

Northridge Park Plaza

Endcap Retail For Lease

10240 Reseda Boulevard, Northridge, CA 91324

KWP
REAL ESTATE



Available

Size	±3,228 SF
Rent	Call broker
NNN	±\$0.65 PSF/Mo.
Available	Immediately
Parking	On-site and free for customers

Features

- ▶ High traffic intersection - ±57,292 cars per day at Reseda Blvd. and Devonshire St.
- ▶ Corner identity opportunity with great signage
- ▶ Ample surface parking
- ▶ Easy and accessible ingress/egress
- ▶ 1.2 miles from Cal State Northridge (±38,310 students, 4,000 faculty)
- ▶ Population of ±22,904 within one mile
- ▶ Close proximity to national credit tenants: REI, Walgreens, LA Fitness, Coffee Bean & Tea Leaf, Chick-Fil-A, Jamba Juice, CVS, Bank of America, Crunch Fitness and more

Prospective tenants are hereby advised that all uses are subject to City approval



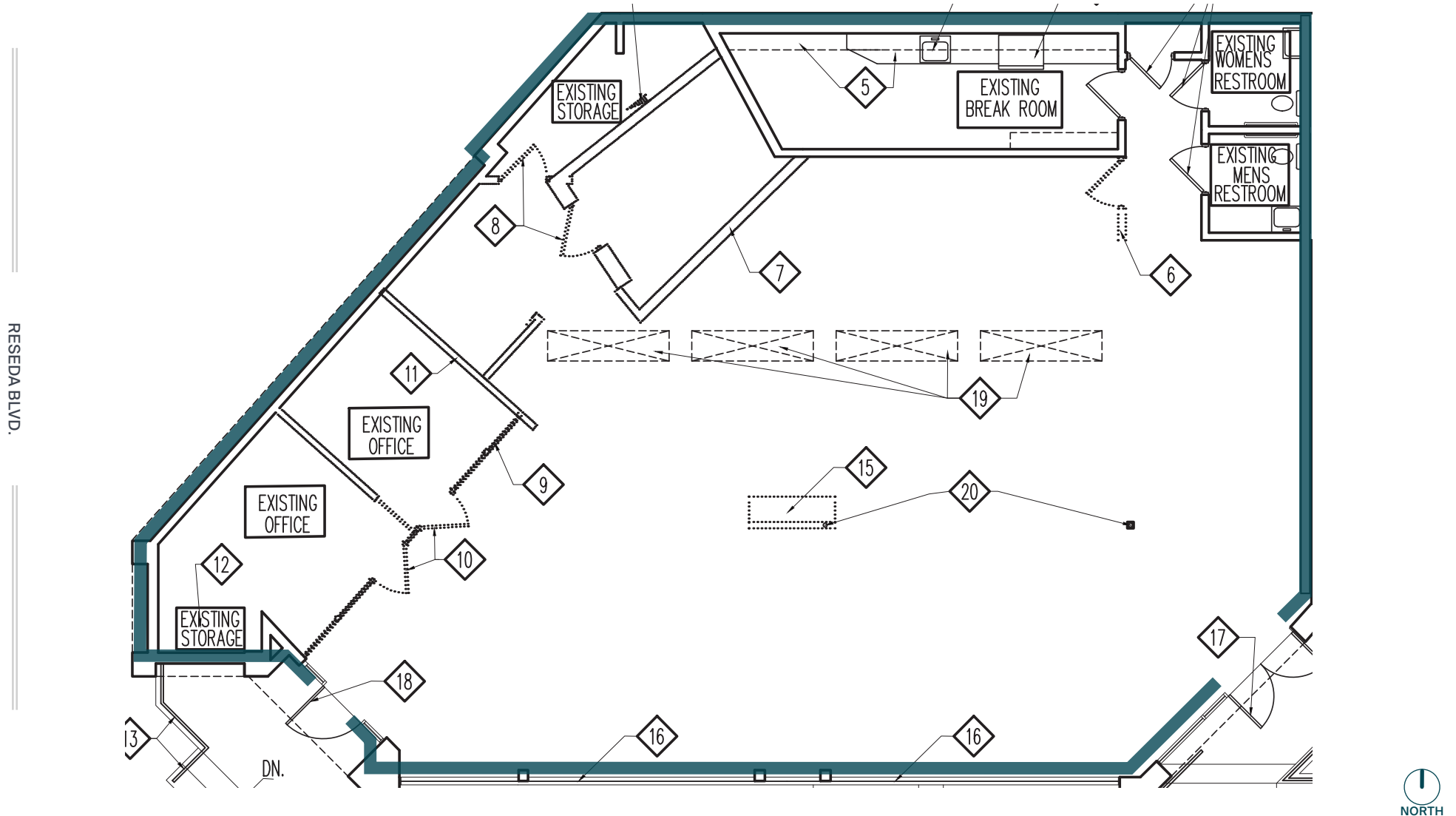
Available

±3,228 SF endcap space near the corner of Devonshire St. and Reseda Blvd.



Available

±3,228 SF endcap space near the corner of Devonshire St. and Reseda Blvd.



Immediate Vicinity

Cose proximity to major credit tenants



Northridge Profile



	0.5 Mile	1 Mile	2 Miles
POPULATION			
2026 Estimated Population	5,352	22,904	73,216
2031 Projected Population	5,096	22,081	71,405
2020 Census Population	5,252	22,093	69,556
2010 Census Population	5,046	21,952	69,624
Projected Annual Growth 2026 to 2031	-1.0%	-0.7%	-0.5%
Historical Annual Growth 2010 to 2026	0.4%	0.3%	0.3%
2026 Median Age	44.4	40.3	41.1
HOUSEHOLDS			
2026 Estimated Households	1,920	8,630	26,375
2031 Projected Households	1,838	8,346	25,868
2020 Census Households	1,939	8,618	25,769
2010 Census Households	1,787	8,177	24,615
Projected Annual Growth 2026 to 2031	-0.9%	-0.7%	-0.4%
Historical Annual Growth 2010 to 2026	0.5%	0.3%	0.4%
RACE & ETHNICITY			
2026 Estimated White	43.3%	41.1%	43.8%
2026 Estimated Black or African American	5.2%	7.0%	6.7%
2026 Estimated Asian or Pacific Islander	31.1%	25.1%	22.0%
2026 Estimated American Indian or Native Alaskan	0.3%	0.7%	0.7%
2026 Estimated Other Races	20.1%	26.1%	26.7%
2026 Estimated Hispanic	25.9%	32.0%	31.8%
INCOME			
2026 Estimated Average Household Income	\$179,988	\$145,917	\$158,796
2026 Estimated Median Household Income	\$145,258	\$112,042	\$121,228
2026 Estimated Per Capita Income	\$64,613	\$55,117	\$57,557
EDUCATION			
2026 Estimated High School Graduate	11.5%	15.2%	18.1%
2026 Estimated Some College	21.8%	19.0%	17.6%
2026 Estimated Associates Degree Only	9.5%	9.3%	8.7%
2026 Estimated Bachelors Degree Only	34.1%	34.0%	30.7%
2026 Estimated Graduate Degree	15.2%	15.5%	16.1%
BUSINESS			
2026 Estimated Total Businesses	324	1,043	4,197
2026 Estimated Total Employees	1,609	7,345	27,643
2026 Estimated Employee Population per Business	5.0	7.0	6.6
2026 Estimated Residential Population per Business	16.5	22.0	17.4

Your trusted *partners*

Kyle Fishburn

kyle.fishburn@kwprealestate.com

310-887-6216

DRE #01909843