

FOOD USE LOCATION IN ASUZA, STATER BROTHERS ANCHORED - FOR LEASE

1135 E ALOSTA AVE, AZUSA, CA 91702



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ASSET GROUP



PRIME ENDCAP LOCATION IN ASUZA, STATER BROTHERS ANCHORED - FOR LEASE

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Highlights

- Approx. 1,300 SQFT In-Line Former Food Use
- Busy Shopping Center
- Tremendous Visibility
- Ample Parking
- Co Tenants; Stater Brothers, American General, Subway, Marie Calendars, Little Caesars, Postal Annex, 85°C Bakery Cafe

Area Amenities

- Signalized Intersection with Excellent Traffic Counts
- Block away from Azusa College
- Surrounded by Major Retailers
- Chase Bank, LA Fitness
- Major Thoroughfare, Trade Area
- 1-Mile AVG HH Income: \$63,717
- 2-Mile Population: 90,799
- 2-Mile Employees: 24,093
- Estimated 42,800 CPD

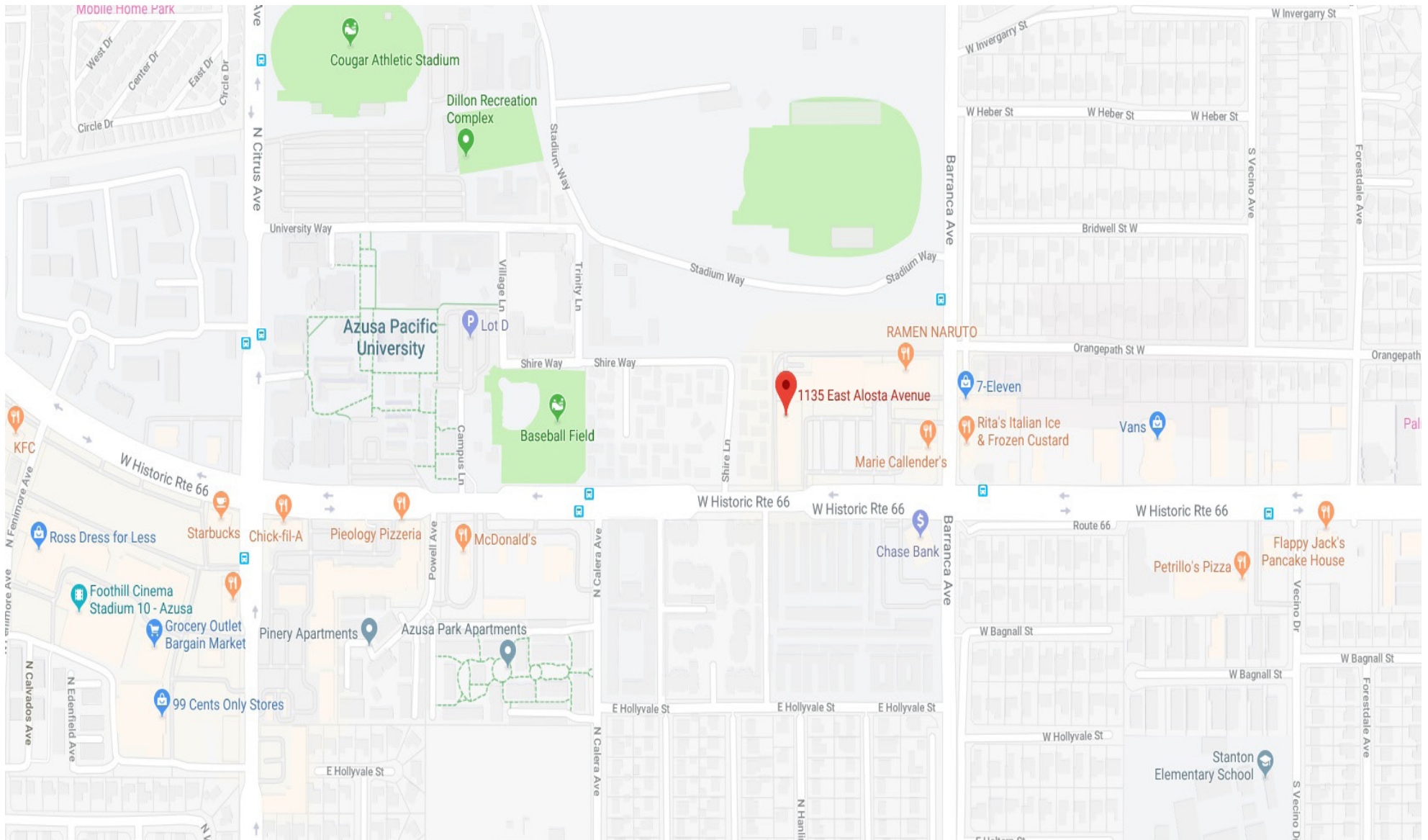
ADDITIONAL PHOTOS

1135 E ALOSTA AVE, AZUSA, CA 91702



