

# FOR LEASE

KAFCO PLAZA PCH

3902 PACIFIC COAST HIGHWAY | TORRANCE, CA 90505



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LEASING

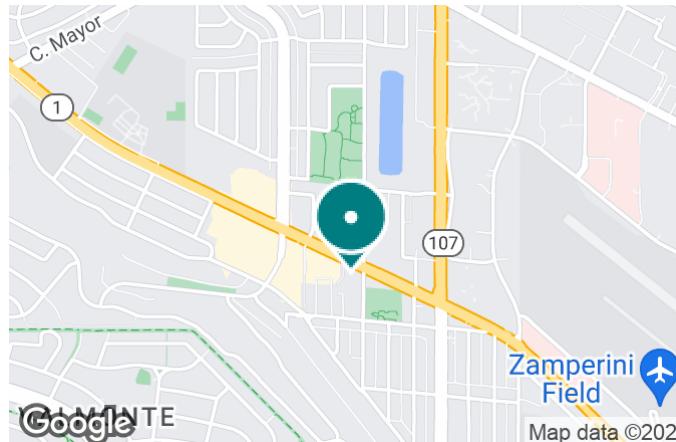
BROKERAGE

INVESTMENTS

## FEATURES &amp; AMENITIES

KAFCO PLAZA PCH | 3902 PACIFIC COAST HIGHWAY, TORRANCE, CA 90505

BROCHURE | PAGE 2



## NEIGHBORING RETAILERS



**T-Mobile**  
simply closer

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	7,578	25,975	64,928
Total Population	19,547	66,560	164,348
Average HH Income	\$105,122	\$110,496	\$107,180

## FEATURES &amp; AMENITIES

- 1,134 SF Available
- Good Tenant Mix
- Great Parking
- Busy PCH location

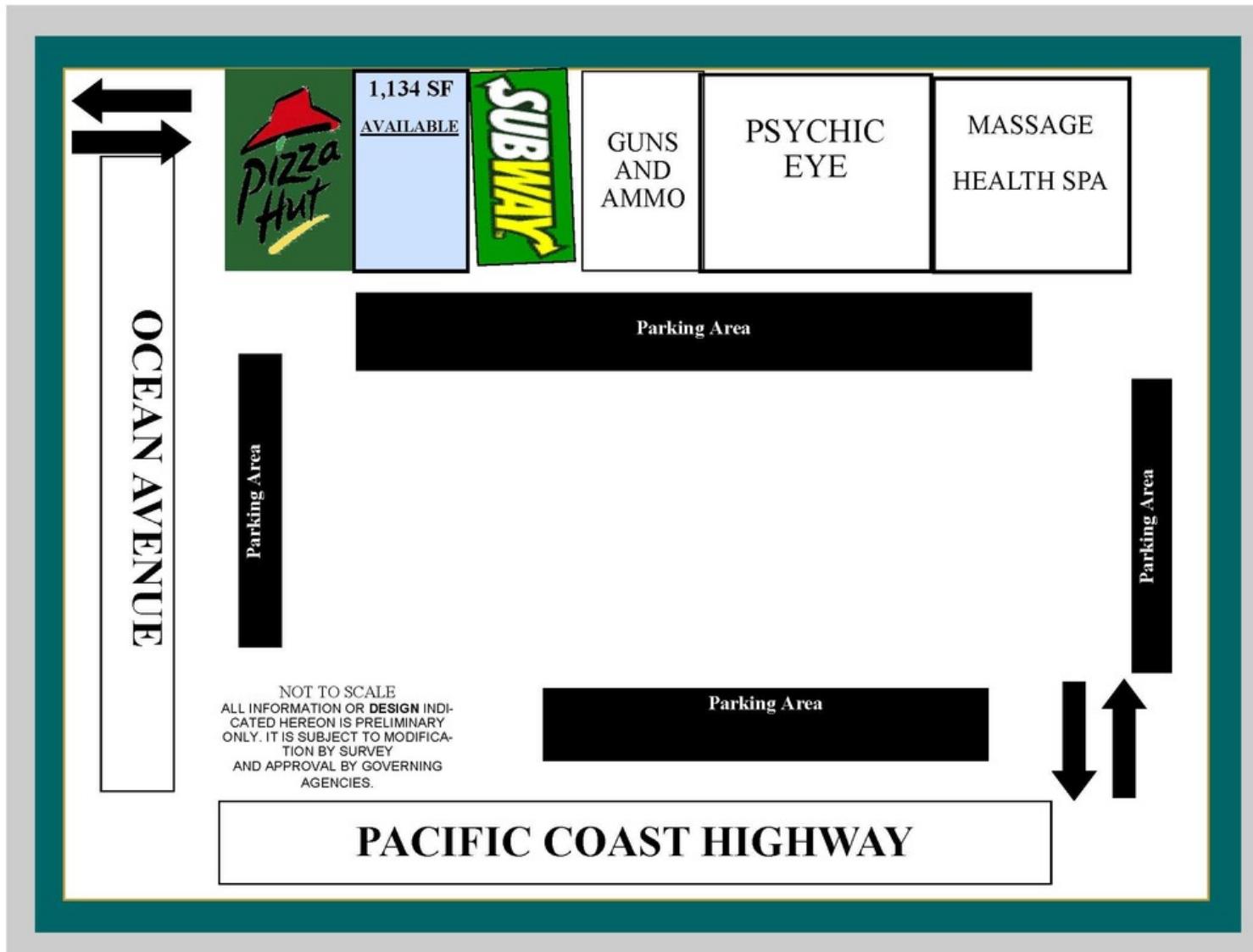
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# SITE PLANS

