



Retail Space **FOR LEASE**

844 W GARDENA
GARDENA, CA 90247

MARK HONG

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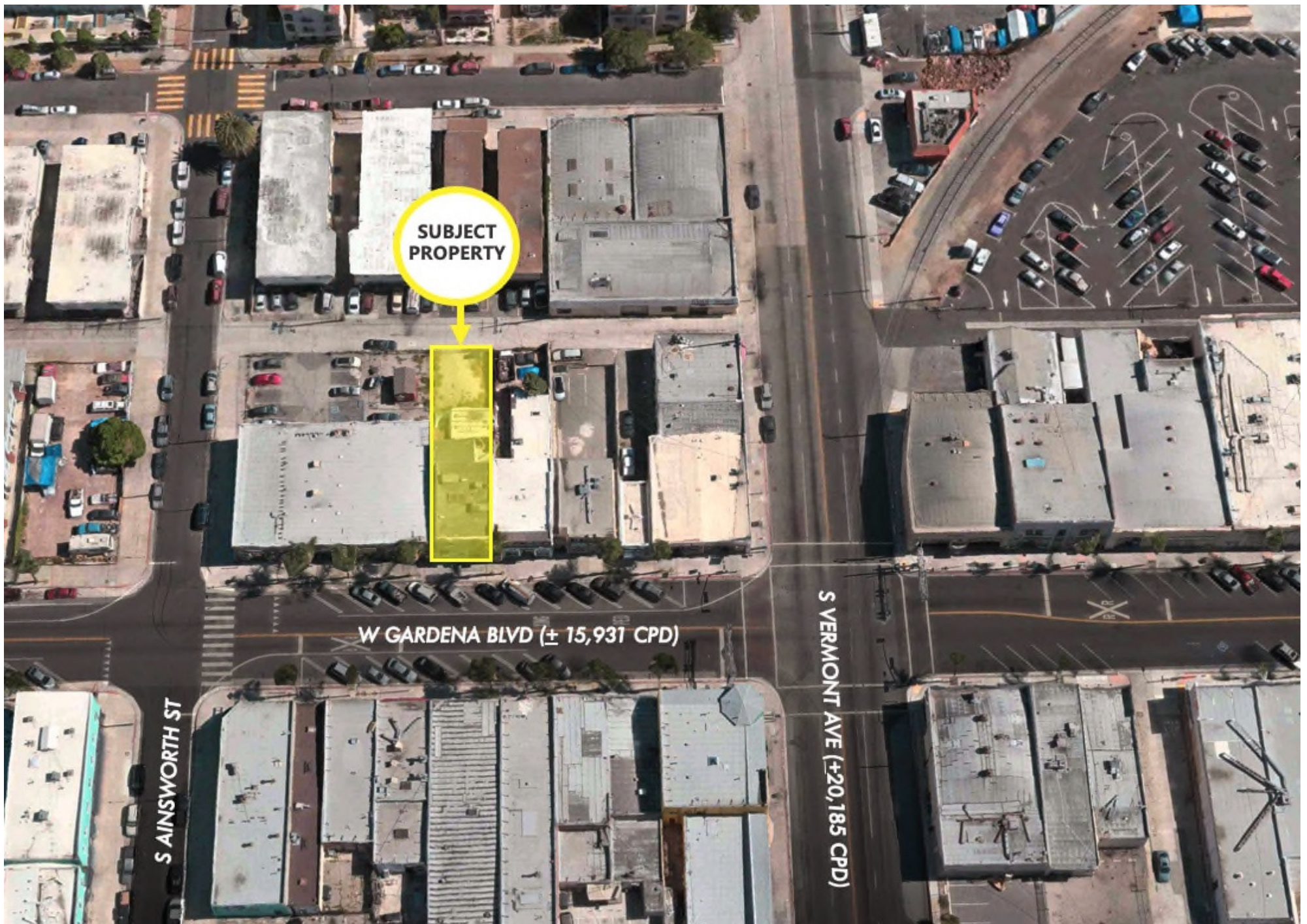
MARKHONG@KORUSRE.COM

AVAILABILITY:
1,500 SQ. FT.

www.korusre.com







WWW.KORUSRE.COM

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness.

Property Information

ADDRESS: 844 W Gardena Blvd
Gardena, CA 90247

LEASE PRICE: \$1.50 Sq. Ft. + NNN

AVAILABILITY: 1,500 Sq. Ft.

BUILDING SIZE: 2,953 Sq. Ft.

LOT SIZE: 3,600 Sq. Ft..

