



FOR LEASE
900 - 3,970 SF

PRIME HUNTINGTON PARK RETAIL SPACE

3006 E. FLORENCE AVENUE | HUNTINGTON PARK | CA 90255

RETAIL PROPERTY USES	TREMENDOUS SIGNAGE	NEW CONSTRUCTION	VERY WALKABLE 86 WALK SCORE	STRONG DEMOGRAPHICS	HEAVY TRAFFIC COUNT

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 COMMERCIAL REAL ESTATE, INC.

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3006 E. Florence Avenue | Huntington Park | CA 90255

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PROPERTY HIGHLIGHTS:

- Prime Retail Center
- High-Image Newer Construction
- Excellent Frontage
- Prime Visibility with Excellent Signage
- 900 SF to 3,970 SF
- Ideal for Multiple Uses

DTLA



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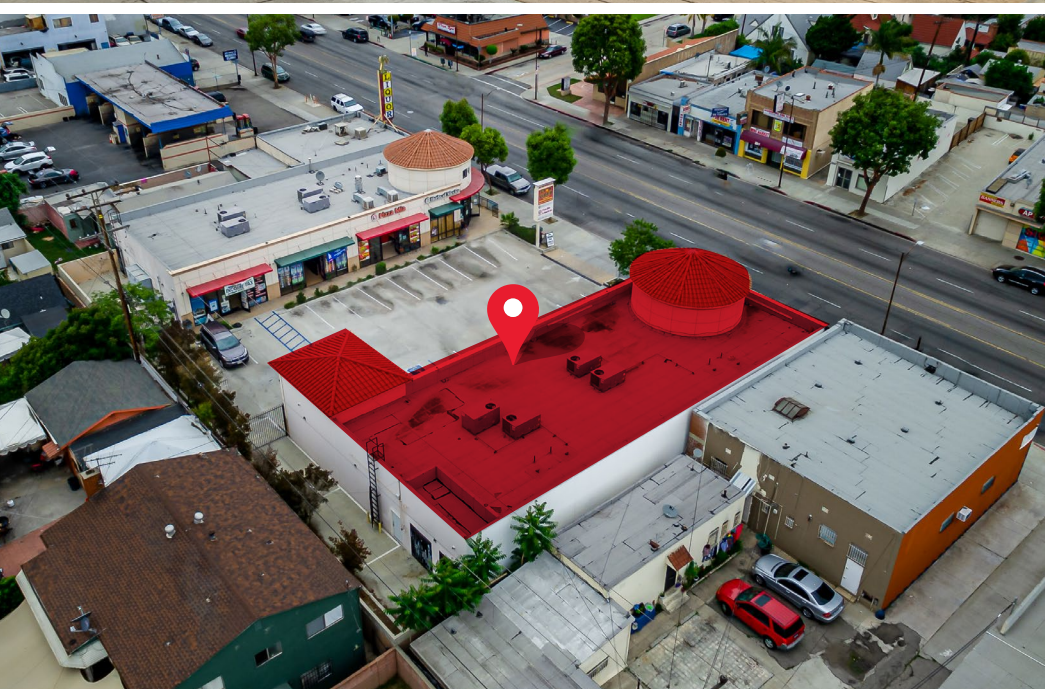
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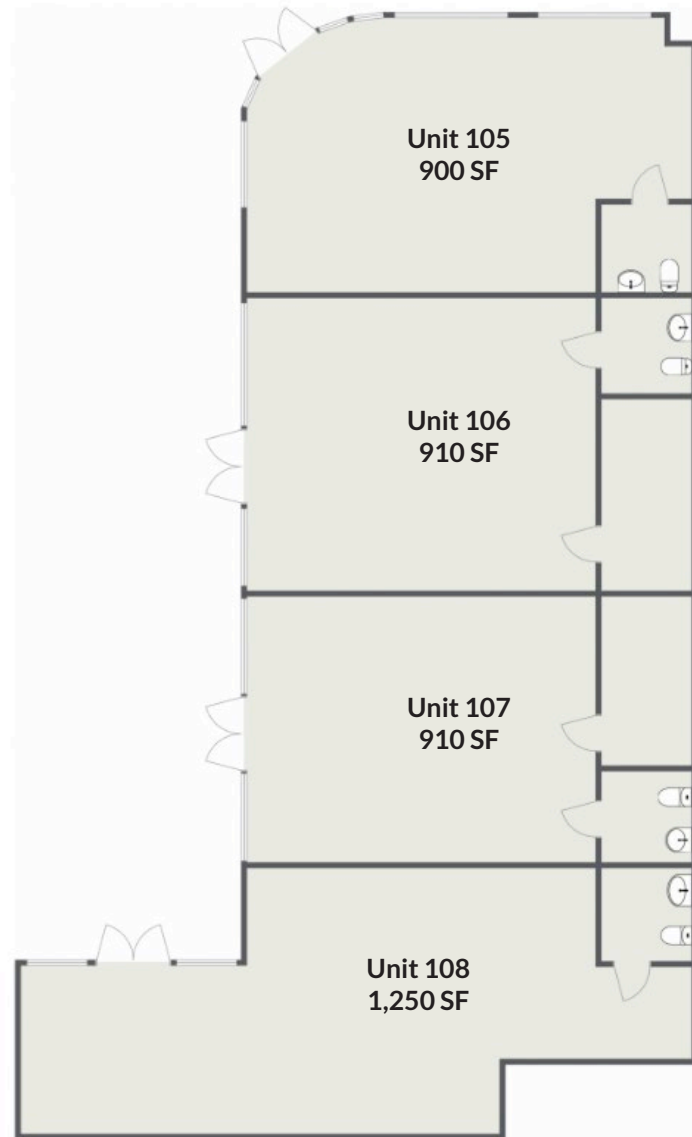
LOCATION HIGHLIGHTS

