

2ND GEN QSR FOR LEASE

MLK BLVD AND BULLIS RD.

3791 MARTIN LUTHER KING JUNIOR BOULEVARD | LYNNWOOD, CA 90262



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LEASING

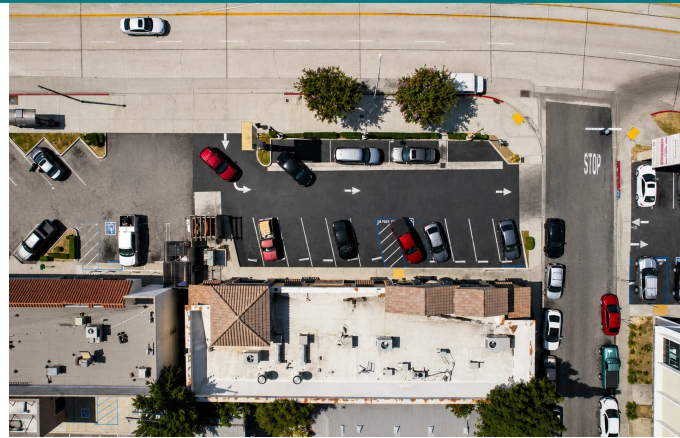
BROKERAGE

INVESTMENTS

FEATURES & AMENITIES

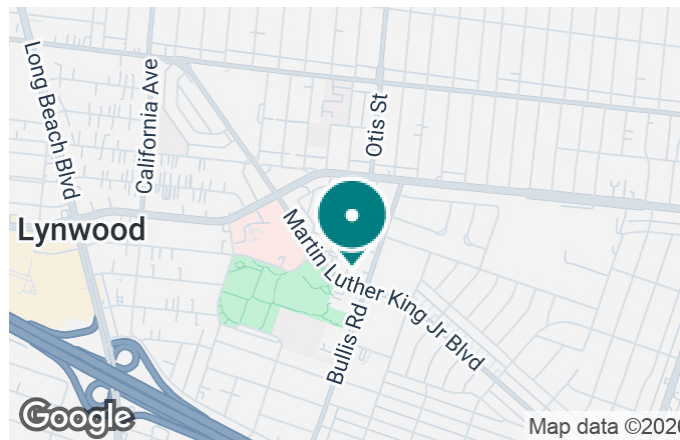
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FEATURES & AMENITIES

- Former Wing Time restaurant
- Existing FF&E Included with Lease
- Existing ±20' Hood
- Floor drains
- Three-compartment sink
- Additional prep sinks
- Existing water heater
- Across from El Super
- Across from Lynwood Community Center
- Signalized intersection
- Excellent street visibility
- Monument signage available
- Dense infill trade area
- Strong daytime and evening traffic
- Convenient access to I-105 and I-710 Freeways



NEIGHBORING RETAILERS



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	10,747	96,215	248,365
Total Population	44,609	371,870	930,756
Average HH Income	\$93,321	\$81,764	\$85,416

EXCLUSIVELY REPRESENTED BY

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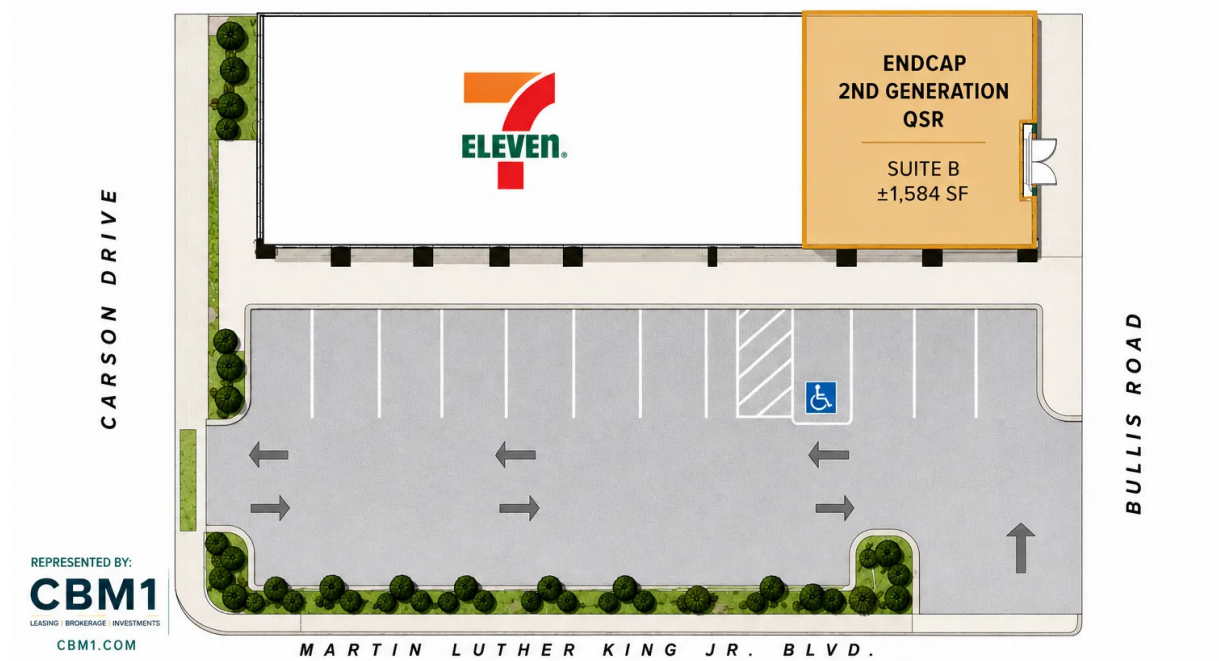
LEASE SPACES

