



FOR LEASE



RETAIL



960 SF



# 17149 Bellflower Blvd

Bellflower, California 90706

## Property Highlights

- Just Off 91 Freeway
- Located on Major Arterial
- Monument Signage Available
- Well Parked
- High Disposable Income Area
- Bus Stop Nearby
- High Density Neighborhood

## Property Description

Inline Space for Lease

## OFFERING SUMMARY

Lease Rate:	\$2.00 SF/mo (NNN)
Available SF:	960 SF
Building Size:	28,294 SF

DEMOGRAPHICS	0.5 MILES	1 MILE	1.5 MILES
Total Households	3,475	13,987	25,958
Total Population	10,562	42,019	79,678
Average HH Income	\$59,766	\$59,332	\$63,768



## Patrick Ortiz

Senior Vice President | 818.905.2400  
portiz@naicapital.com | CalDRE #01756382

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## Site Plan



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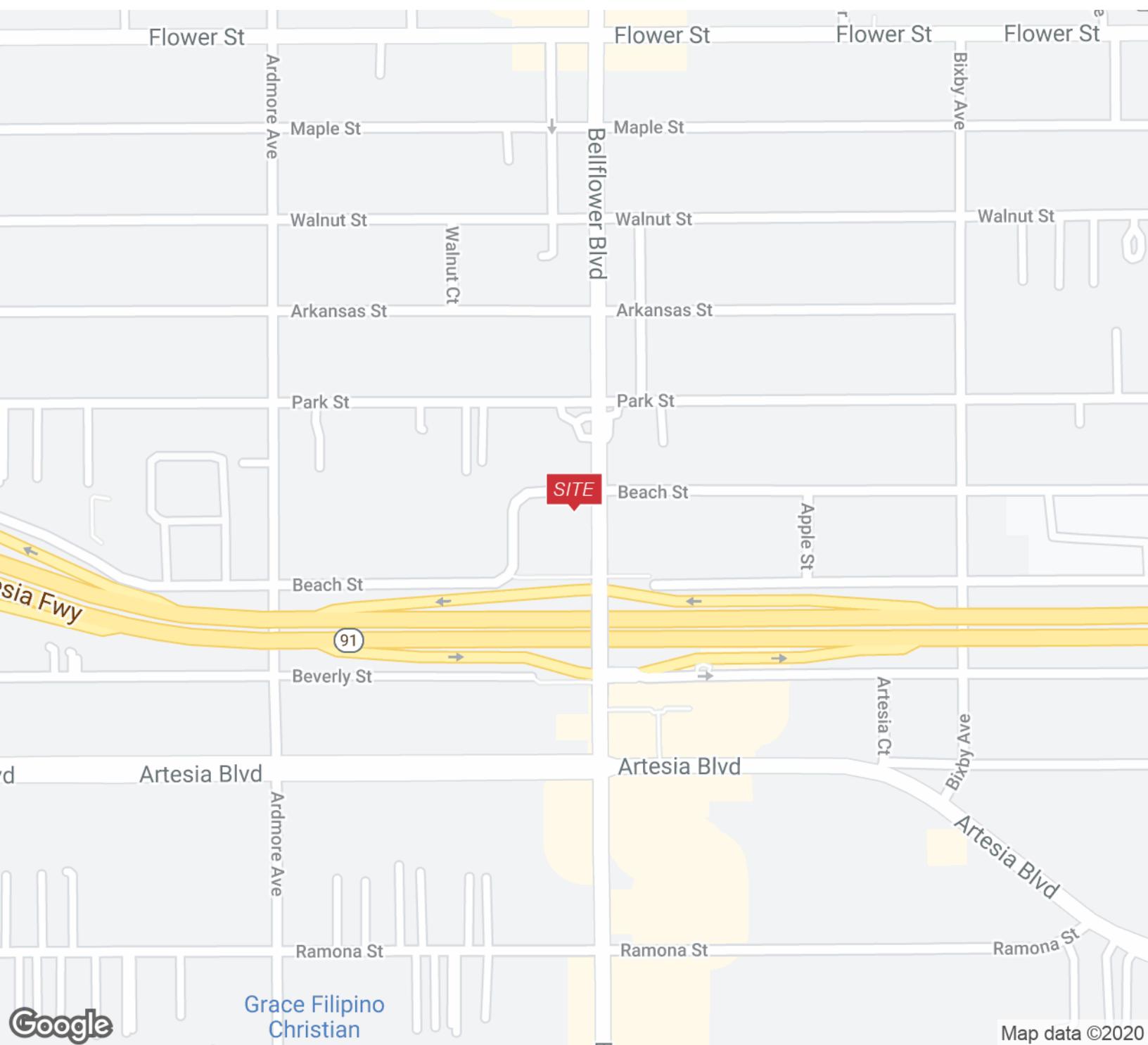
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Map data ©2020

