



Commercial Brokerage
www.irishcb.com

For Lease
Lawndale Drive Thru
14900 Hawthorne Blvd., Lawndale CA 90260



Charlie Cangelosi
(818) 646-6117
Charlie@irishcb.com
DRE Lic #01200981



Kevin Barry
(424) 241-2341
Kevin@irishcb.com
DRE Lic# 00881808



Site Features

- 2,756 SF Drive Thru on 21,000 Sf of land.
- Available Immediately.
- Large drive thru stack and over 30 parking apaces.
- Easy Access from from Hawthorne Blvd.
- Over 280 thousand people in a 3 mile Radius.
- Less than a mile from three (3) 405 Freeway on/off ramps.
- Adjacent QSR Tenants: Starbucks, McDonald's, Wendy's, Carl's Jr. Panda Express and many more.
- Lawndale and Leuzinger High Schools within a half mile with over 3,500 Students combined.
- High Traffic Hawthorne Blvd with over 44,000 CPD.
- Call for economic details.

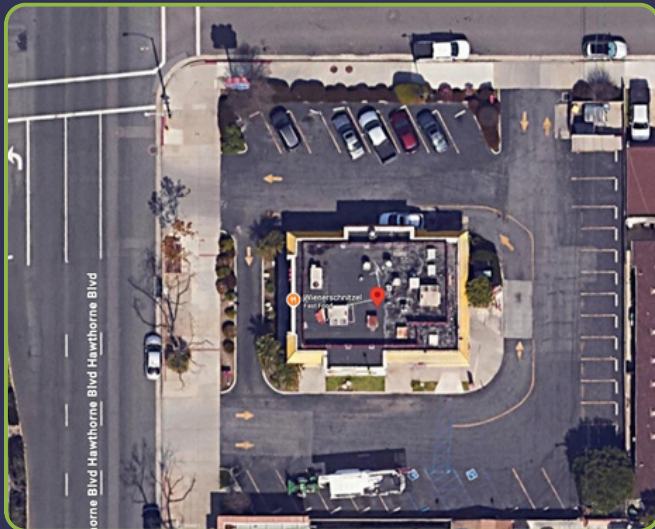


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Map Link



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Summary Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Irish Commercial Brokerage, Inc.
Lat/Lon: 33.8961/-118.3521

14900 Hawthorne Blvd Lawndale, CA 90260	1 mi radius	2 mi radius	3 mi radius
Population			
2025 Estimated Population	39,728	152,770	281,080
2030 Projected Population	37,579	143,366	265,779
2020 Census Population	41,883	159,062	291,746
2010 Census Population	42,350	155,572	285,712
Projected Annual Growth 2025 to 2030	-1.1%	-1.2%	-1.1%
Historical Annual Growth 2010 to 2025	-0.4%	-0.1%	-0.1%
2025 Median Age	36.9	37.1	38.3
Households			
2025 Estimated Households	13,159	53,866	99,278
2030 Projected Households	12,691	51,836	96,208
2020 Census Households	13,542	55,159	100,716
2010 Census Households	13,156	52,634	96,755
Projected Annual Growth 2025 to 2030	-0.7%	-0.8%	-0.6%
Historical Annual Growth 2010 to 2025	-	0.2%	0.2%
Race and Ethnicity			
2025 Estimated White	24.0%	27.4%	29.8%
2025 Estimated Black or African American	12.1%	15.8%	14.2%
2025 Estimated Asian or Pacific Islander	13.9%	15.9%	17.6%
2025 Estimated American Indian or Native Alaskan	1.9%	1.4%	1.3%
2025 Estimated Other Races	48.1%	39.4%	37.0%
2025 Estimated Hispanic	56.0%	45.5%	43.0%
Income			
2025 Estimated Average Household Income	\$113,187	\$130,151	\$146,426
2025 Estimated Median Household Income	\$92,754	\$100,553	\$110,070
2025 Estimated Per Capita Income	\$37,612	\$45,974	\$51,797
Education (Age 25+)			
2025 Estimated Elementary (Grade Level 0 to 8)	14.9%	10.4%	9.9%
2025 Estimated Some High School (Grade Level 9 to 11)	10.2%	7.7%	6.8%
2025 Estimated High School Graduate	24.2%	22.1%	20.8%
2025 Estimated Some College	20.3%	19.7%	18.7%
2025 Estimated Associates Degree Only	6.6%	7.3%	7.0%
2025 Estimated Bachelors Degree Only	16.0%	21.6%	23.9%
2025 Estimated Graduate Degree	7.7%	11.2%	13.0%
Business			
2025 Estimated Total Businesses	1,788	5,443	13,433
2025 Estimated Total Employees	10,878	39,033	115,084
2025 Estimated Employee Population per Business	6.1	7.2	8.6
2025 Estimated Residential Population per Business	22.2	28.1	20.9

