



**Retail Space For Lease**

## Park Plaza on Maine Shopping Center

14431 Ramona Blvd  
Baldwin Park, CA, 91706

### Property Highlights

- Anchored by a high performing Superior Grocers
- Located at a major signalized intersection with traffic counts exceeding 43,000 cars per day (Ramona Blvd & Maine Ave)
- Tenants include Superior Grocers, CVS, Chase Bank, O'Reilly, El Pollo Loco, Little Caesar's Pizza, Subway, Bank of America and WaBa Grill
- Strong three-mile demographics with over 182,000 residents and 48,000 households, a daytime population of 168,000 and average household income over \$104,000

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Available:  
**±9,300 SF**

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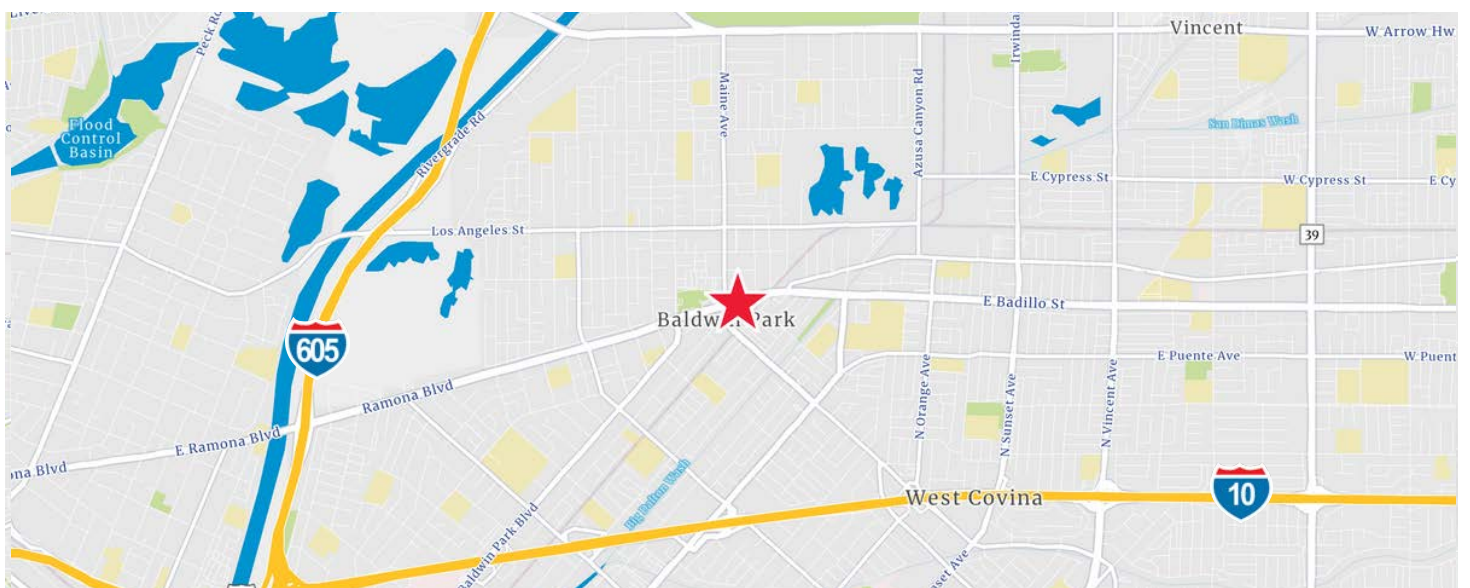
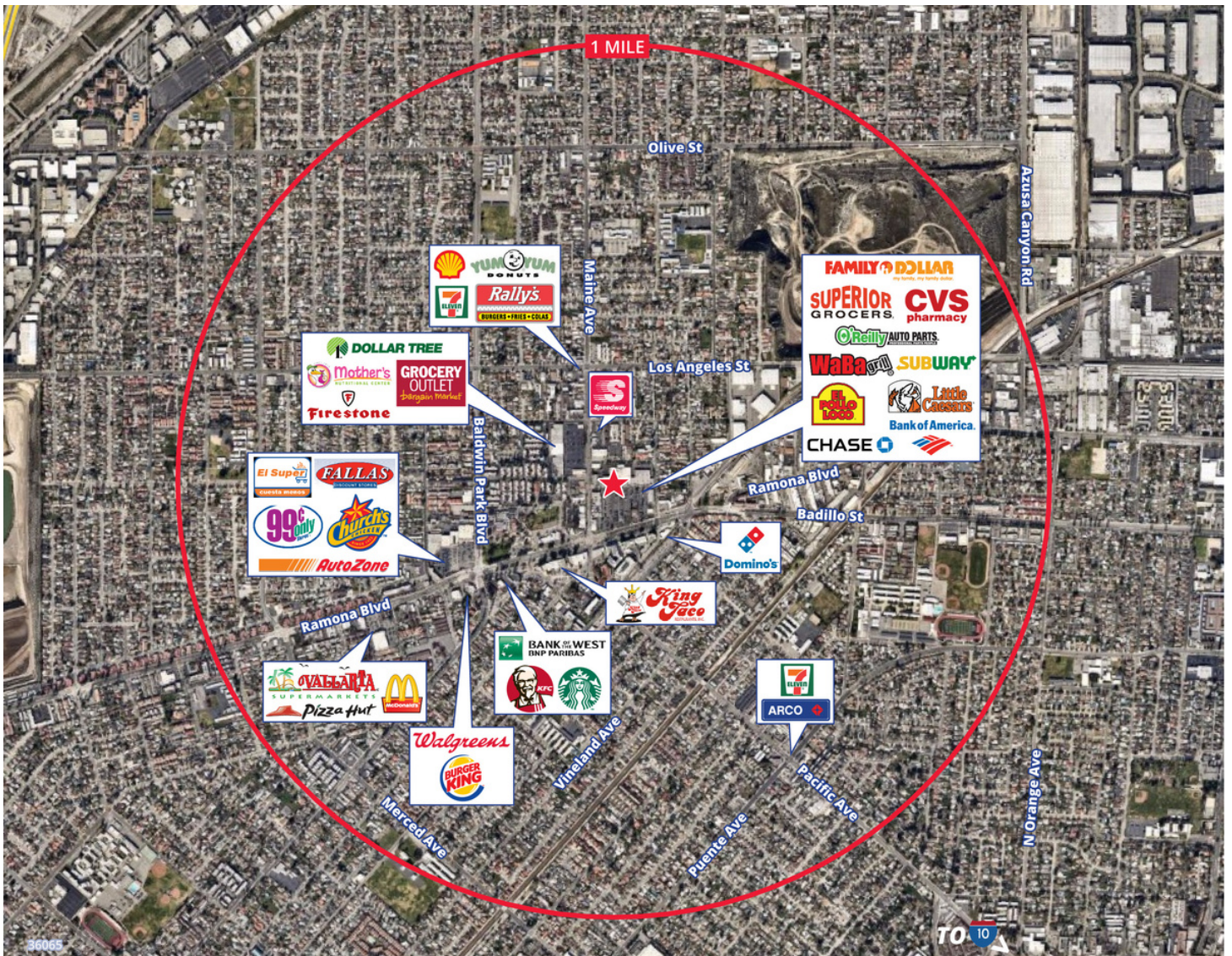