BUILT: 1911



Property Highlights

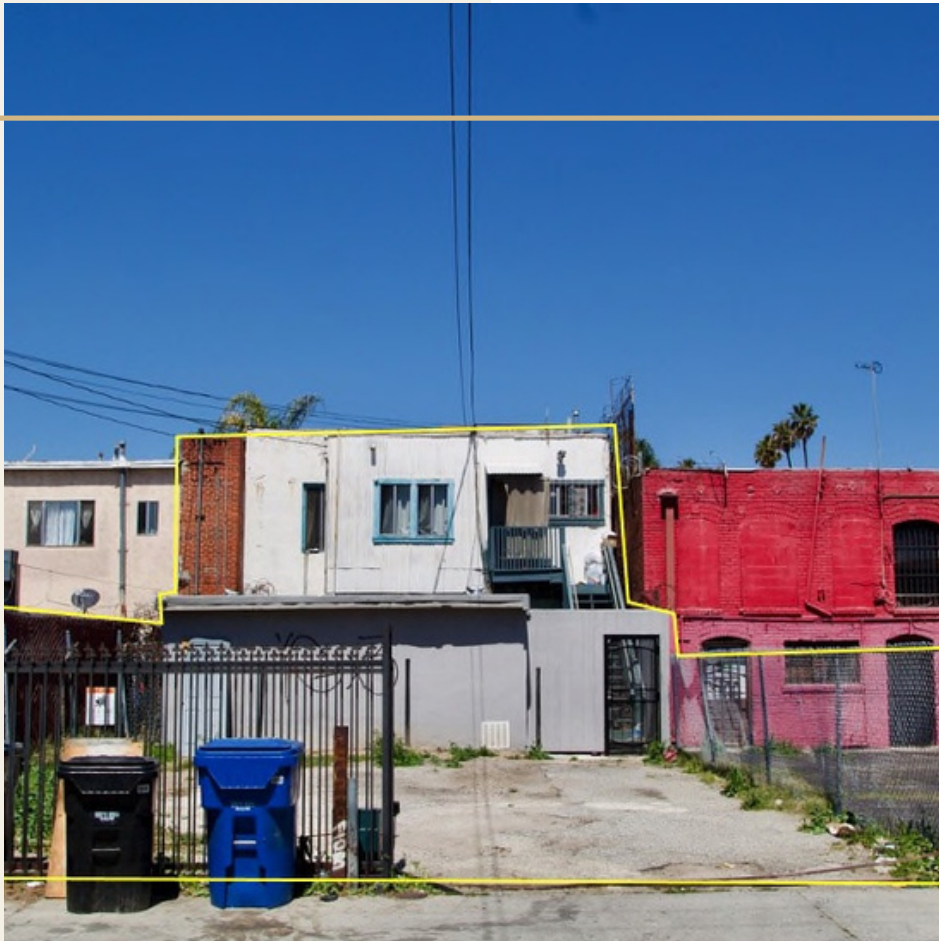
- Central Business District of Gardena.
- Possible Food Use
- Convenient rear access for delivery.
- Store front metered parking.
- Close access to the 110 and 405 Freeways.



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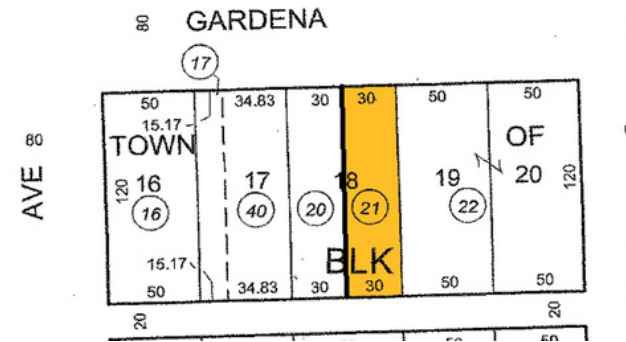
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844 W GARDENA AVE, GARDENA, CA 90247

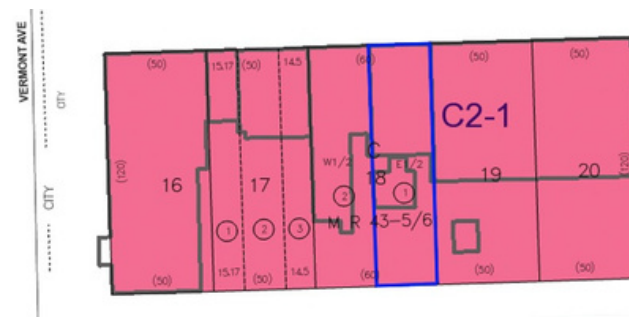


Parcel & Zoning Map

Parcel Map



Zoning Map

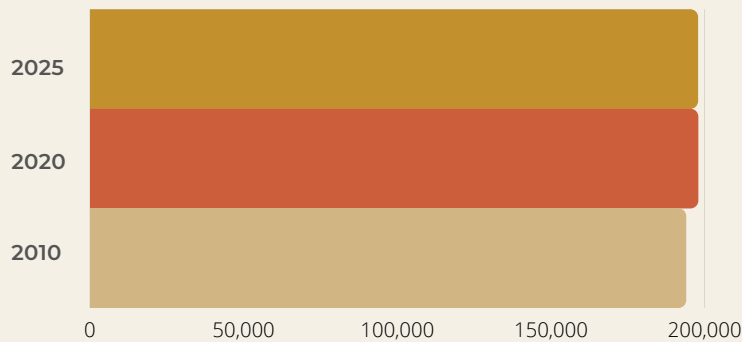


AREA DEMOGRAPHICS

844 W GARDENA AVE, GARDENA, CA 90247

3 - MILE SUMMARY

POPULATION BY YEAR



POPULATION	1 MILE	3 MILES	5 MILES
2020 Population	26,545	197,820	719,365
2025 Population	26,620	197,745	717,440
2010 Population	25,558	193,877	713,801
Growth Rate: 2020 - 2025	0.28%	-0.4%	-0.27%



INCOME	1 MILE
2020 Average HH Income	\$75,865
2025 Average HH Income	\$78,494
2010 Average HH Income	\$54,627
2025 Median HH Income	\$31,477



HOUSEHOLD	1 MILE	3 MILES	5 MILES
2020 Households	9,114	63,249	217,602
2025 Households	9,135	63,149	217,602
2010 Households	8,817	62,048	216,587
Growth Rate: 2020 - 2025	0.22%	-0.07%	-0.27%