

# CORNER RETAIL 7200 ATLANTIC AVE UNIT A

7200 Atlantic Ave Cudahy, CA 90201



## PROPERTY DESCRIPTION - CORNER UNIT

Welcome to 7200 Atlantic Ave, a premier commercial property available for lease in Cudahy, CA. This modern, impeccably designed space offers a highly desirable CORNER RETAIL location for a brand seeking great visibility. With ample parking and convenient access from Atlantic Ave, the property provides ease and accessibility for visitors. The interior boasts versatile floor plans, abundant natural light, and clean construction, making it an ideal canvas for creating a thriving work environment. The property's prime location and professional appeal make it a standout choice for those seeking a distinguished business address in the dynamic Southeast Los Angeles market.

## PROPERTY HIGHLIGHTS

- Modern, impeccably designed commercial space
- Large storefront windows
- Highly desirable location with convenient access from Atlantic Ave
- Ample parking
- Abundant natural light for a bright and welcoming work environment
- Prime location in the dynamic Southeast Los Angeles market

## OFFERING SUMMARY

Lease Rate:	\$3.33 SF/month (NNN)
Number of Units:	1
Available SF:	1,500 SF
NNN:	Approx. \$1.73 PSF/mo
Building Size:	4,180 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,301	4,520	15,027
Total Population	4,684	16,499	56,097
Average HH Income	\$63,266	\$62,627	\$69,864

### David Maldonado

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**COLDWELL BANKER**  
**COMMERCIAL**  
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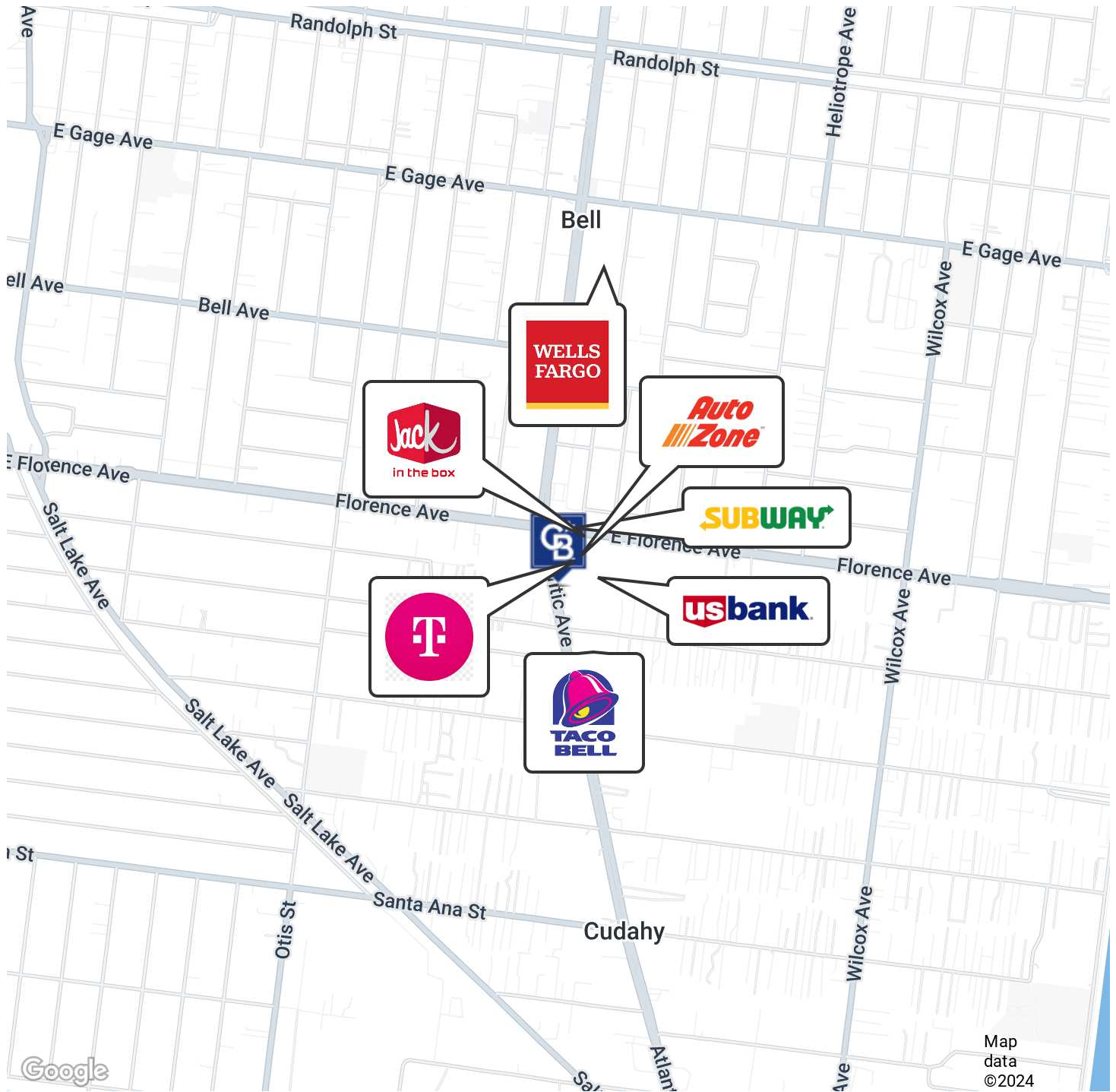


