

# FOR LEASE



## 8420 BALBOA BOULEVARD | NORTHRIDGE, CALIFORNIA

### OFFERING SUMMARY

Lease Rate:	\$4.00 SF/month (NNN)
Available SF:	1,350 SF

### PROPERTY OVERVIEW

Existing Waba Grill Restaurant Location for Sublease/Assignment.

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	5,467	30,607	86,293
Total Population	16,588	95,445	269,646
Average HH Income	\$123,082	\$112,791	\$100,681

### PROPERTY HIGHLIGHTS

- Asking Key Money of \$100,000
- Located on Major Valley Shopping Center
- Well Parked
- Located on Major Thoroughfare
- Great Street Visibility
- Turnkey Takeout Restaurant
- Call for More Details.



EXCLUSIVELY LISTED BY:

### Patrick Ortiz

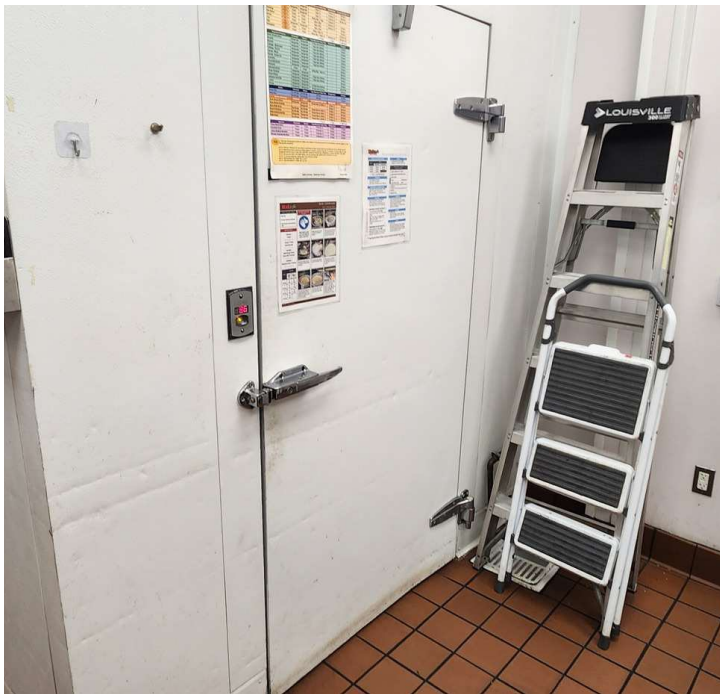
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# ADDITIONAL PHOTOS



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