

# FOR LEASE | ±3,850 SF BUILDING

## 511 Cypress Ave, Hermosa Beach, CA

Asking Rent: **\$2.95 PSF NET**



**PALOS VERDES**

**REDONDO BEACH PIER**

**HERMOSA BEACH**

### PROPERTY HIGHLIGHTS:

- △ Rarely available industrial property
- △ Located in the highly sought-after Hermosa Beach Cypress Corridor
- △ Large open floor plan offering significant potential
- △ Conveniently situated three blocks from the beach and one block from the Green Belt
- △ Less than half a mile from Pier Avenue and the Hermosa Beach Downtown core
- △ Adjacent to the newly remodeled South Park



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# 511 CYPRESS AVE HERMOSA BEACH, CA

## ±3,850 SF BUILDING FOR LEASE

### DEMOGRAPHICS 2025 EST.:



#### POPULATION

1 Mile	2 Miles	3 Miles
28,861	87,025	171,016



#### AVG HH INCOME

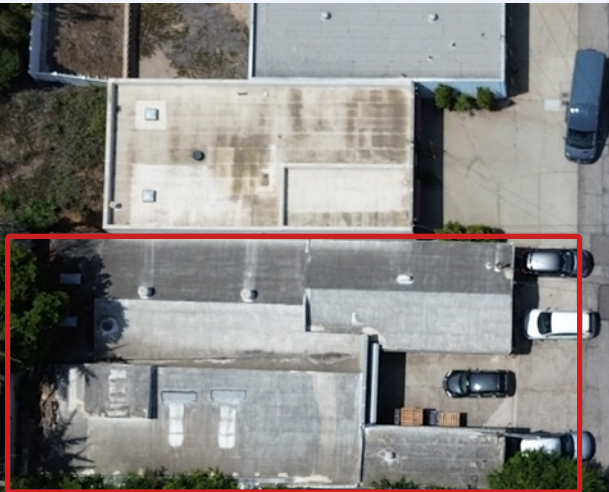
1 Mile	2 Miles	3 Miles
\$250,673	\$237,670	\$219,258



#### DAYTIME POPULATION

1 Mile	2 Miles	3 Miles
12,066	26,539	67,408

Demographic Source:  
Applied Geographic Solutions 5/2025, TIGER Geography



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