©2026, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 11/2025, TIGER Geography - RS1

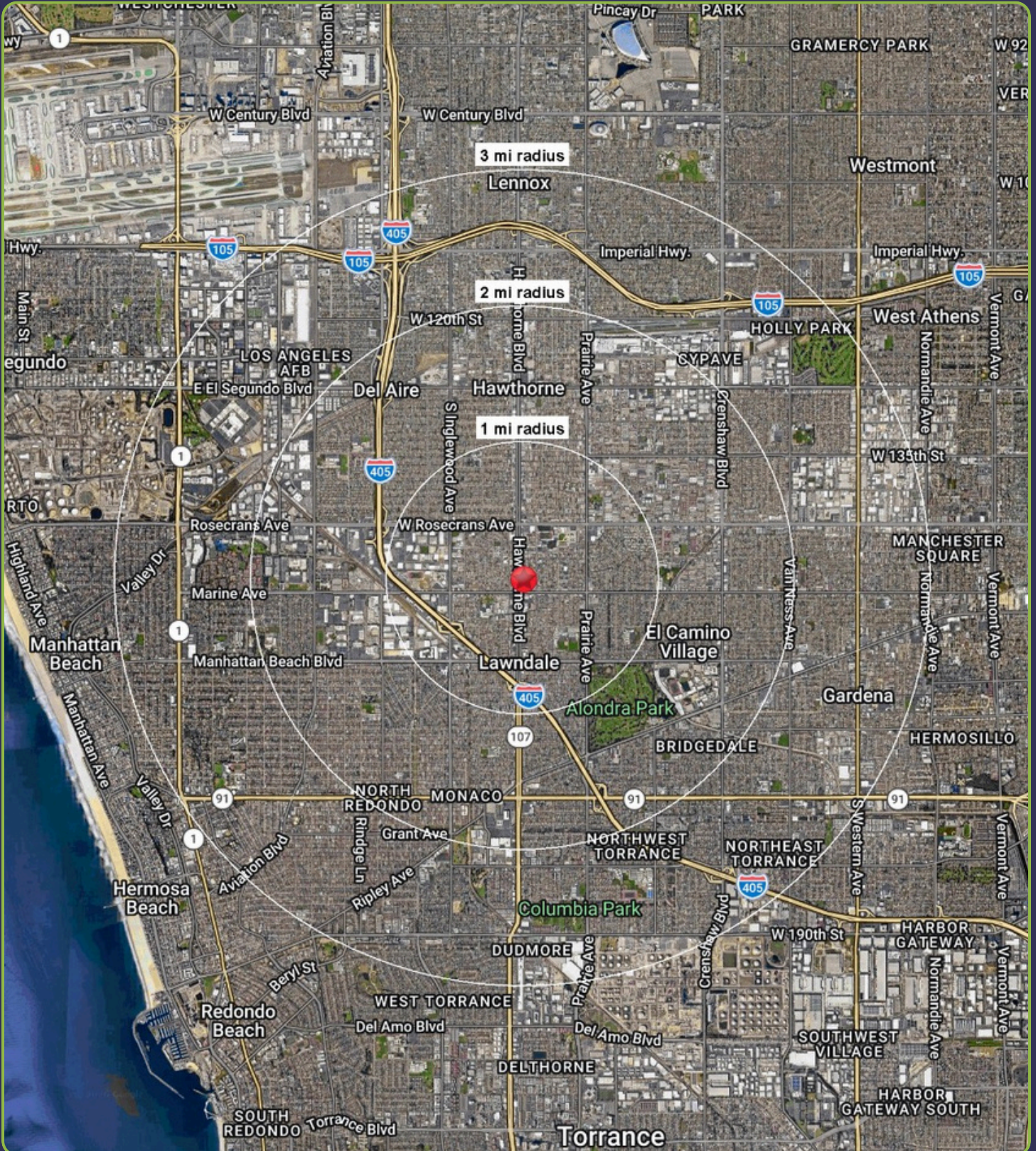
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Irish Commercial Brokerage, Inc. 2603 Maple Avenue, Manhattan Beach , CA 90266