CBM
CENTERS
BUSINESS
MANAGEMENT

FOR LEASE
JOIN COFFEE BEAN AND FLAME BROILER!

FREE STANDING
ENDCAP POSITION AVAILABLE

FOR LEASE
818 380-9966

COLLEGE PLAZA

GLENDALE COMMUNITY COLLEGE

FLAME ● BROILER®
SIMPLY HEALTHY

The Coffee Bean & Tea Leaf

1500 CANADA BLVD | GLENDALE, CA 91208
FEATURES + AMENITIES

- 1,125 SF AVAILABLE NEXT TO COFFEE BEAN AND FLAME BROILER

- POTENTIAL FOR RESTAURANT OR RETAIL USERS

- DIRECTLY ACROSS FROM GLENDALE COLLEGE'S 19,000 STUDENTS AND FACULTY

- OPEN WINDOW LINE DIRECTLY FACING THE COLLEGE ALONG N. VERDUGO

- SHARED PATIO AVAILABLE
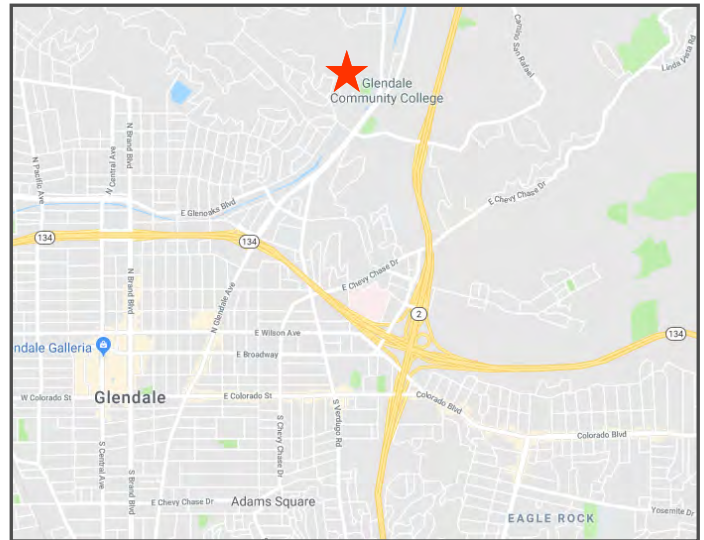
- SHOPPING CENTER IS LOCATED AT THE MIDPOINT OF THE SKYBRIDGE CON-

EXCLUSIVELY REPRESENTED BY

DAVE O'CONNELL
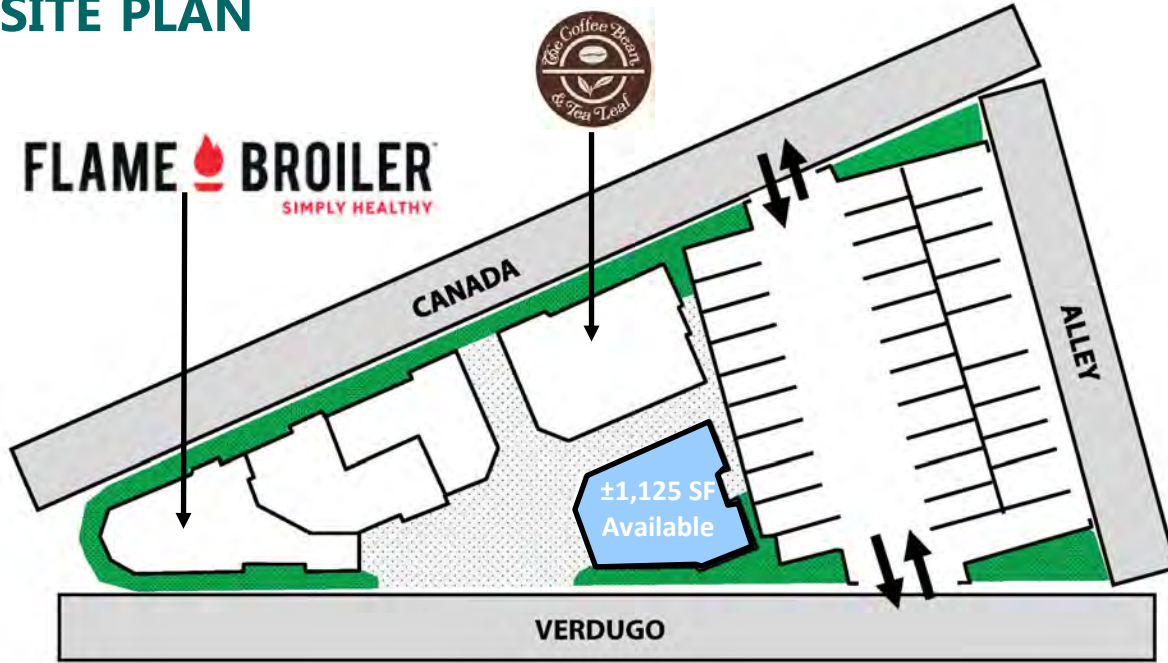CA REAL ESTATE LIC #1398651
818.380.9966 x332

