

new listing



ONE OF THE HOTTEST PROJECTS IN SYLMAR!—FOR LEASE

Near Intersection of Foothill Blvd. and Hubbard St— “A” LOCATION!!

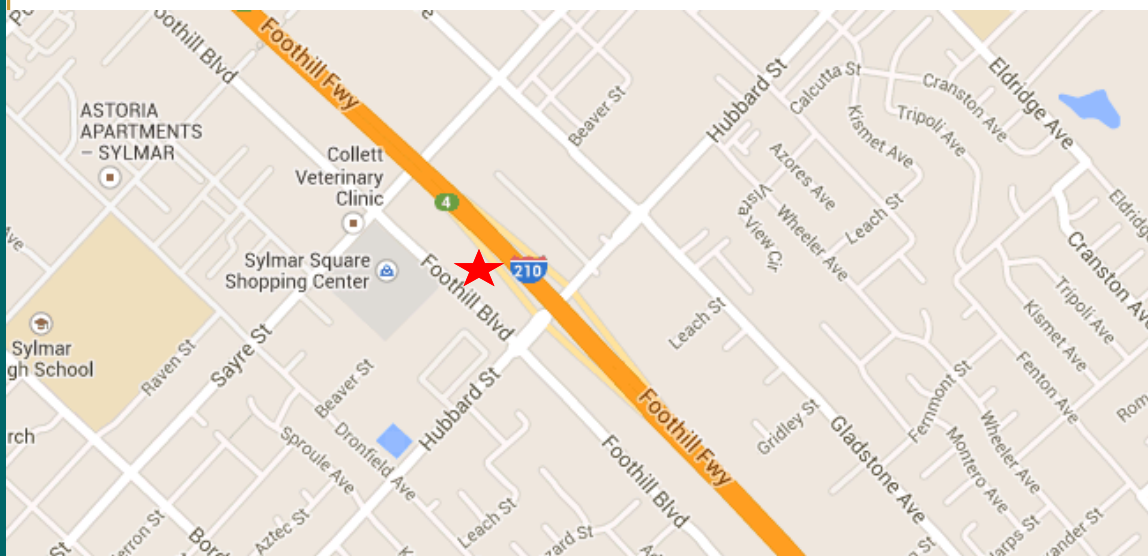
FEATURES

- ±956 SQFT of Retail Space Now Available
- Join Starbucks, Panda Express & AT&T Wireless
- Brand New Shop Space on a Notable Retail Street.
- Prime Interior End Cap
- Ideal for Insurance, Tax Prep, dry Cleaning Agency

AREA AMENITIES

- Mature Retail Corridor in Prime North San Fernando Valley
- Featuring Outstanding Auto Traffic Along Foothill Blvd
- Strong Household Incomes
- High Percentage Hispanic of Residents W/ strong Population Density, Over 31,500 w/in 1-mile

**13651 Foothill Blvd
Sylmar, CA 91342**



CONTACT...

