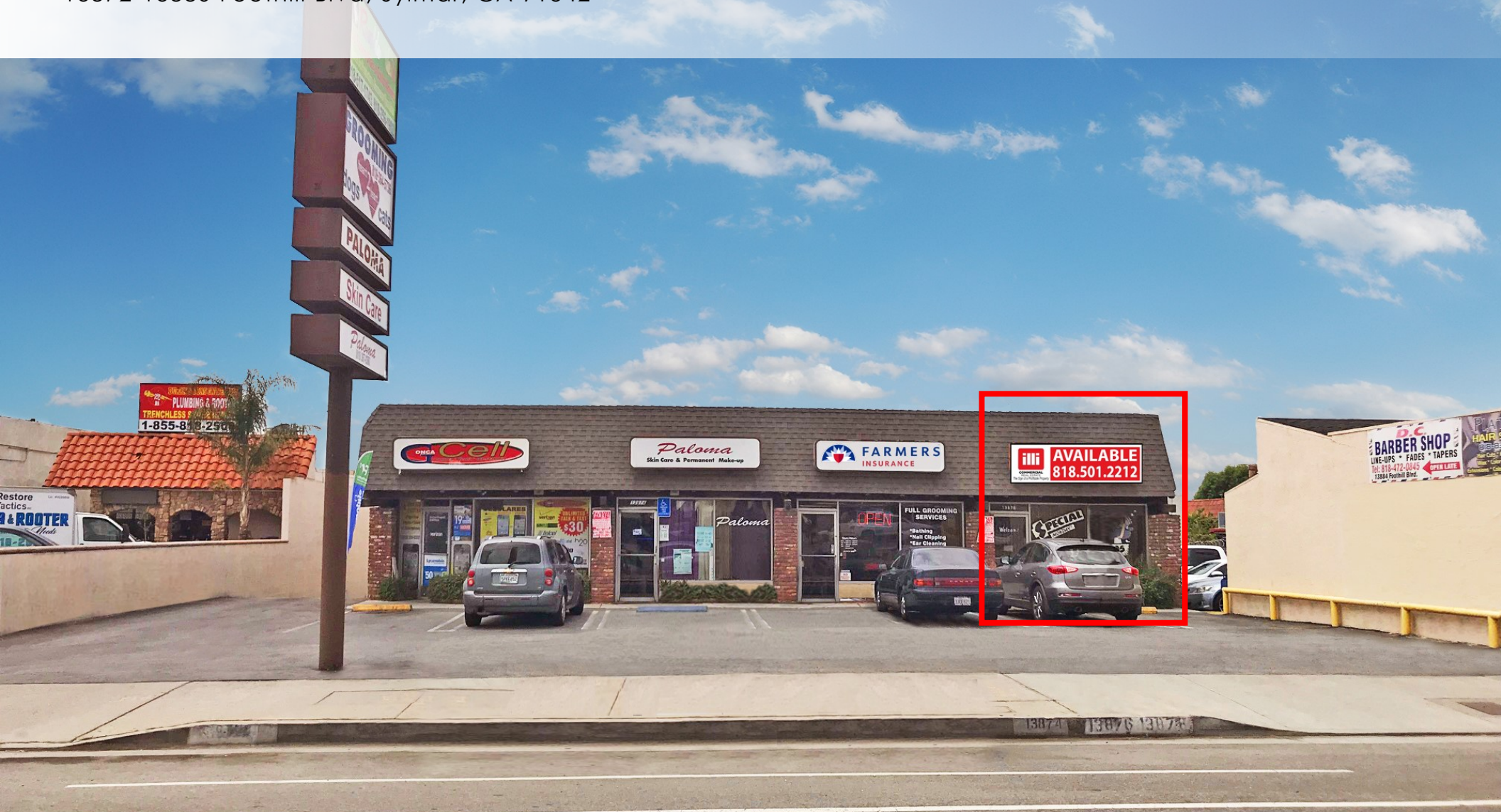


RETAIL SPACE AVAILABLE IN SYLMAR

13872-13880 Foothill Blvd, Sylmar, CA 91342



CALEB MORRISSON (818) 697-9364

caleb@illicre.com · DRE#02137816

17547 Ventura Blvd., Ste. 304 · Encino CA 91316 · 818.501.2212/Phone · 818.501.2202/Fax · www.illicre.com · DRE #01834124

This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage are approximate. References to neighboring retailers are subject to change, and may not be adjacent to the vacancy being marketed either prior to, during, or after leases are signed. Lessee must verify the information and bears all risk for any inaccuracies.

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PROPERTY FEATURES

- Convenient 210 access
- Highly visible shopping center with great signage
- Onsite parking

AREA AMENITIES

- Heavy traffic on Foothill Blvd
- Next door to busy Vallarta Supermarket
- Walking distance to USA Fitness Super Center
- Other nearby major retailers include: Starbucks, US Bank, Rite Aid, AT&T, Chase Bank, Vons, Harbor Freight, Subway and Boost Mobile

AVAILABLE SPACE

- Suite 13878: Approximately 990 SF

DEMOS	1 Mile	3 Mile	5 Mile
Population	35,735	142,014	300,488
Avg. HH Income	\$55,300	\$660,892	\$63,656
Daytime Pop	4,682	41,974	67,656
Traffic Count	± 20,580 cars per day		



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Nearby National Retailers



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