

RETAIL | FOR LEASE

+ 794 SF

446 FOOTHILL BLVD.

+ 2,206 SF

448 FOOTHILL BLVD.

446 & 448

FOOTHILL BLVD. | LA CAÑADA | CA

CBRE



PROPERTY DETAILS



In the Heart of La
Cañada's Retail Corridor
along Foothill Blvd.



Building Signage
Available



Across from Trader Joe's and
Ralphs Anchored Centers



Adjacent to the
210 Freeway



±11 Parking Spaces



Average Household
Income of \$304,091
Within One Mile

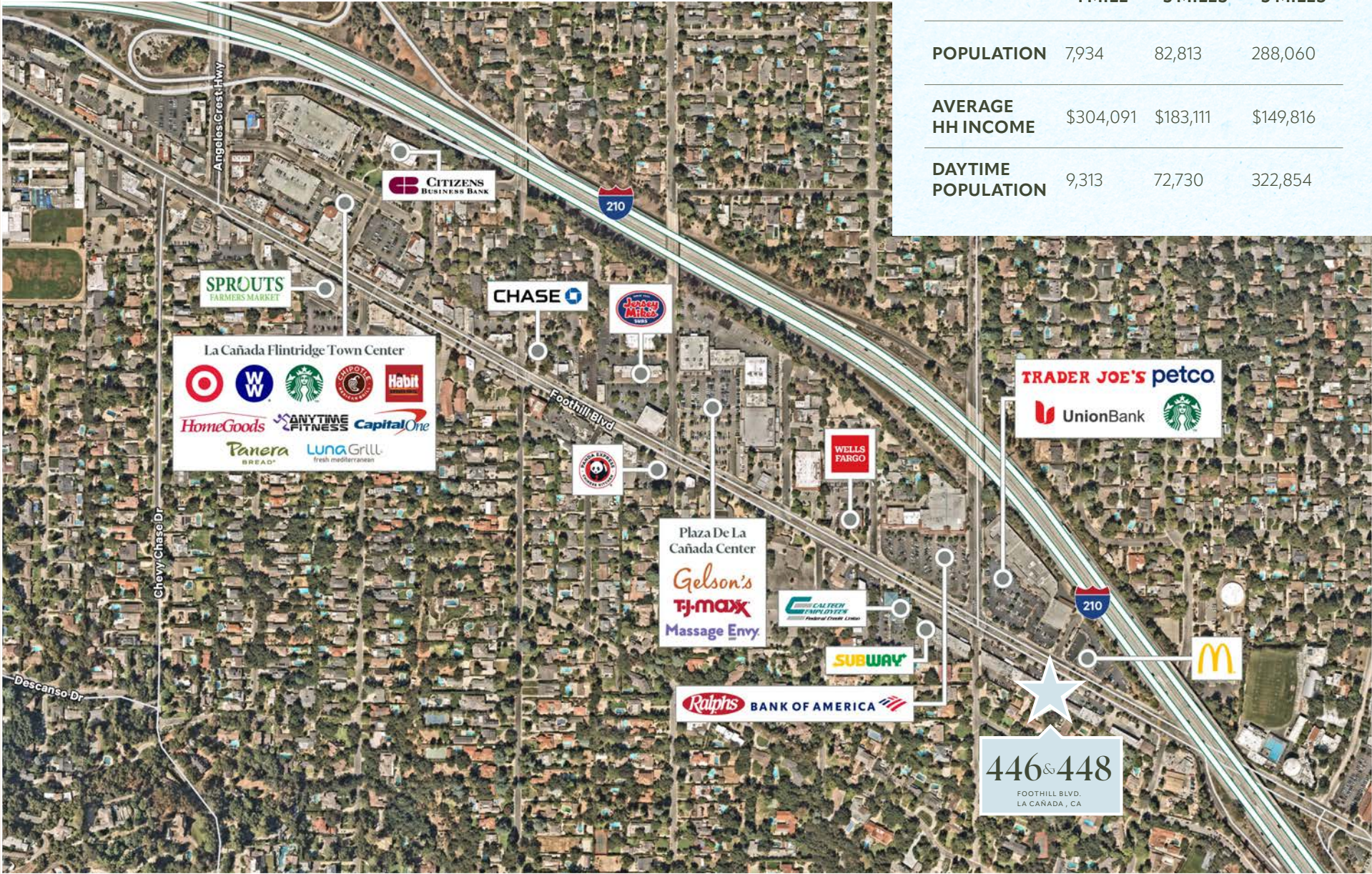


Asking Rate: \$3.25/PSF/MO/NNN

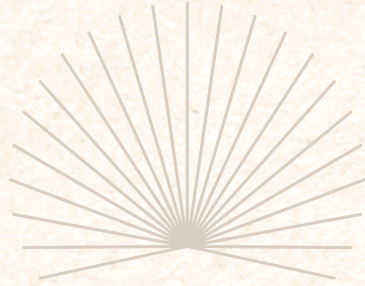
THE AREA

2024 DEMOGRAPHICS

| | 1 MILE | 3 MILES | 5 MILES |
|--------------------|-----------|-----------|-----------|