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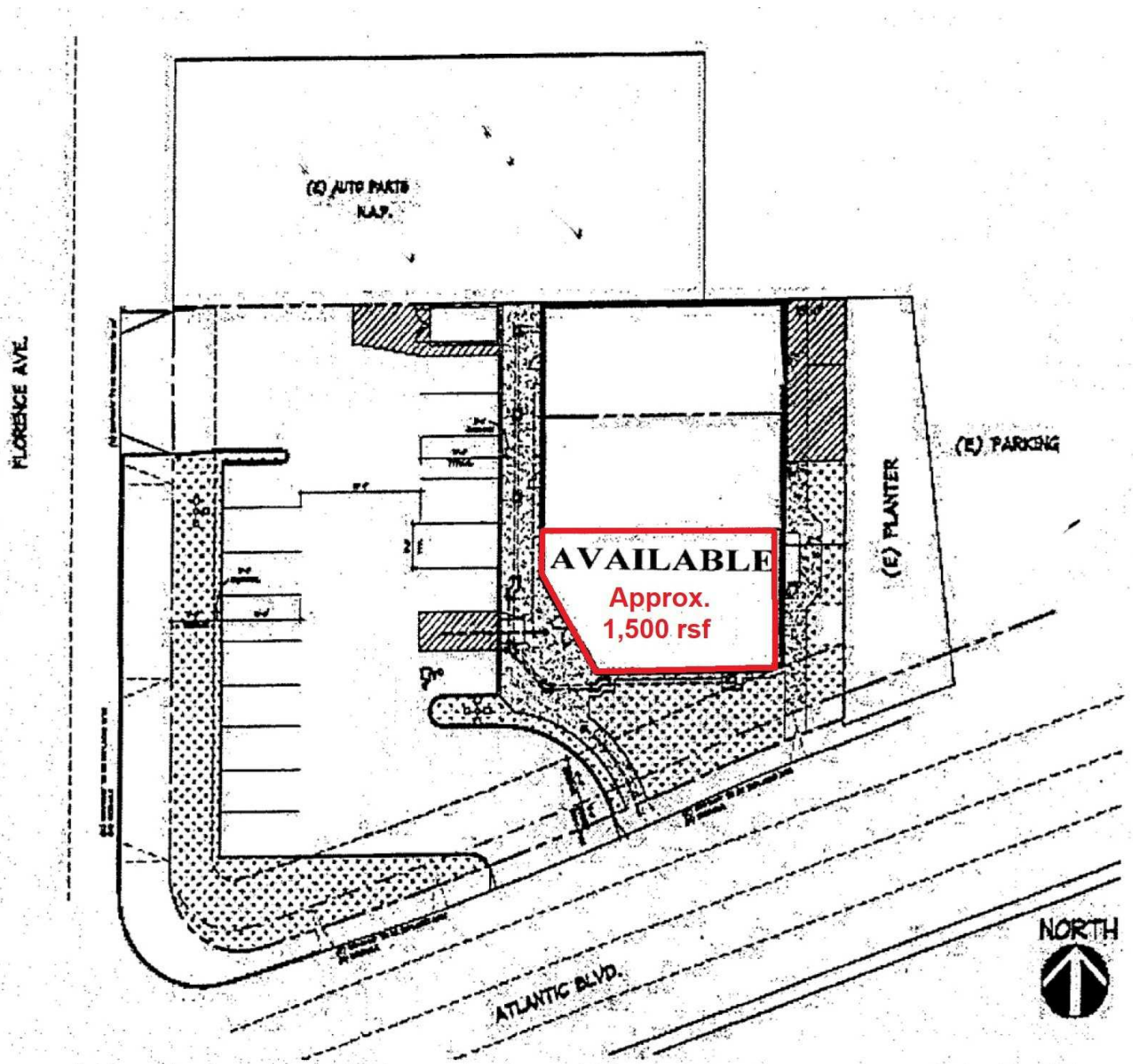