- Located in Prime Huntington Park Area
- Excellent Foot and Traffic Counts
- Strong Demographics
- Centered Around other Amenities and National Branded Retailers and Restaurants
- Excellent Freeway Access





FLOOR PLAN



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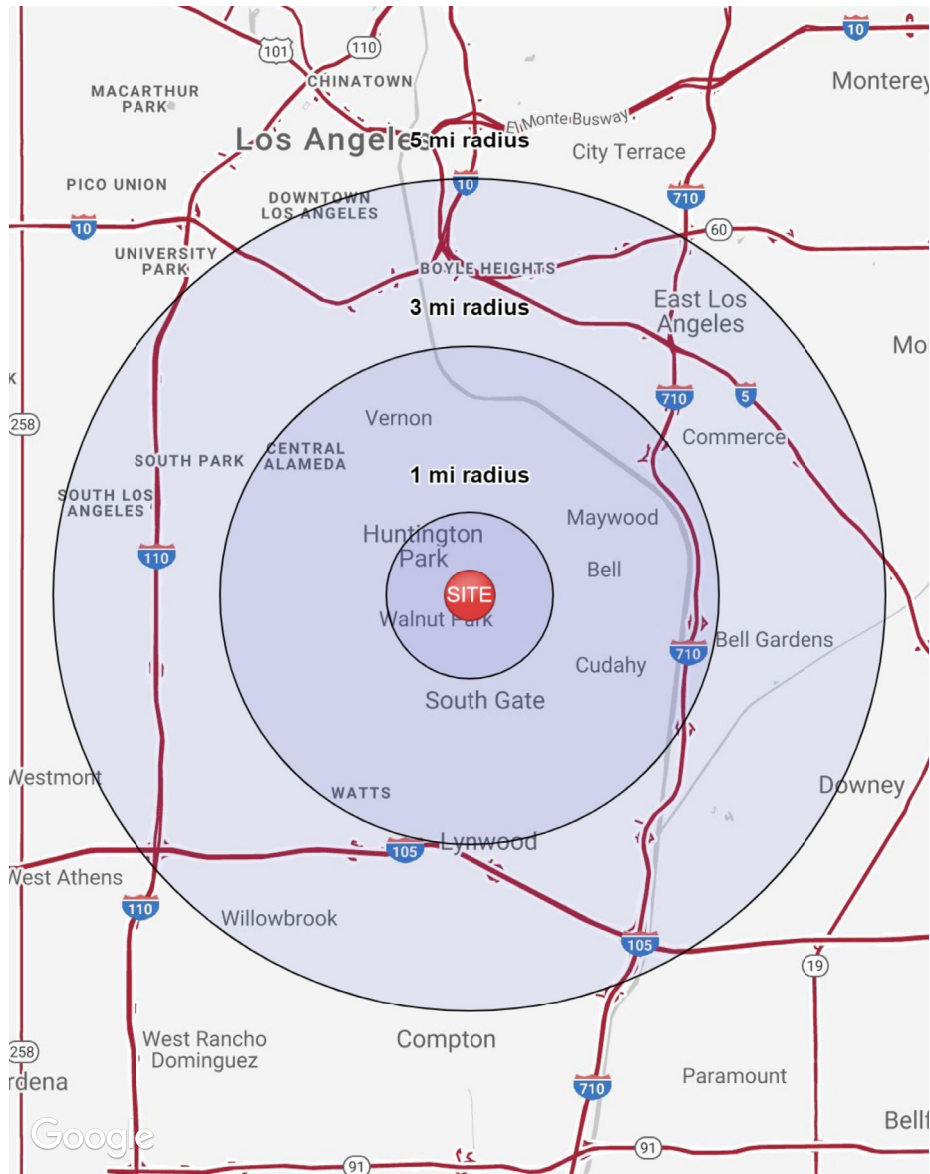
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DEMOGRAPHICS



POPULATION	1 MILE	3 MILES	5 MILES
Estimated Population (2019)	68,860	409,098	1,081,272
Projected Population (2024)	68,949	410,819	1,089,455



HOUSEHOLD INCOME	1 MILE	3 MILES	5 MILES
Estimated Average Household Income (2019)	\$57,211	\$55,795	\$56,442
Projected Average Household Income (2024)	\$66,551	\$65,274	\$65,741
Projected Annual Change (2019-2024)	\$9,340 3.3%	\$9,479 3.4%	\$9,299 3.3%



DAYTIME DEMOGRAPHICS (2018)	1 MILE	3 MILES	5 MILES
Total Businesses	1,788	10,527	31,962
Total Employees	9,764	99,176	273,732
Adj. Daytime Demographics Age 16 Years or Over	31,193	225,443	614,327

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