

WESTFIELD CULVER CITY

±300,000 VEHICLES  
Average Daily Traffic



5921  
CENTER DRIVE

HHLA


HOWARD HUGHES PKWY

# 5921 CENTER DRIVE

±1,666 SF Retail for Lease in The Q Playa Apartments

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\$4  
RENT PSF/MO

\$1  
NNN PSF/MO





*±1,666 SF retail space on ground floor of prominent apartment building - The Q Playa*

#### PROPERTY OVERVIEW

ADDRESS	5921 Center Drive Los Angeles, CA 90045
AVAILABLE SPACE	±1,666 SF
RENTAL RATE	\$4 PSF
LEASE TYPE	NNN
LEASE TERM	Negotiable

#### SPACE HIGHLIGHTS

±600 apartment units in immediate area

Located next to HHLA and access to Westfield Culver City on Sepulveda Blvd

12 dedicated parking spaces on-site

Potential for prominent 405 Freeway signage  
±300,000 vehicles per day

**\*CONTACT BROKER FOR MORE DETAILS**

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# DEMOGRAPHICS

## POPULATION

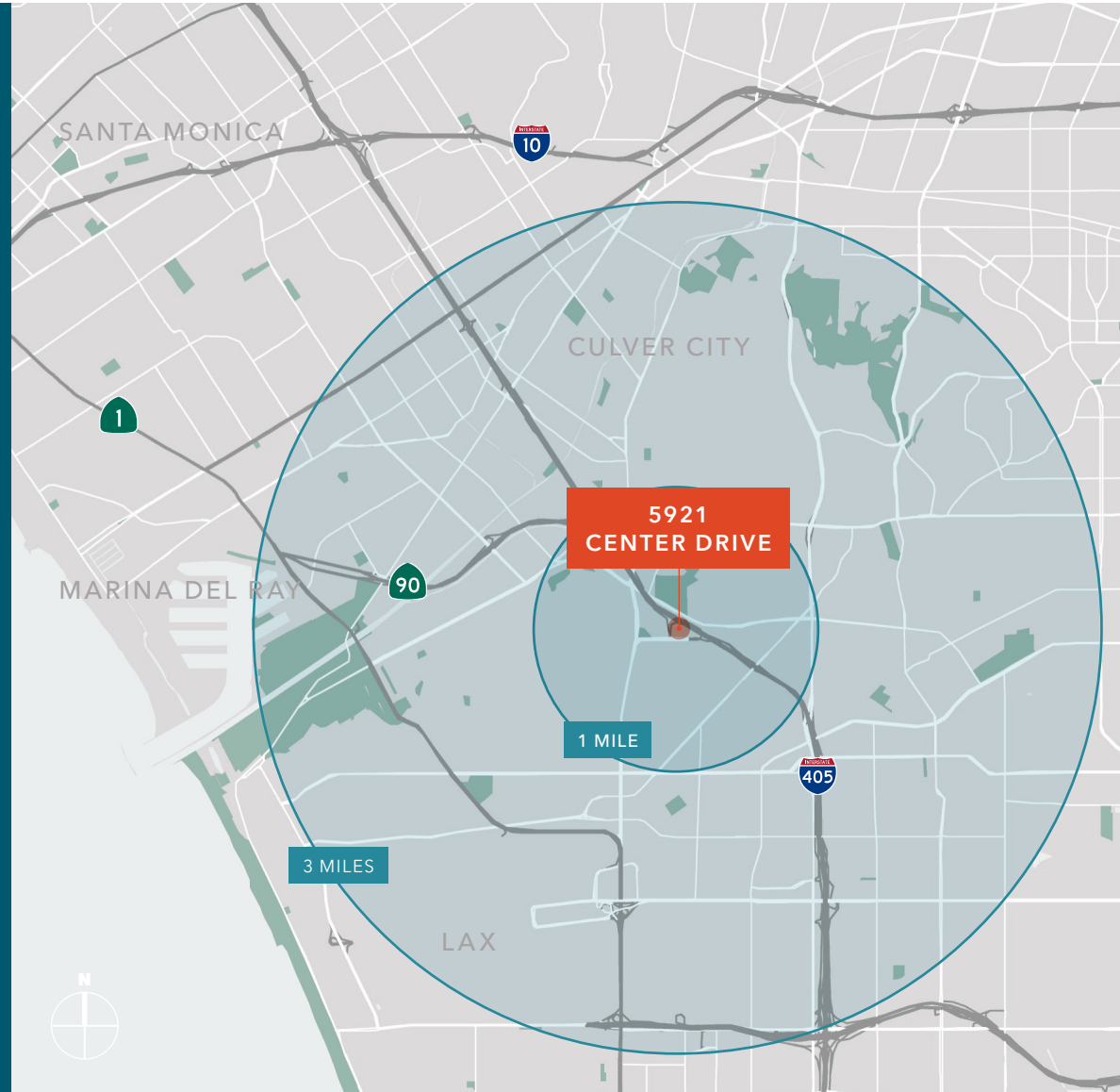
	.5 Mile	1 Mile	3 Miles
2025 POPULATION	9,526	27,769	217,750
2030 PROJECTION	9,524	27,304	207,866
2025 DT POPULATION	12,403	33,125	190,351
2025 MEDIAN AGE	40.1	41.4	39.4

## HOUSEHOLDS & INCOME

	.5 Mile	1 Mile	3 Miles
2025 HOUSEHOLDS	4,510	12,673	87,714
2030 HH PROJECTIONS	4,666	12,872	86,079
AVG HH INCOME	\$172,180	\$186,492	\$159,124
MEDIAN HH INCOME	\$124,889	\$133,782	\$114,795

## EDUCATION

	.5 Mile	1 Mile	3 Miles
EST ASSOCIATE DEGREE	6%	6.2%	6.3%
EST BACHELOR DEGREE	42.6%	41%	34.2%
EST GRADUATE DEGREE	26.8%	27.5%	24%



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