

GLEN OAKS VILLAGE ENDCAP

12737 Glenoaks Blvd., Sylmar, CA 91324



LEASING AGENTS:

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This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage are approximate. References to neighboring retailers are subject to change, and may not be adjacent to the vacancy being marketed either prior to, during, or after leases are signed. Lessee must verify the information and bears all risk for any inaccuracies.

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PROPERTY FEATURES

- Built in safe
- 27,881 square foot shopping center
- 1,700 square foot end-cap for lease
- Join tenants such as Pizza Hut and Smiles Dental
- Roadside monument sign
- Built in kitchen
- Great for veterinary or medical use

AREA AMENITIES

- Nearby major retailers such as Starbucks, Burger King, Smart & Final, Panda Express, Food 4 Less, CVS & Chase
- Heavy traffic
- Near residential areas
- Average household income of \$84,462
- Busy signalized intersection
- Near 405, 5, and 210 Freeways

DEMOS	1 mile	3 mile	5 mile
Population	42,049	169,668	355,928
Avg. HH Income	\$77,541	\$83,892	\$87,949
Daytime Pop.	32,609	133,214	281,796
Traffic Count	±32,986 cars per day		



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