MAP

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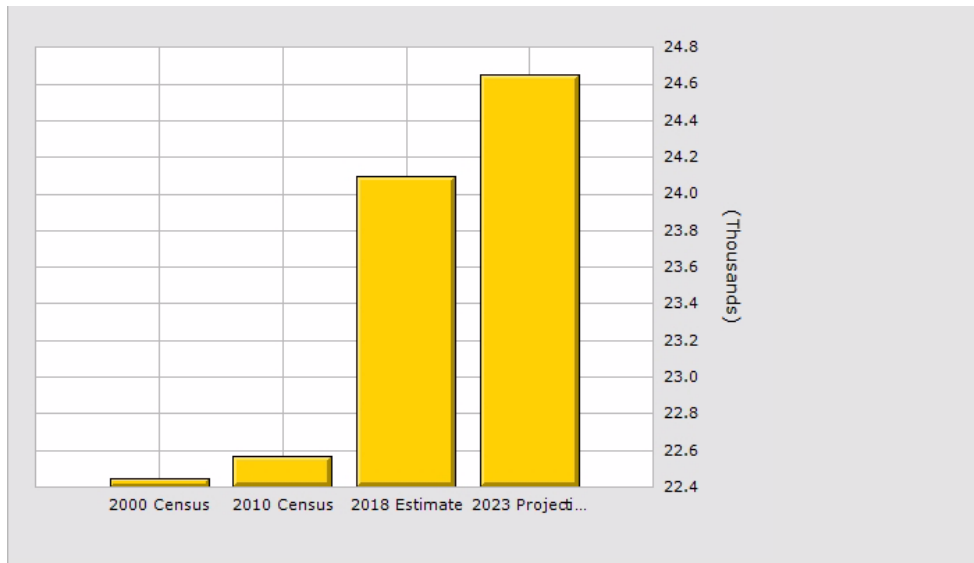
AERIAL

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DEMOGRAPHICS

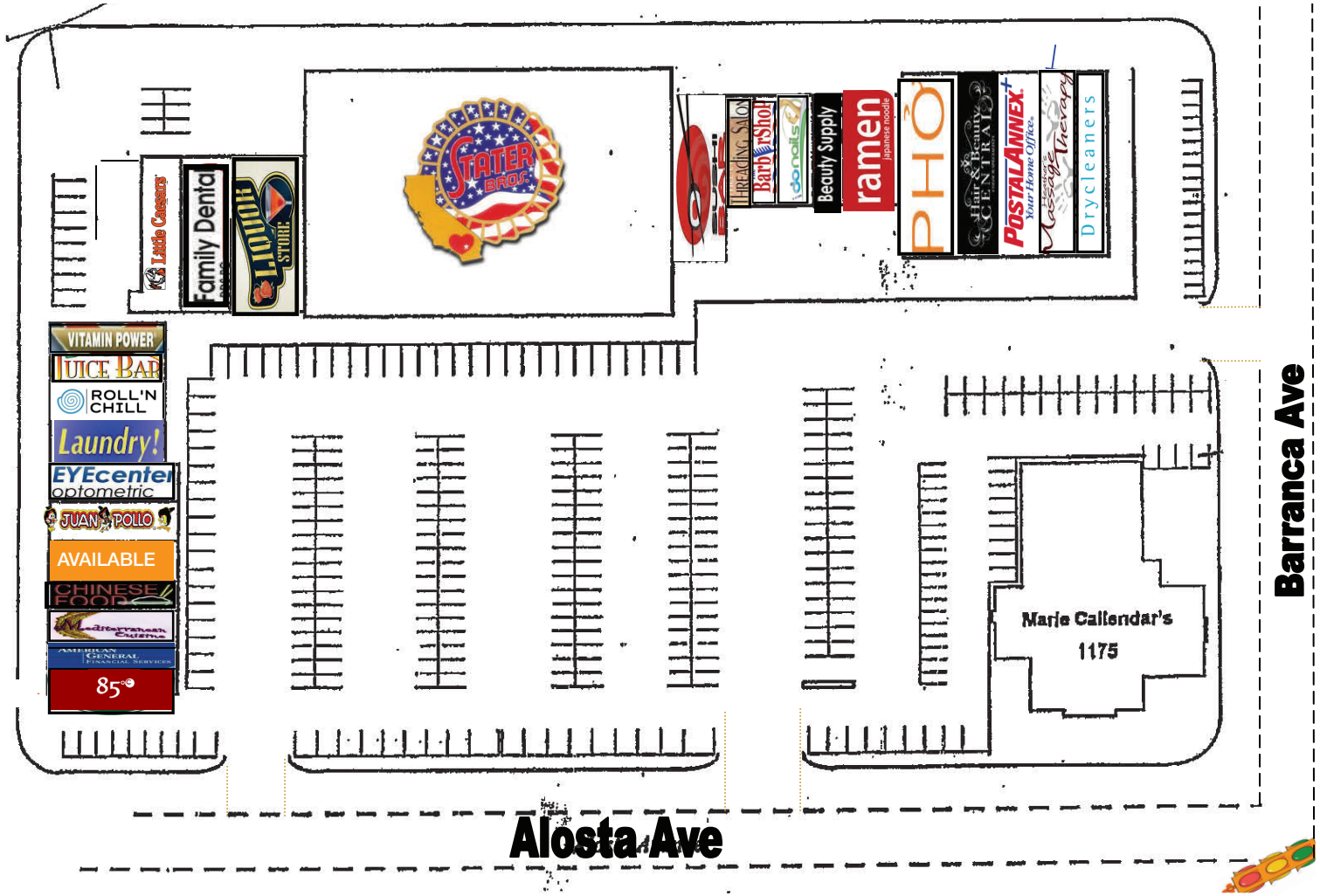
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	1 Mile	2 Mile	3 Mile
Population			
2018 Total Population:	24,093	90,799	156,597
2023 Population:	24,647	92,672	159,724
Pop Growth 2018-2023:	2.30%	2.06%	2.00%
Average Age:	35.00	36.00	36.90
Households			
2018 Total Households:	6,812	26,612	47,294
HH Growth 2018-2023:	2.85%	2.19%	2.03%
Median Household Inc:	\$63,717	\$65,048	\$70,684
Avg Household Size:	3.10	3.20	3.20
2018 Avg HH Vehicles:	2.00	2.00	2.00
Housing			
Median Home Value:	\$427,326	\$443,260	\$450,925
Median Year Built:	1963	1963	1964

SITE PLAN

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For more information, please call.



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