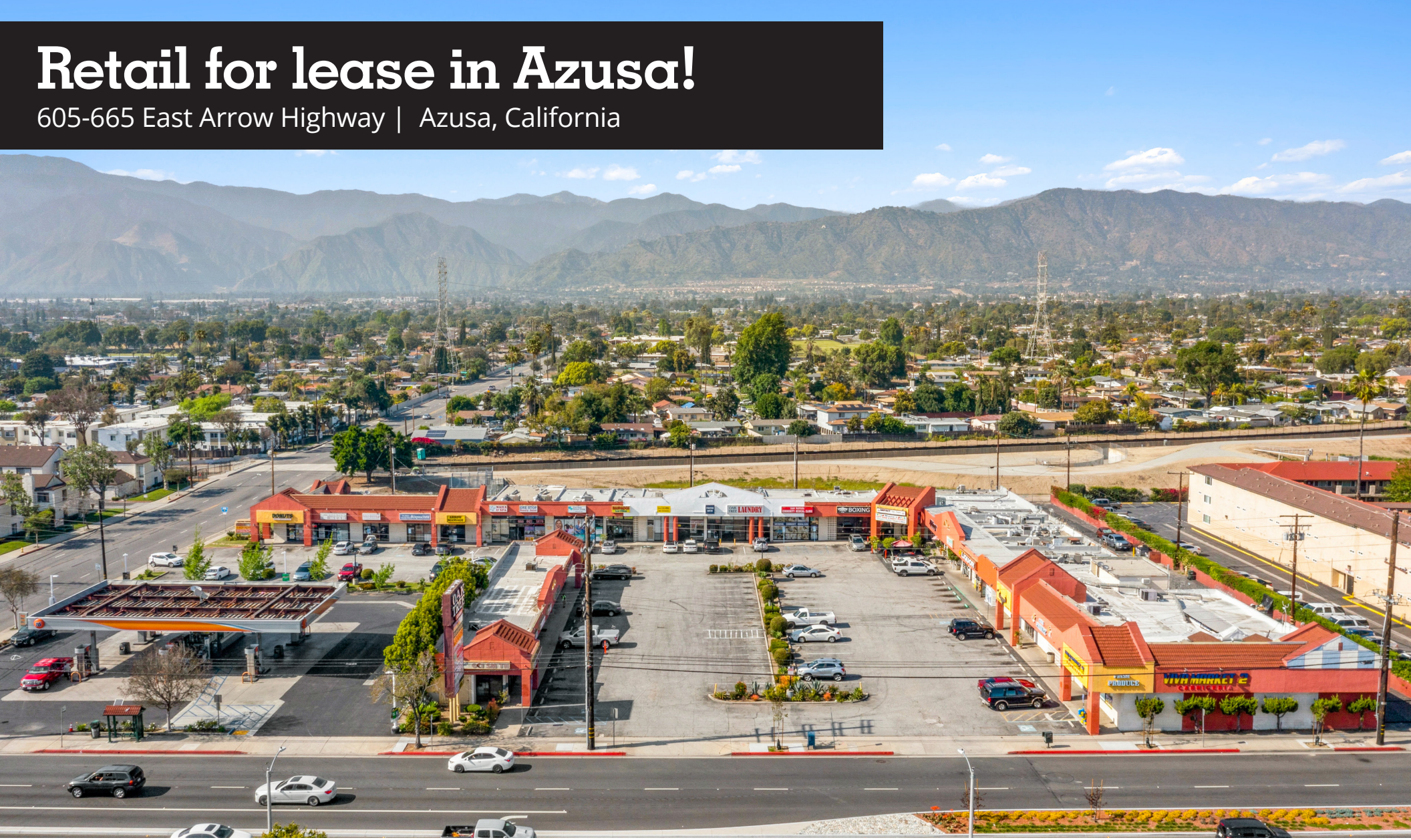
Retail for lease in Azusa!

605-665 East Arrow Highway | Azusa, California



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The offering

Highlights

- Last available unit in high traffic retail center in Azusa!
- Great visibility on Arrow Hwy (approximately 26,000 VPD)
- 1.2 Miles from 210 Freeway
- 120 parking spaces on site
- Retail spaces are suited for a variety of uses!

UNIT #: 619

SIZE: ±1,480 SF

RATE: $2,495/MONTH

LEASE TYPE: GROSS

UNIT #: 641

SIZE: ±990 SF

RATE: $2,195/MONTH

LEASE TYPE: GROSS

Location overview

2024 Demographics (1 mile radius)

30,906
Population

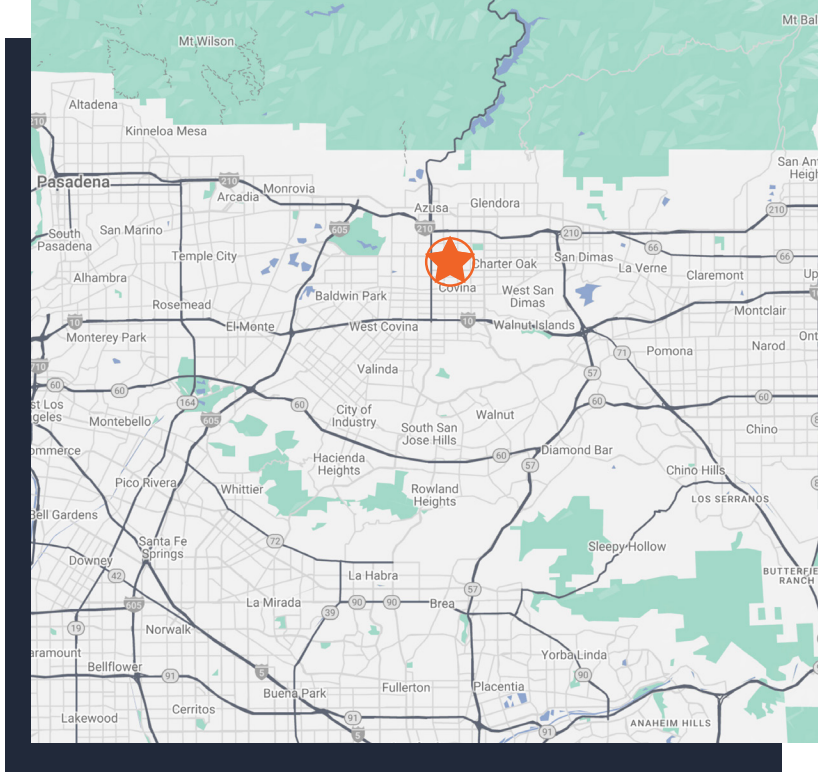
8,275
Households

60%
Owner occupied

$88,280
Average household income

36
Median age

40%
Renter occupied



About Azusa, California

Founded in 1887, Azusa is located at the entrance to the San Gabriel Canyon at the base of the San Gabriel Mountains. With a population of roughly 45,000, the city spans approximately 9.13 square miles. Azusa contains nine elementary schools and middle schools, two high schools, and one private school. Nearby cities include Glendora, West Covina, and Duarte. Home to Azusa Pacific University, Azusa offers a vibrant community for APU students. Nearby shopping centers, supermarkets, and restaurants make the city easily accessible to students. In particular, recent additions to the closest shopping center, Citrus Crossing, have expanded the affordable dining options for students.

https://www.apu.edu/azusa/about/city/

Your neighbors

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