**Robert Chaikin x231
Leasing Agent**

CA Real Estate Lic # 01333265

(310) 575-1517

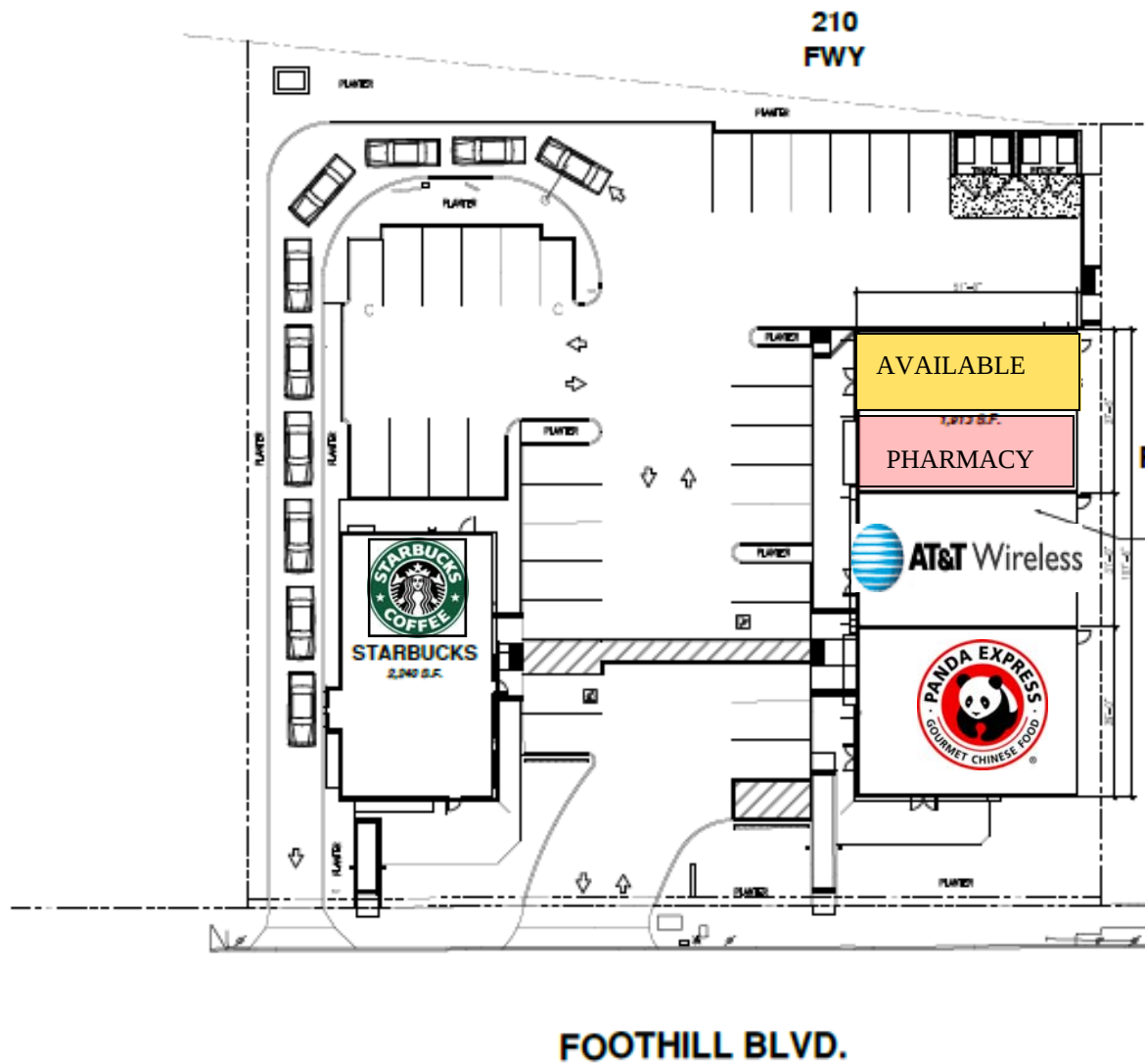
(310) 575-1147 Fax

Robert@cbm1.com

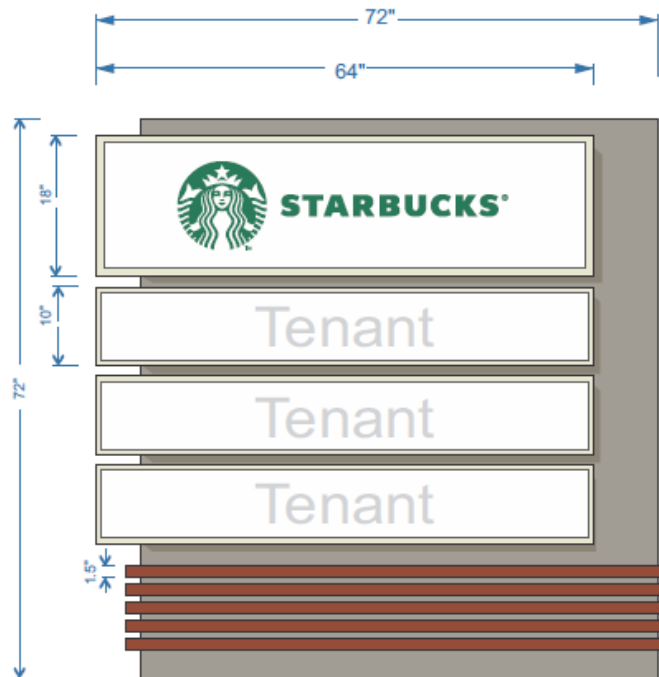
1517 S. Sepulveda Blvd.
Los Angeles, CA 90025

17030 Ventura Blvd, #200
Encino, CA 91316

Site Plan



ELEVATIONS



Demographics

13651 FOOTHILL BLVD, SYLMAR, CA 91342

	1 Miles:	2 Miles:	3 Miles:
Population: 2014A			
Total Population	34,073	93,036	154,156
Female Population	50.1%	50.0%	49.9%
Male Population	49.9%	50.0%	50.1%
Population Density	10,846	7,404	5,452
Population Median Age	31.0	31.2	30.9
Total Employees	4,539	23,545	43,540
Total Establishments*	522	2,055	3,266
Population Growth 2000-2010	15.0%	8.8%	7.7%
Population Growth 2014A-2019	4.4%	3.7%	3.2%
Income: 2014A			
Average Household Income	\$67,927	\$70,482	\$68,425
Median Household Income	\$53,208	\$56,155	\$54,025
Per Capita Income	\$17,221	\$17,523	\$16,710
Avg Income Growth 2000-2010	32.5%	33.1%	32.8%
Avg Income Growth 2014A-2019	14.2%	14.1%	14.6%
Households: 2014A			
Households	8,476	22,917	37,141
Average Household Size	3.88	3.92	4.00
Hhld Growth 2000-2010	12.7%	7.4%	6.8%
Hhld Growth 2014A-2019	4.7%	3.9%	3.4%
Housing Units: 2014A			
Occupied Units	8,476	22,917	37,141
% Occupied Units	97.0%	97.0%	96.9%
% Vacant Housing Units	3.0%	3.0%	3.1%
Owner Occ Housing Growth 2000-2010	6.5%	3.1%	1.8%
Owner Occ Housing Growth 2000-2019	11.4%	6.9%	4.8%
Owner Occ Housing Growth 2014A-2019	4.1%	3.3%	2.6%
Occ Housing Growth 2000-2010	12.7%	7.4%	6.8%
Occ Housing Growth 2010-2019	8.0%	6.9%	6.4%
Occ Housing Growth 2014A-2019	4.7%	3.9%	3.4%
Race and Ethnicity: 2014A			
% American Indian or Alaska Native Population	1.2%	1.1%	1.1%
% Asian Population	3.6%	3.4%	3.8%
% Black Population	3.3%	3.2%	3.9%
% Hawaiian or Pacific Islander Population	0.1%	0.1%	0.1%
% Multirace Population	4.1%	4.1%	4.1%
% Other Race Population	38.6%	38.6%	39.5%
% White Population	49.2%	49.4%	47.6%
% Hispanic Population	83.4%	83.7%	84.3%
% Non Hispanic Population	16.6%	16.3%	15.8%

Aerial Photos