MLK BLVD AND BULLIS RD. | 3791 MARTIN LUTHER KING JUNIOR BOULEVARD, LYNWOOD, CA 90262

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ENDCAP 2ND GENERATION QSR AVAILABLE

3791 MARTIN LUTHER KING JR. BLVD., LYNWOOD, CA 90262



All information furnished regarding property for sale or lease is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions, prior sale, lease or withdrawal without notice. All sizes are approximate.

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION	VIDEO
3791-B	Available	1,584 SF	NNN	\$2.85 SF/month	2nd Generation Restaurant Space	View Here

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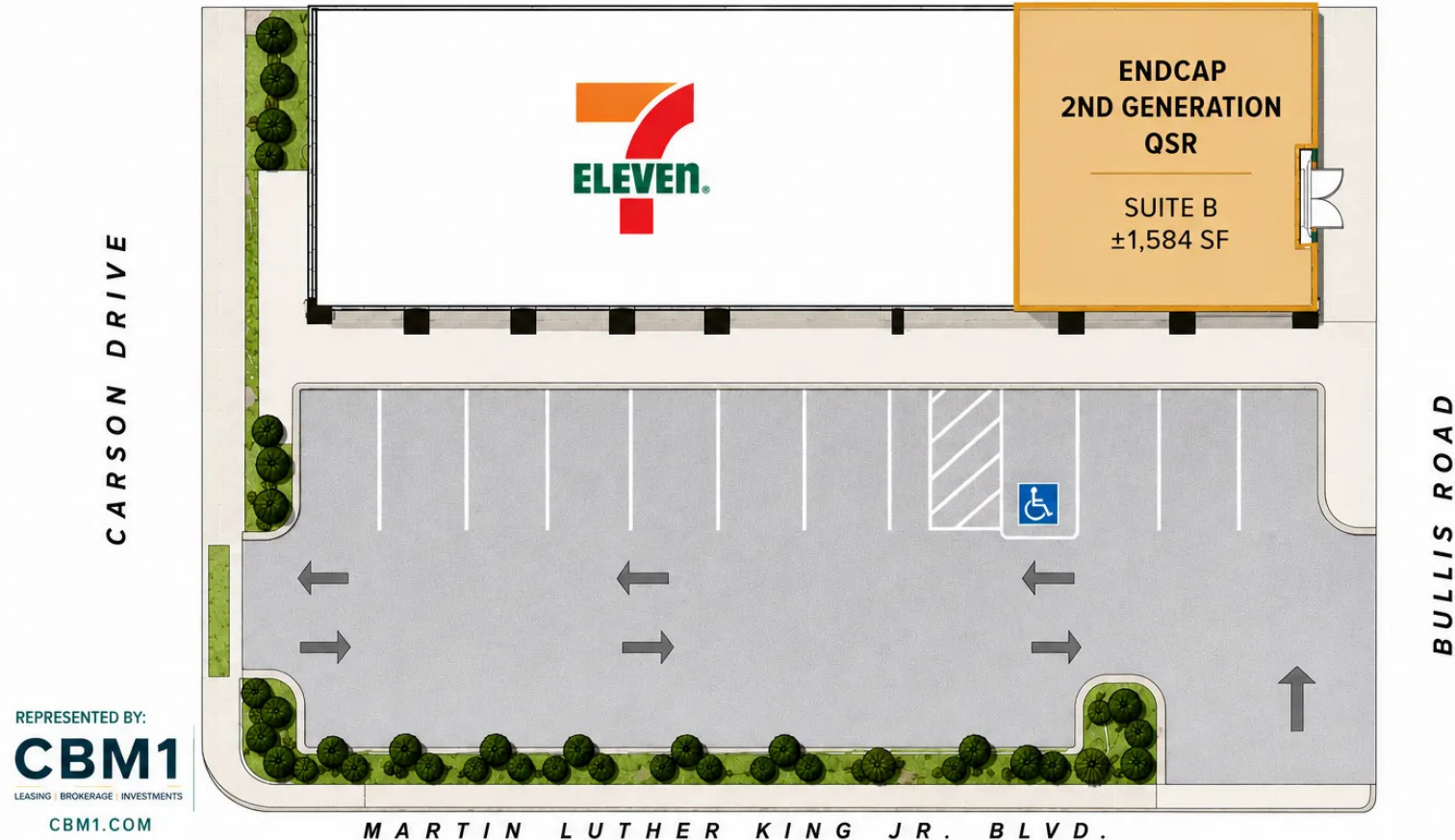
SITE PLANS

