

Available: ±3,405 SF very rare vacancy in a retail center
Lomita Towne Plaza • 2408-2418 W. Lomita Blvd. • Lomita CA 90717



David Singh, Ph.D. | Owner | 602-380-8080 | david.singh@PruthiProperties.com
Ki Kim | Solidon Property Management | 310-800-7004 | ki@SolidonCorp.com

Highlights



- This 15,900 square feet retail center is located on the SWC of Lomita Blvd. and Pennsylvania Ave.
- Located at just one block east of the corner of Crenshaw Blvd.
- The center includes an Urgent Care, and a very popular restaurant, called Kotosh.
- The available unit was previously occupied by Planet Escape Room.
- TI allowance provided.
- Very rare vacancy in almost 30 years of ownership.
- 40,000+ VPD on Lomita Blvd/Pennsylvania Ave.
- Average Income is \$120,000+ in a 5 mile radius.

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Demographics

Population & Growth	1 Mile	3 Miles	5 Miles	10 Miles	10-minute drive
Population	20,415	190,949	463,742	1,461,768	322,175
Median Age	44	42	41	38	41
Employment	17,247	119,361	229,886	611,230	160,494
Buying Power	\$699.8M	\$6.2B	\$15.1B	\$35.2B	\$9.8B

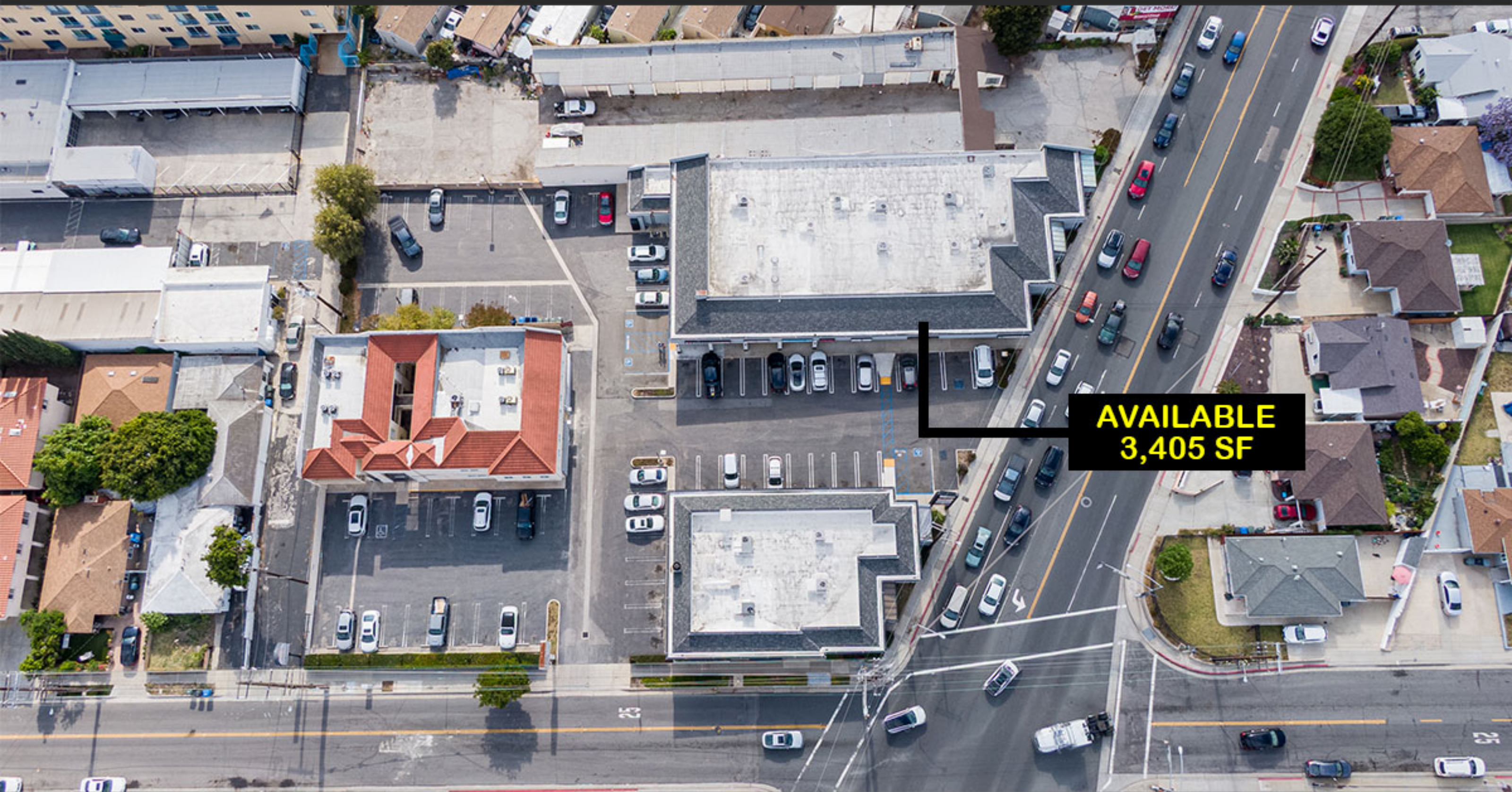
Income & Education	1 Mile	3 Miles	5 Miles	10 Miles	10-minute drive
Households	7,660	68,101	161,877	479,885	110,131
Average Household Income	\$114,319	\$116,490	\$121,162	\$101,346	\$114,632
% High Income (> \$75K)	58%	58%	59%	49%	57%
College Graduates	36.9%	38.8%	37.8%	27.9%	46.8%

Housing	1 Mile	3 Miles	5 Miles	10 Miles	10-minute drive
Median Home Value	\$763,406	\$767,961	\$792,063	\$699,940	\$765,888
Median Year Built	1963	1965	1965	1962	1965
Owner / Renter Occupied	59% / 41%	57% / 43%	57% / 43%	48% / 52%	56% / 44%

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Aerial View



**AVAILABLE
3,405 SF**

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