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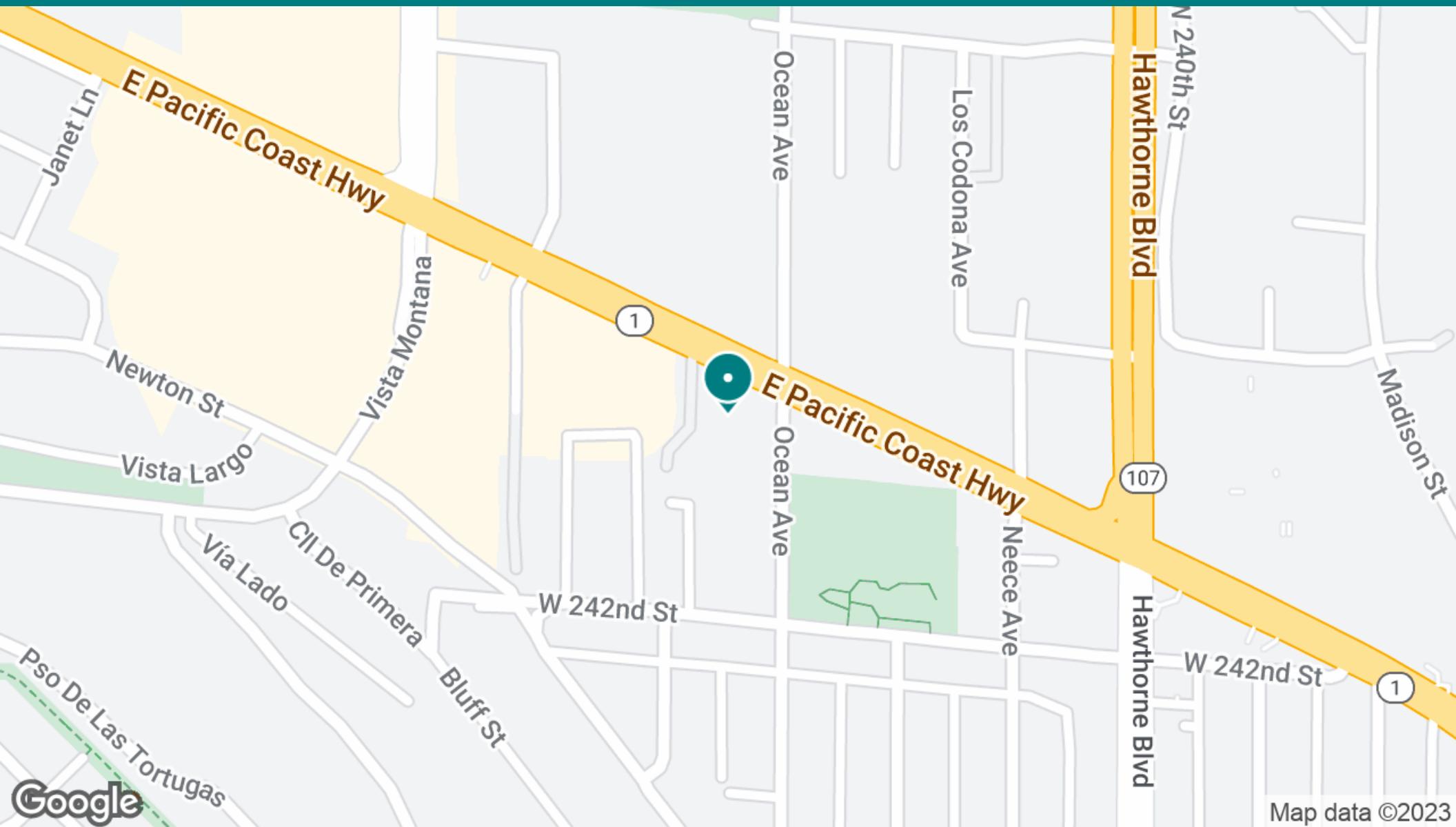
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# LOCATION MAP