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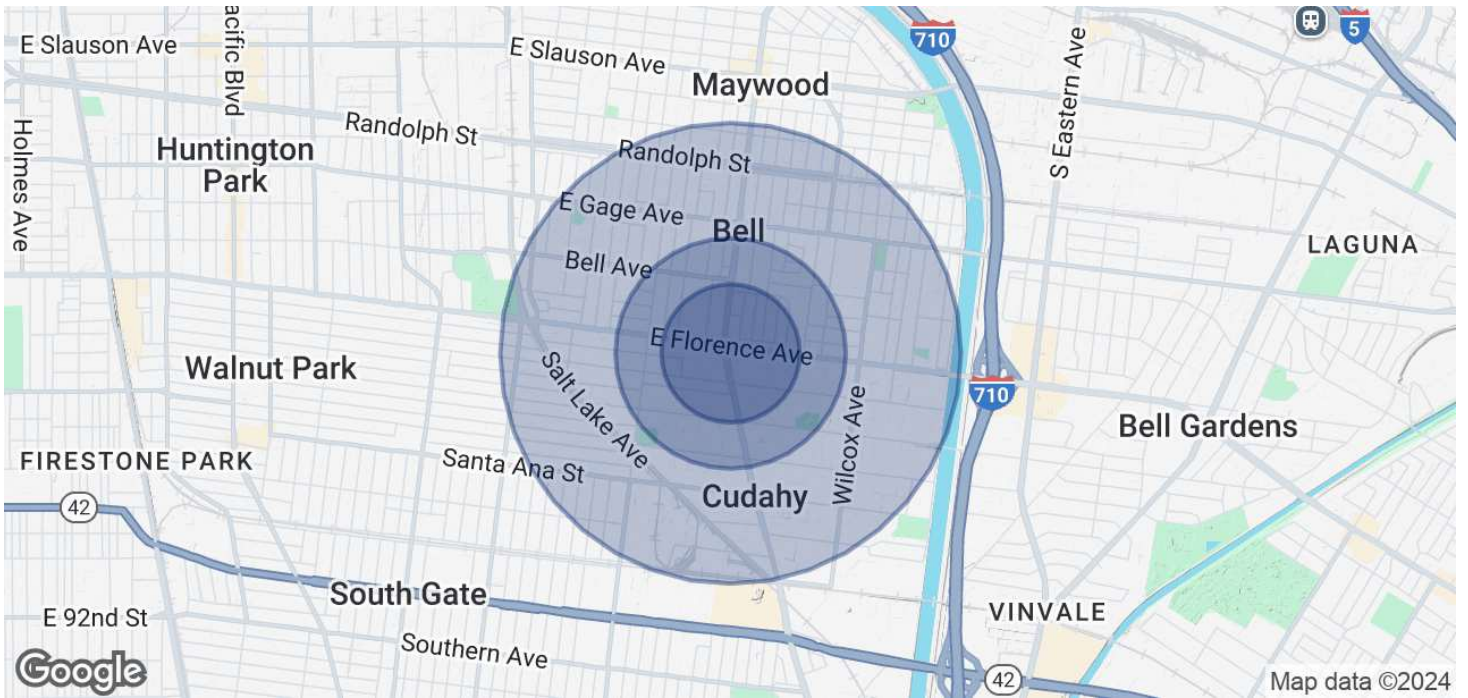


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## POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	4,684	16,499	56,097
Average Age	36	36	36
Average Age (Male)	34	34	35
Average Age (Female)	37	37	37

## HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,301	4,520	15,027
# of Persons per HH	3.6	3.7	3.7
Average HH Income	\$63,266	\$62,627	\$69,864
Average House Value	\$630,362	\$642,693	\$621,842

Demographics data derived from AlphaMap

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