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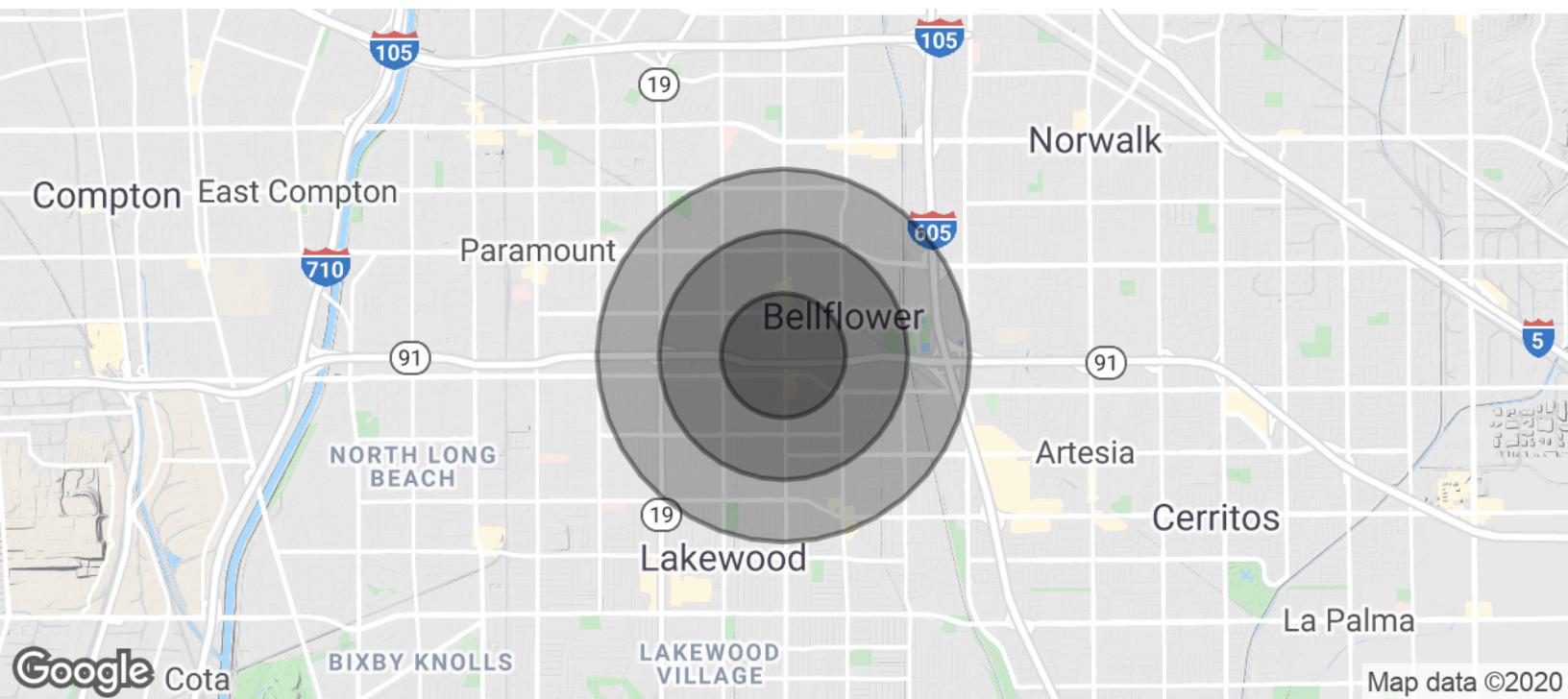
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**POPULATION**

	0.5 MILES	1 MILE	1.5 MILES
Total Population	10,562	42,019	79,678
Average age	31.8	31.8	32.3
Average age (Male)	29.0	30.0	30.8
Average age (Female)	32.5	32.7	33.4

**HOUSEHOLDS & INCOME**

	0.5 MILES	1 MILE	1.5 MILES
Total households	3,475	13,987	25,958
# of persons per HH	3.0	3.0	3.1
Average HH income	\$59,766	\$59,332	\$63,768
Average house value	\$500,991	\$481,103	\$479,575

\* Demographic data derived from 2010 US Census

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