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ADDITIONAL PHOTOS

MLK BLVD AND BULLIS RD. | 3791 MARTIN LUTHER KING JUNIOR BOULEVARD, LYNWOOD, CA 90262

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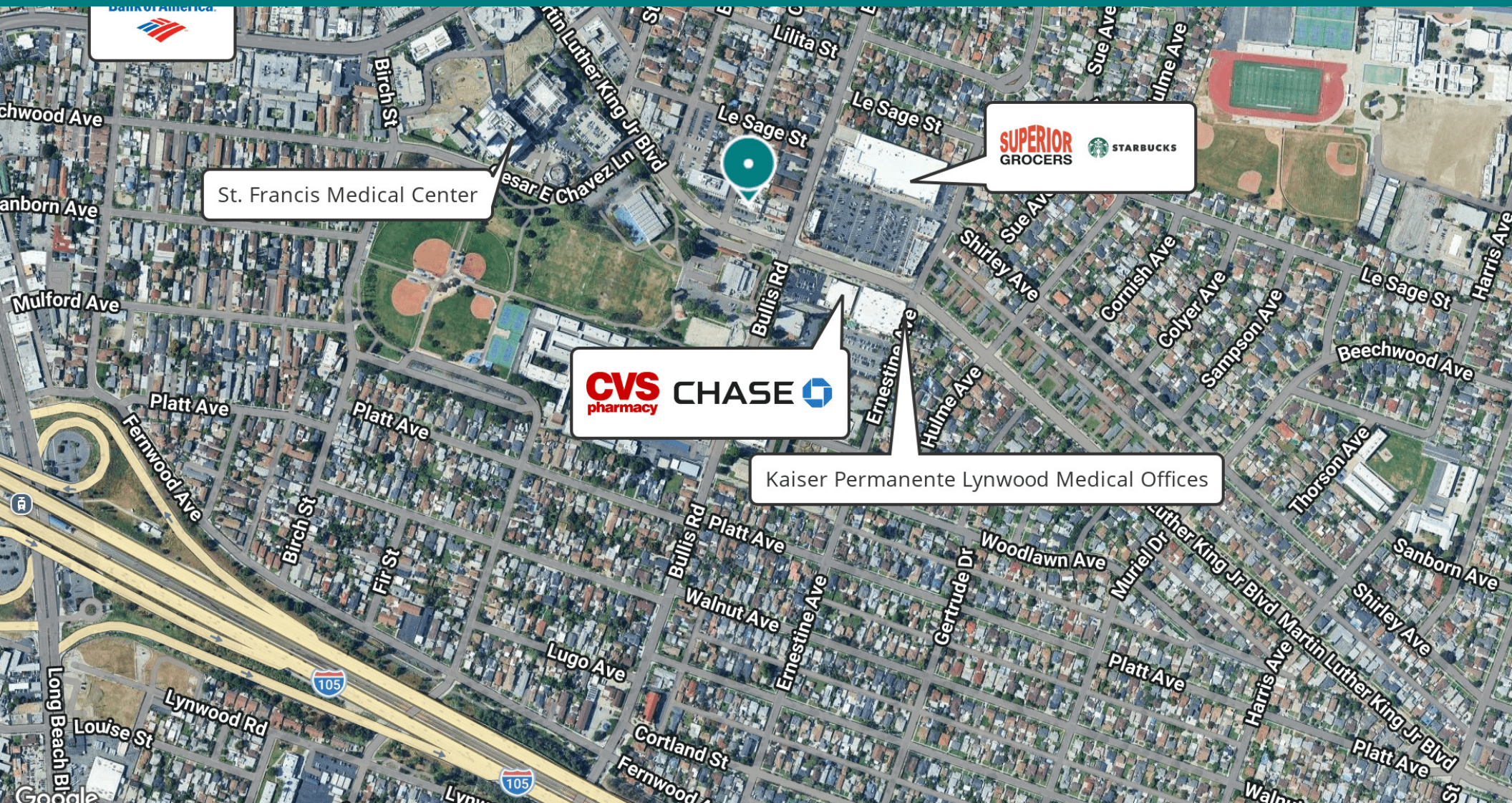
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RETAILER MAP

