



LANCASTER SPECTRUM

SWC 20th Street West & Avenue J-8
Lancaster, CA

- Primary community arterials
- Easy access from Hwy 14
- Traffic Counts of 37,000 cars per day



Exclusive Agents:

IAN BROWN Managing Director CA RE License #00775650 949.608.2050 ibrown@ngkf.com

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Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

**Newmark Grubb
Knight Frank**
Retail





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DEMOGRAPHICS	1 Mile	2 Mile	3 Mile	5 Mile
2016 Population	14,646	54,801	93,040	175,666
Avg. HH Income	65,993	\$67,098	\$66,831	\$52,901
Daytime Employment	11,187	26,740	39,951	53,313

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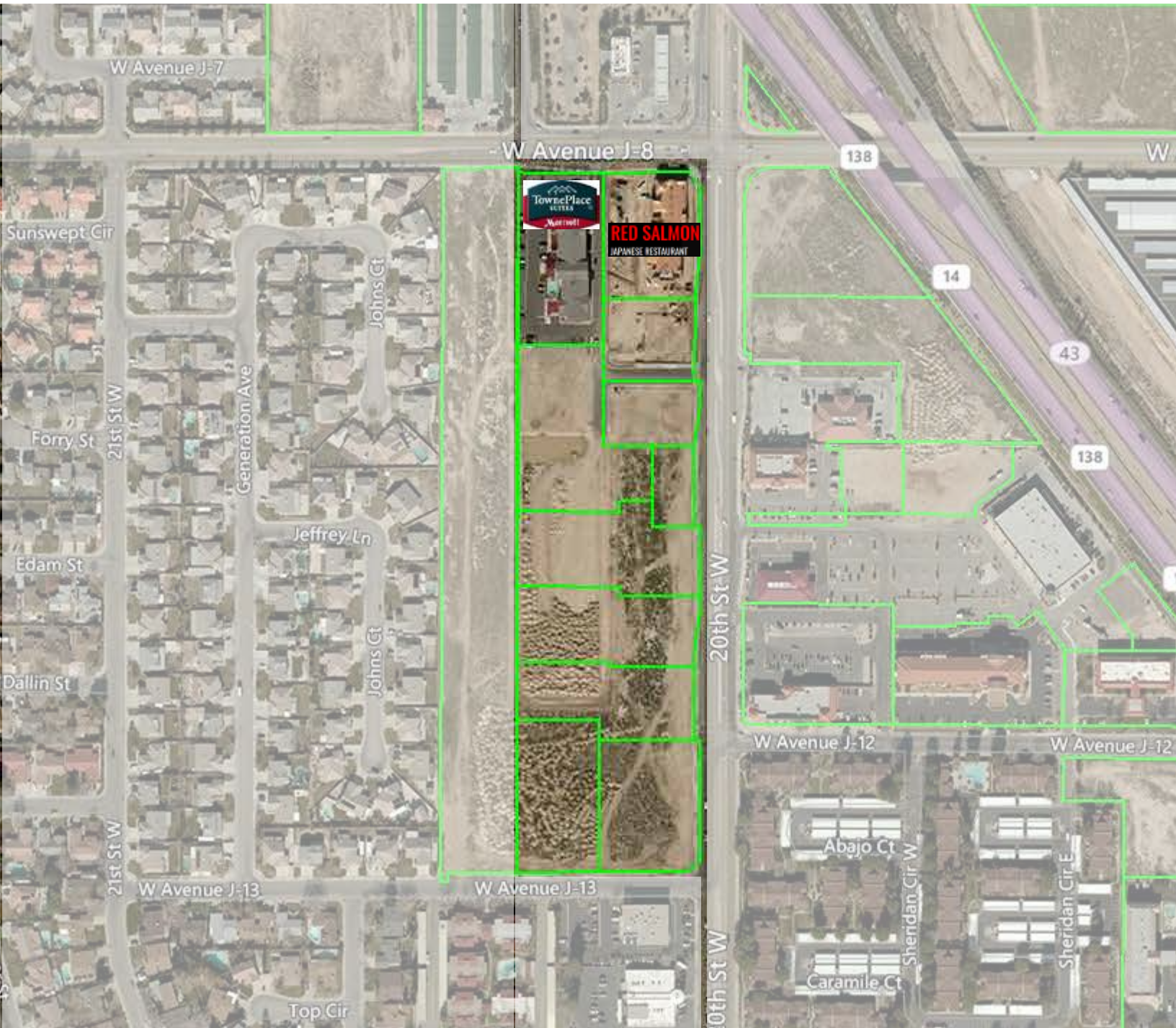
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