



**For Lease**  
310.275.8222



## END-CAP SPACE ON BUSY CARSON INTERSECTION FOR LEASE

600 W SEPULVEDA BLVD, CARSON, CA 90745

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## ON THE CORNER OF SEPULVEDA BLVD & FIGUEROA ST - SIGNALIZED INTERSECTION

600 W SEPULVEDA BLVD, CARSON, CA 90745

### Features

- Approximately 1,100 SF End-Cap Available
- Large Signage Facing East & West Bound Traffic on Sepulveda Blvd
- Amazing Visibility from the Street
- Situated on a Busy Signalized Intersection
- Part of an Established Retail Corridor
- Pole Sign Opportunity

### Area Amenities

- Prime Carson Location with Excellent Street Exposure
- Immediately Adjacent to the On/Off Ramps for the 110 Freeway
- Outstanding Auto Traffic Comps
- Across from Target and Home Depot
- 1 Mile Population: 24,000
- 1 Mile Av. Income: \$95,000

## MAP

600 W SEPULVEDA BLVD, CARSON, CA 90745





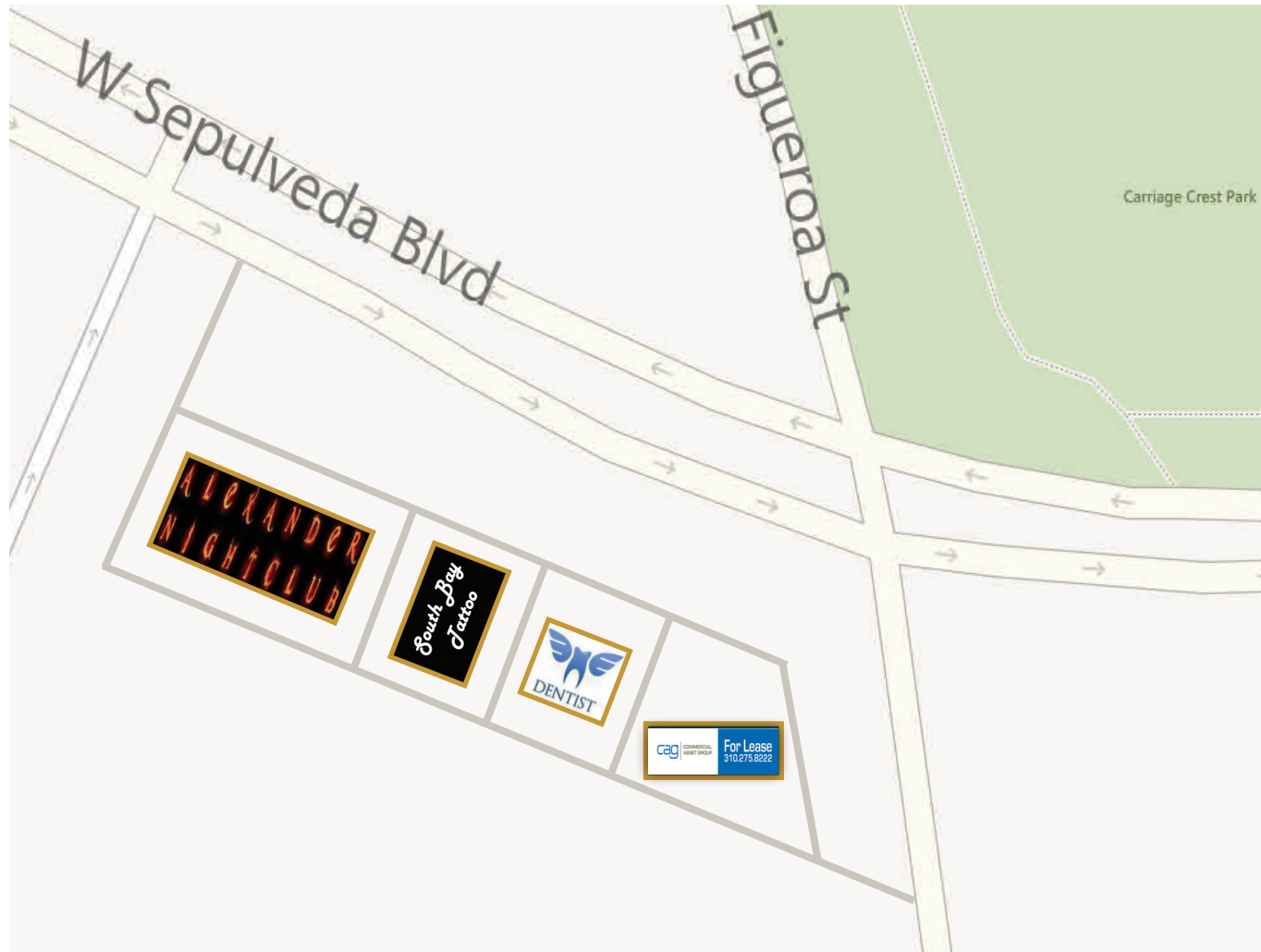
# AERIAL

600 W SEPULVEDA BLVD, CARSON, CA 90745



## SITE PLAN

600 W SEPULVEDA BLVD, CARSON, CA 90745



## DEMOGRAPHICS

600 W SEPULVEDA BLVD, CARSON, CA 90745

	1 mile(s)	3 mile(s)	5 mile(s)
<b>Population: 2015B</b>			
Total Population	24,306	227,225	445,245
Female Population	51.27%	50.72%	51.22%
Male Population	48.73%	49.28%	48.78%
Population Density	7,736	8,036	5,668
Population Median Age	41.1	36.0	38.4
Employed Civilian Population 16+	11,201	99,525	197,526
% White Collar	60.1%	53.1%	58.4%
% Blue Collar	39.9%	46.9%	41.6%
Total Employees	5,839	85,822	239,031
Total Establishments*	605	7,710	20,023