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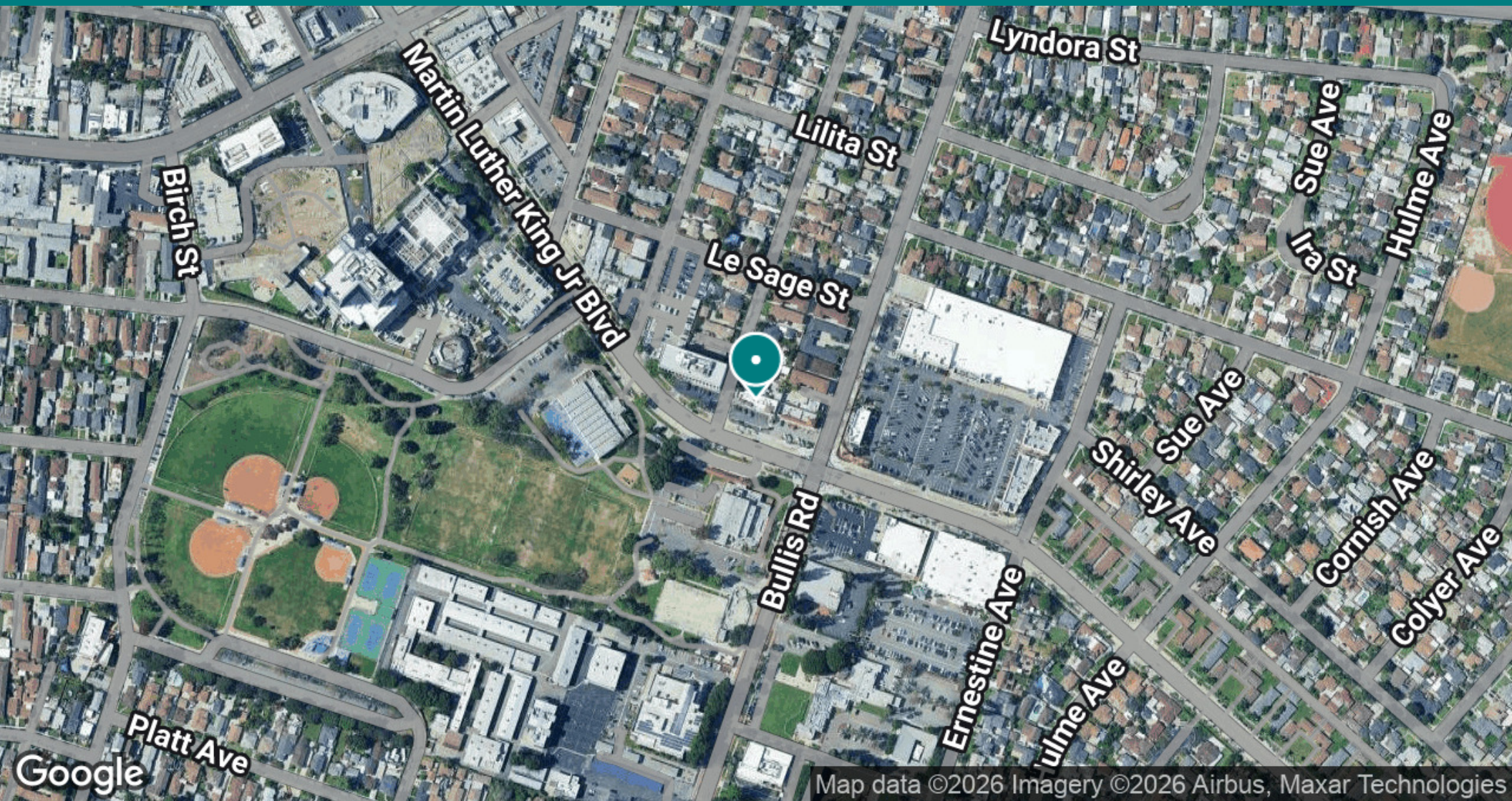
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LOCATION MAP