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Map data ©2023

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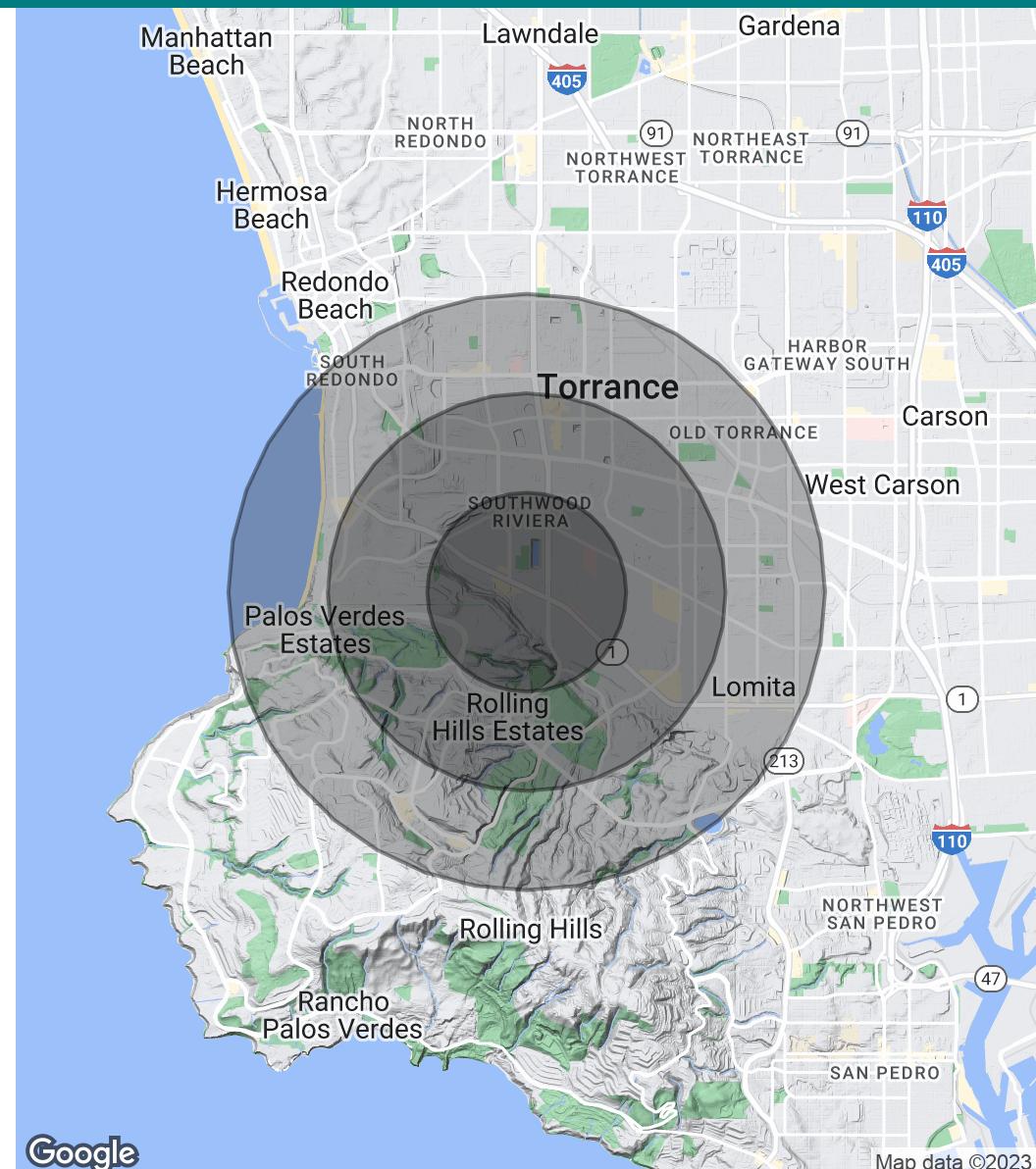
## DEMOGRAPHICS MAP &amp; REPORT

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BROCHURE | PAGE 5

POPULATION	1 MILE	2 MILES	3 MILES
Total Population	19,547	66,560	164,348
Average Age	41.4	43.0	42.1
Average Age (Male)	40.8	42.0	41.1
Average Age (Female)	42.3	44.3	42.9
HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total Households	7,578	25,975	64,928
# of Persons per HH	2.6	2.6	2.5
Average HH Income	\$105,122	\$110,496	\$107,180
Average House Value	\$793,465	\$779,777	\$783,875

\* Demographic data derived from 2020 ACS - US Census



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