Population Growth 2000-2010	1.77%	4.01%	3.01%
Population Growth 2015B-2020	2.27%	1.66%	1.61%
<b>Income: 2015B</b>			
Average Household Income	\$95,250	\$77,820	\$86,907
Median Household Income	\$74,114	\$58,391	\$62,645
Per Capita Income	\$29,316	\$24,226	\$28,767
Avg Income Growth 2000-2010	47.44%	41.39%	38.08%
Avg Income Growth 2015B-2020	15.49%	16.50%	15.86%
<b>Households: 2015B</b>			
Households	7,446	70,089	146,093
Average Household Size	3.23	3.20	3.00
Hhld Growth 2000-2010	1.21%	3.39%	2.70%
Hhld Growth 2015B-2020	1.81%	1.80%	1.96%
<b>Housing Units: 2015B</b>			
Occupied Units	7,446	70,089	146,093
% Occupied Units	99.61%	98.48%	98.52%
% Vacant Housing Units	0.39%	1.52%	1.48%
Owner Occ Housing Growth 2000-2010	2.42%	4.22%	3.12%
Owner Occ Housing Growth 2000-2020	6.06%	7.22%	6.56%
Owner Occ Housing Growth 2015B-2020	1.74%	1.53%	1.46%
Occ Housing Growth 2000-2010	1.21%	3.39%	2.70%
Occ Housing Growth 2010-2020	4.57%	5.86%	6.24%
Occ Housing Growth 2015B-2020	1.81%	1.80%	1.96%
<b>Race and Ethnicity: 2015B</b>			
% American Indian or Alaska Native Population	0.77%	0.80%	0.67%
% Asian Population	32.59%	22.38%	23.50%
% Black Population	9.95%	6.29%	9.59%
% Hawaiian or Pacific Islander Population	2.24%	1.45%	1.23%
% Multirace Population	6.25%	5.48%	5.58%
% Other Race Population	16.95%	25.23%	19.39%
% White Population	31.24%	38.36%	40.05%
% Hispanic Population	38.93%	52.86%	42.11%
% Non Hispanic Population	61.07%	47.14%	57.89%



For more information, please call.



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