

# Pico & Bundy

12121 W Pico Boulevard, Los Angeles, CA 90064

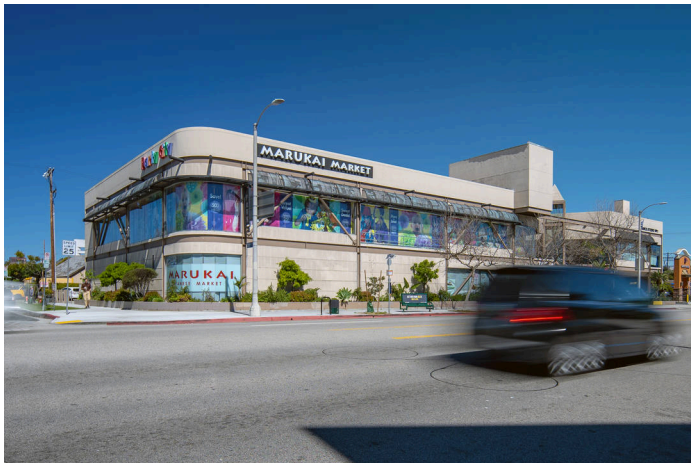
## Property Highlights

31,009 Gross Leasable Area

0.81 Total Acres

585,181 5 Mile Population

- A 31,009 square foot shopping center benefiting from the high street traffic of Pico Boulevard and Bundy Drive which are both major commuter arteries.
- Located off the 10 and 405 freeways and the Metro Expo Line.
- Draws from a population within a 5-mile radius of 585,000 with an average household income of \$146,000.



## Demographics

	1-Mile	3-Mile	5-Mile
Population	31,413	344,758	585,181
Households	14,572	162,900	266,519
Avg HH Income	\$120,525	\$134,964	\$146,065

Source: Esri, 2020

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## Current Tenants

1	Marukai Market	12,952 SF	110	Dance Studio No 1	4,800 SF
105	Cornerstone Music Conserv...	3,280 SF			

## Available/Coming Soon

101	Available	9,977 SF
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