ZAC RYBURN
CA REAL ESTATE LIC #02009969
818.380.9966 x331

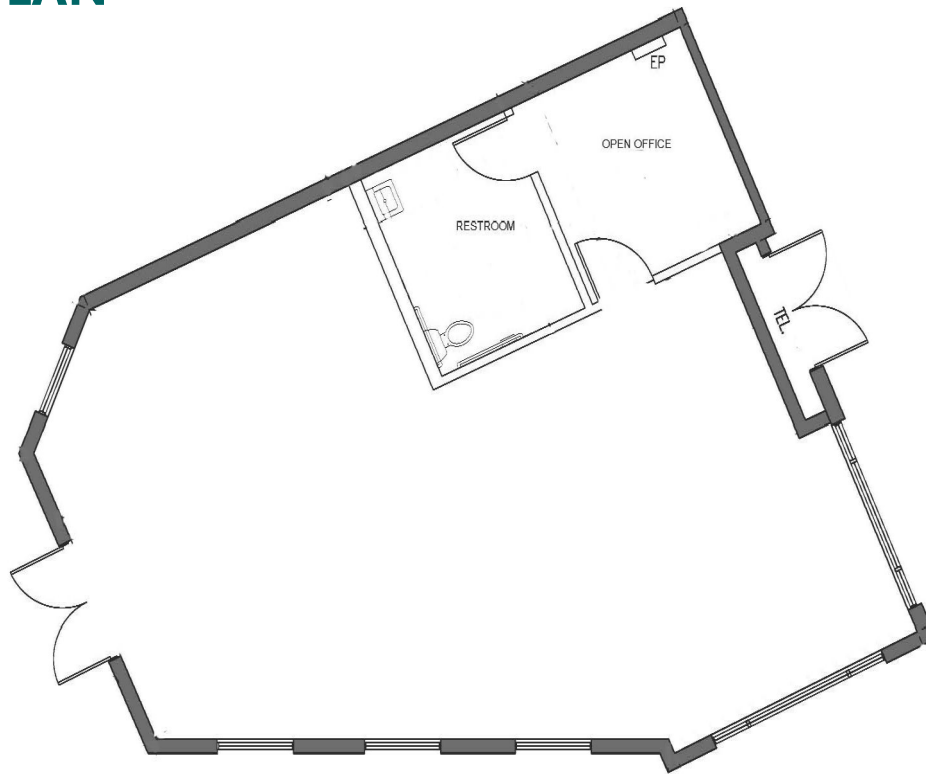| DEMOGRAPHICS SNAPSHOT	1-MILE	3-MILE	5-MILE
POPULATION	12,747	180,826	486,679
AVG HH INCOME	$150,957	$100,884	$97,853

17030 VENTURA BLVD #200
ENCINO, CA 91316

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OVERVIEW
1500 CANADA BLVD | GLENDALE, CA 91208

SITE PLAN

FLAME BROILER SIMPLY HEALTHY

CANADA

The Coffee Bean & Tea Leaf

ALLEY

±1,125 SF Available

VERDUGO

FLOOR PLAN

EP

OPEN OFFICE

RESTROOM

TEL

DAVE O'CONNELL | 818.380.9966 x332 | DAVE@CBM1.COM

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AERIAL PHOTO

1500 CANADA BLVD | GLENDALE, CA 91208

GLENDALE COMMUNITY COLLEGE

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FOR LEASE

PUBLIC PARKING
(frequented by students)

PUBLIC PARKING
(frequented by students)

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17030 ventura Blvd #200
encino, ca 91316

VANILLA SHELL INTERIOR

EXTERIOR ENTRANCE

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	1 mile(s)	3 mile(s)	5 mile(s)
Population: 2017A			
Total Population	12,747	180,826	486,679
Female Population	51.98%	52.63%	51.61%
Male Population	48.02%	47.37%	48.39%
Population Density	4,057	6,394	6,196
Population Median Age	47.2	43.7	40.4
Employed Civilian Population 16+	6,650	87,776	231,404
% White Collar	80.4%	72.4%	67.8%
% Blue Collar	19.6%	27.6%	32.2%
Total Q2 2017 Employees	2,834	77,477	199,155
Total Q2 2017 Establishments*	422	10,135	22,622
Population Growth 2000-2010	0.11%	-0.94%	-1.02%
Population Growth 2017A-2022	3.18%	1.16%	0.46%
Income: 2017A			
Average Household Income	$150,957	$100,884	$97,853
Median Household Income	$100,171	$62,267	$61,667
Per Capita Income	$57,045	$39,075	$35,618
Avg Income Growth 2000-2010	40.49%	40.35%	41.72%
Avg Income Growth 2017A-2022	13.39%	13.87%	13.99%
Households: 2017A			
Households	4,816	69,701	175,990
Average Household Size	2.64	2.57	2.72
Hhld Growth 2000-2010	-2.18%	0.87%	1.85%
Hhld Growth 2017A-2022	3.34%	1.93%	1.92%
Housing Units: 2017A			
Occupied Units	4,816	69,701	175,990
% Occupied Units	99.19%	97.80%	97.63%
% Vacant Housing Units	0.81%	2.20%	2.37%
Owner Occ Housing Growth 2000-2010	-1.69%	0.69%	2.04%
Owner Occ Housing Growth 2000-2022	1.92%	1.51%	4.21%
Owner Occ Housing Growth 2017A-2022	3.70%	1.38%	1.27%
Occ Housing Growth 2000-2010	-2.18%	0.87%	1.85%
Occ Housing Growth 2010-2022	8.26%	7.81%	7.87%
Occ Housing Growth 2017A-2022	3.34%	1.93%	1.92%
Race and Ethnicity: 2017A			
% American Indian or Alaska Native Population	0.16%	0.30%	0.53%
% Asian Population	18.71%	19.82%	17.00%
% Black Population	1.01%	1.40%	4.29%
% Hawaiian or Pacific Islander Population	0.03%	0.06%	0.07%
% Multirace Population	4.58%	4.86%	5.16%
% Other Race Population	2.50%	6.17%	13.69%
% White Population	72.99%	67.38%	59.26%
% Hispanic Population	11.78%	18.14%	33.41%
% Non Hispanic Population	88.22%	81.86%	66.59%

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