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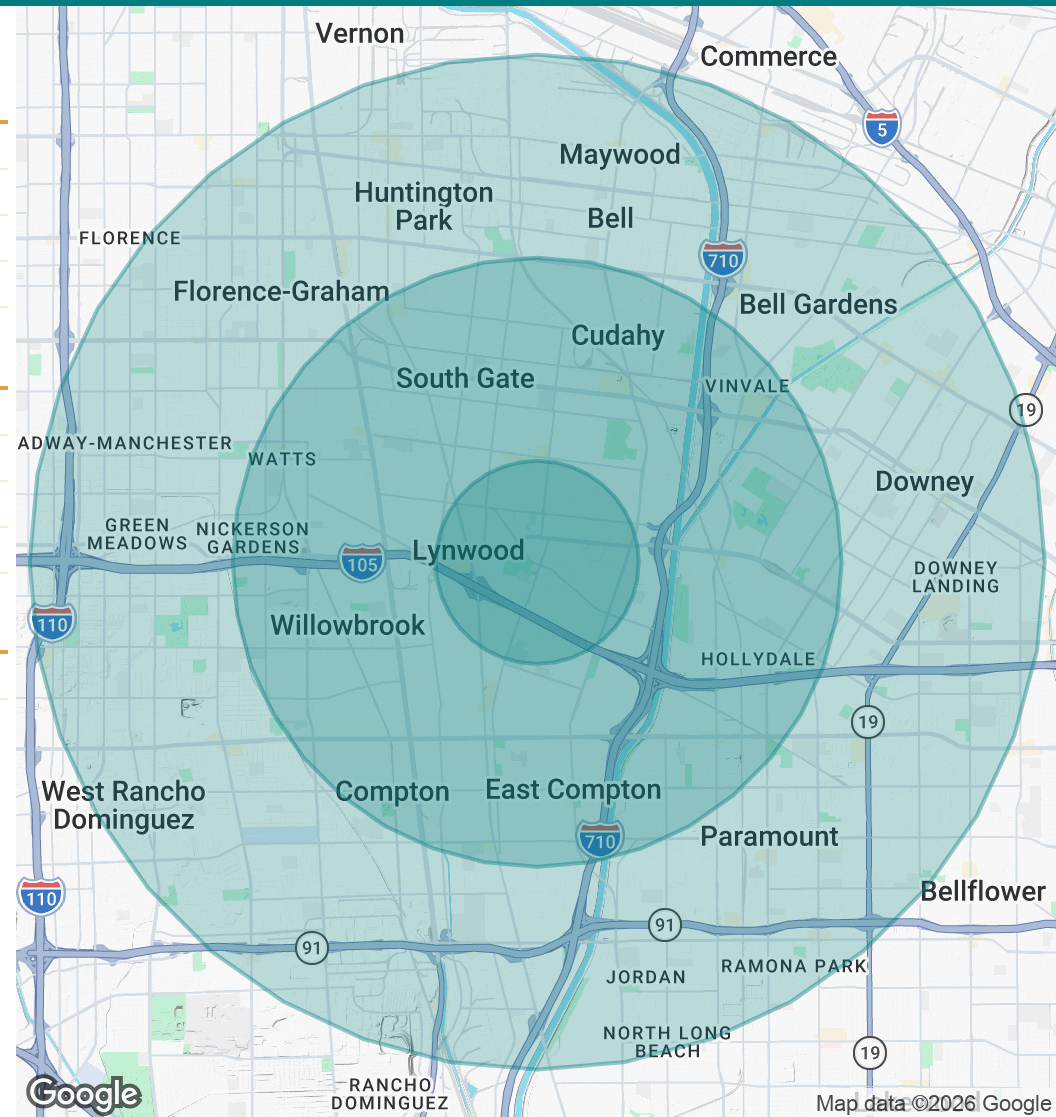
DEMOGRAPHICS MAP & REPORT

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	44,609	371,870	930,756
Average Age	34.9	33.5	33.9
Average Age (Male)	33.7	32.7	32.9
Average Age (Female)	36.2	34.4	35.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	10,747	96,215	248,365
# of Persons per HH	4.2	3.9	3.7
Average HH Income	\$93,321	\$81,764	\$85,416
Average House Value	\$665,620	\$588,189	\$583,525
ETHNICITY (%)	1 MILE	3 MILES	5 MILES
Latino	90.3%	87.2%	82.2%

2023 American Community Survey (ACS)



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MEET THE TEAM

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