

FOR GROUND LEASE / REVERSE BUILD-TO-SUIT

Full Service Restaurant Opportunity Up to 8K SF Development

NEC Del Amo Circle & Sepulveda Boulevard

PROPERTY HIGHLIGHTS

- Established high performing shopping center with first class national anchors that offer both daily needs and destination draw
- Dense infill trade area with strong demographics, with average household incomes of over \$150,000 within a one mile radius
- Strategically located at a signalized intersection along one of the trade areas main arterials with multiple convenient points of ingress and egress
- High visibility signage opportunity available along Sepulveda visible to over 44,000 cars per day
- Dedicated parking lot with ample spaces to support a multitude of uses
- Enormous daytime population counts of over 130,000 within a 3 mile radius

CONTACT

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SRS REAL ESTATE PARTNERS

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This information contained herein was obtained from sources deemed to be reliable; however SRS Real Estate Partners makes no guarantees, warranties or representations as to the completeness or accuracy thereof.

3433 Sepulveda Blvd
Torrance, CA 90505

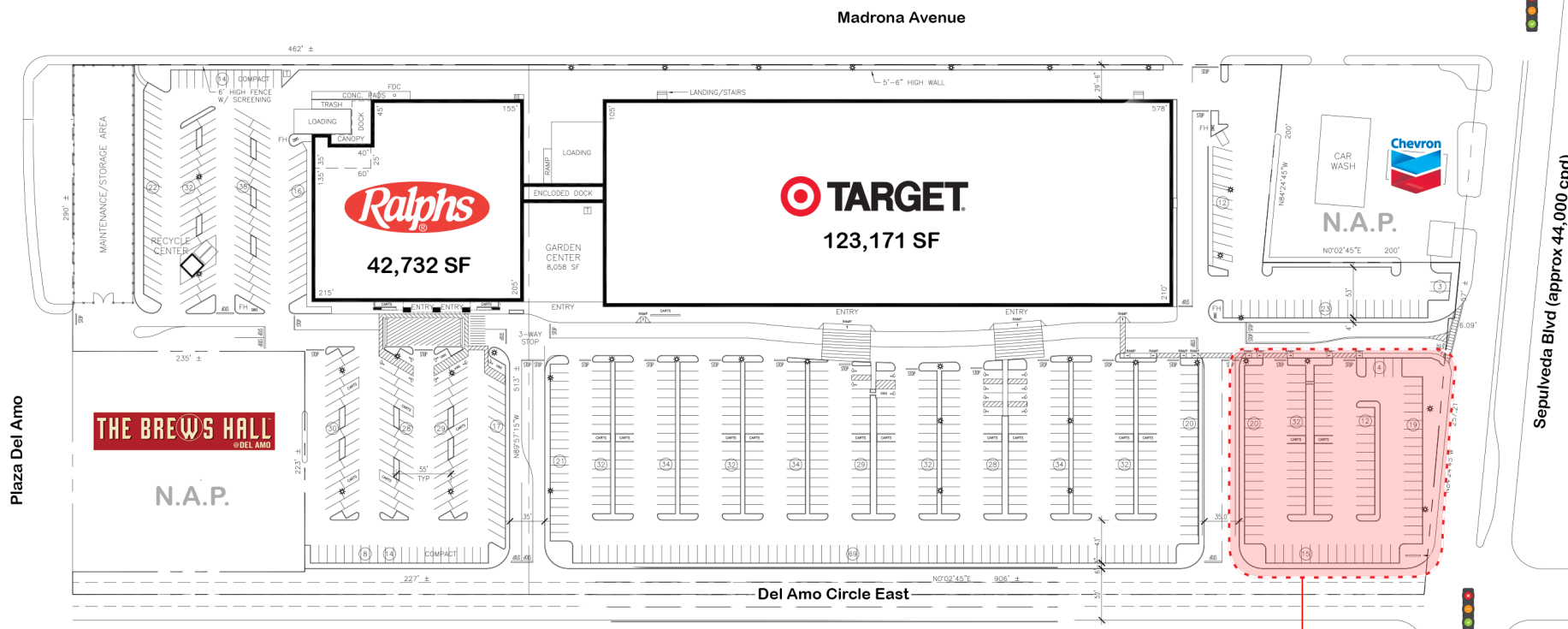
Site
Up to 8,000 SF
DEVELOPMENT



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Development



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DEMOGRAPHICS

EST. 2024

1 MILE

Population

27,416

Average Household Income

\$152,113

Daytime Population

26,649

3 MILE

Population

203,161

Average Household Income

\$159,815

Daytime Population

134,664

5 MILE

Population

501,432

Average Household Income

\$160,797

Daytime Population

245,446

TRAFFIC COUNTS

Sepulveda Boulevard

approx. 44,000 cars per day

Hawthorne Boulevard

approx. 60,000 cars per day

*Source: Esri & Costar

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