# Site Plan





# Location Maps





# Demographics

	1 mile radius	3 mile radius	5 mile radius
<b>Current Year Summary</b>			
Total Population	33,322	182,221	533,884
Total Households	8,585	48,332	151,868
Total Family Households	7,337	40,989	122,779
Average Household Size	3.85	3.74	3.48
Median Age	32.6	34.2	35.0
Population Age 25+	21,044	118,724	353,312
2010-2020 Population: Annual Growth Rate	-0.31%	-0.10%	-0.03%
<b>Five Year Projected Trends: Annual Rate (CAGR)</b>			
Population	-0.39%	-0.52%	-0.42%
Households	-0.31%	-0.44%	-0.32%
Families	-0.30%	-0.43%	-0.32%
Median Household Income	3.04%	3.62%	3.89%
<b>Current Year Population by Sex</b>			
Male Population	16,431	89,979	263,203
% Male	49.3%	49.4%	49.3%
Female Population	16,891	92,242	270,681
% Female	50.7%	50.6%	50.7%
<b>Current Year Race and Ethnicity</b>			
Total	33,323	182,222	533,885
White Alone	15.2%	17.1%	19.4%
Black Alone	1.1%	1.8%	2.3%
American Indian Alone	2.0%	2.2%	2.1%
Asian Alone	21.2%	21.6%	22.9%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	41.0%	37.3%	34.1%
Two or More Races	19.5%	19.9%	19.0%
Hispanic Origin	72.7%	69.4%	63.8%
Diversity Index	83.5	85.3	86.9
<b>Current Year Educational Attainment</b>			
Total	21,047	118,723	353,312
Less than 9th Grade	17.1%	13.2%	12.5%
9th - 12th Grade, No Diploma	11.3%	10.1%	9.1%
High School Graduate	29.4%	28.0%	25.6%
GED/Alternative Credential	2.8%	2.9%	2.6%
Some College, No Degree	17.5%	18.2%	18.2%
Associate Degree	4.6%	7.3%	7.8%
Bachelor's Degree	14.6%	15.8%	17.7%
Graduate/Professional Degree	2.7%	4.5%	6.6%
<b>Current Year Income and Households Summary</b>			
Median Household Income	\$73,364	\$82,910	\$81,389
Average Household Income	\$93,552	\$104,939	\$104,633
Per Capita Income	\$24,213	\$27,901	\$29,773
<b>Current Year Summary Business Data</b>			
Total Businesses	589	5,307	17,994
Total Daytime Population	27,413	168,923	498,112
Daytime Population: Workers	8,775	68,449	203,945
Daytime Population: Residents	18,638	100,474	294,167

## Contact

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