| POPULATION | 7,934 | 82,813 | 288,060 |
| AVERAGE HH INCOME | \$304,091 | \$183,111 | \$149,816 |
| DAYTIME POPULATION | 9,313 | 72,730 | 322,854 |

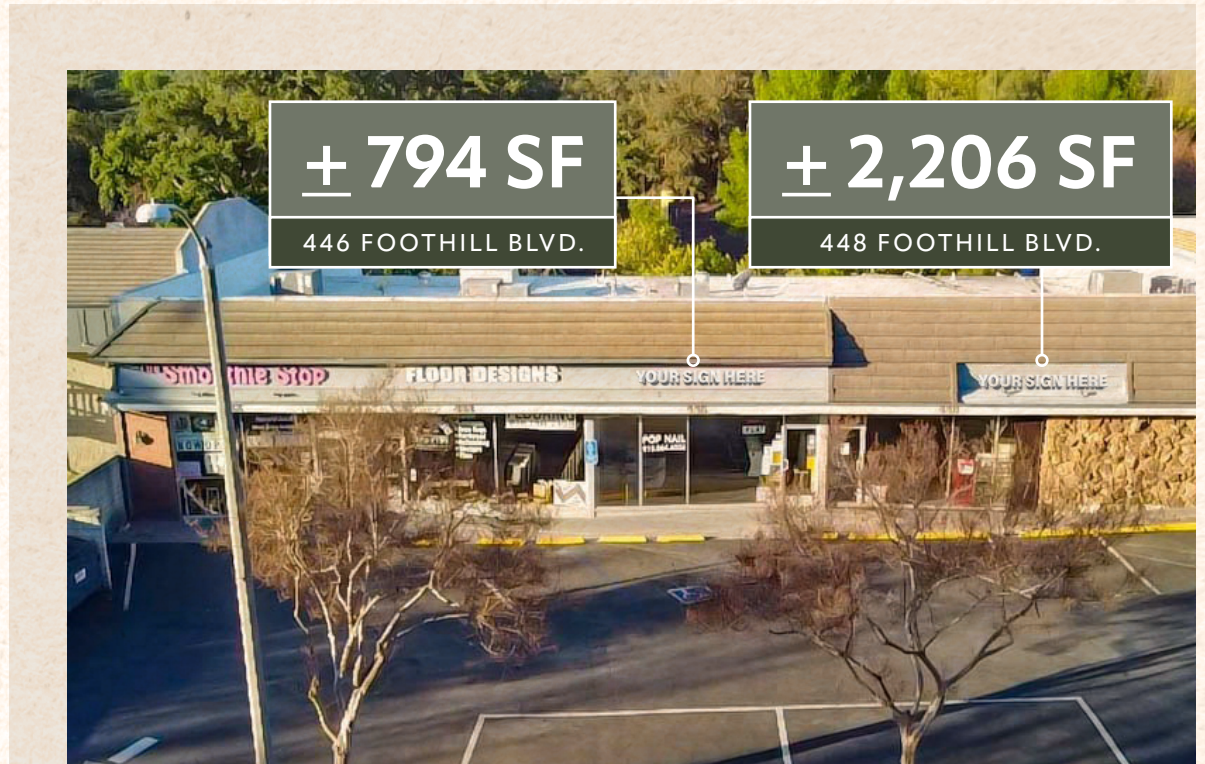


RETAIL | FOR LEASE



446 & 448

FOOTHILL BLVD.
LA CAÑADA, CA



For more information, please contact:

Geoff Martin

Senior Vice President
+1 818 502 6739
geoff.martin@cbre.com
Lic. 01180819

Ryan Burnett

First Vice President
+1 818 502 6791
ryan.burnett@cbre.com
Lic. 01481691

Brian Yoshimura

Associate
+1 818 502 6736
brian.yoshimura@cbre.com
Lic. 01967227

CBRE

© 2025 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.