

# RETAIL SPACE FOR LEASE

11172 LOS ALAMITOS BLVD. • LOS ALAMITOS, CA



## AREA RETAILERS INCLUDE:



For more information please contact:

**TOM GIOIA**  
SENIOR VICE PRESIDENT  
(949) 790-3124

tgioia@lee-associates.com  
License ID #01219394

Lee & Associates, Inc. - Irvine  
Corporate ID #01044791  
9838 Research Drive, Irvine, CA 92618  
P: 949.727.1200 • F: 949.727.1299

## PROPERTY DESCRIPTION:

**AVAILABLE SF:** ± 6,000 SF plus Mezzanine  
± 1,000 SF - 2nd Level Office Space

**RENT:** Negotiable

- FEATURES:**
- Rare opportunity available For Lease
  - Prominent location with direct visibility off busy Los Alamitos Blvd.
  - Located in the heart of Los Alamitos
  - Close proximity to I-405 & I-605 Freeways
  - Excellent trade area with surrounding national credit tenancy
  - Approximately 64 feet of frontage
  - Extremely densely populated area



## DEMOGRAPHICS (2015):

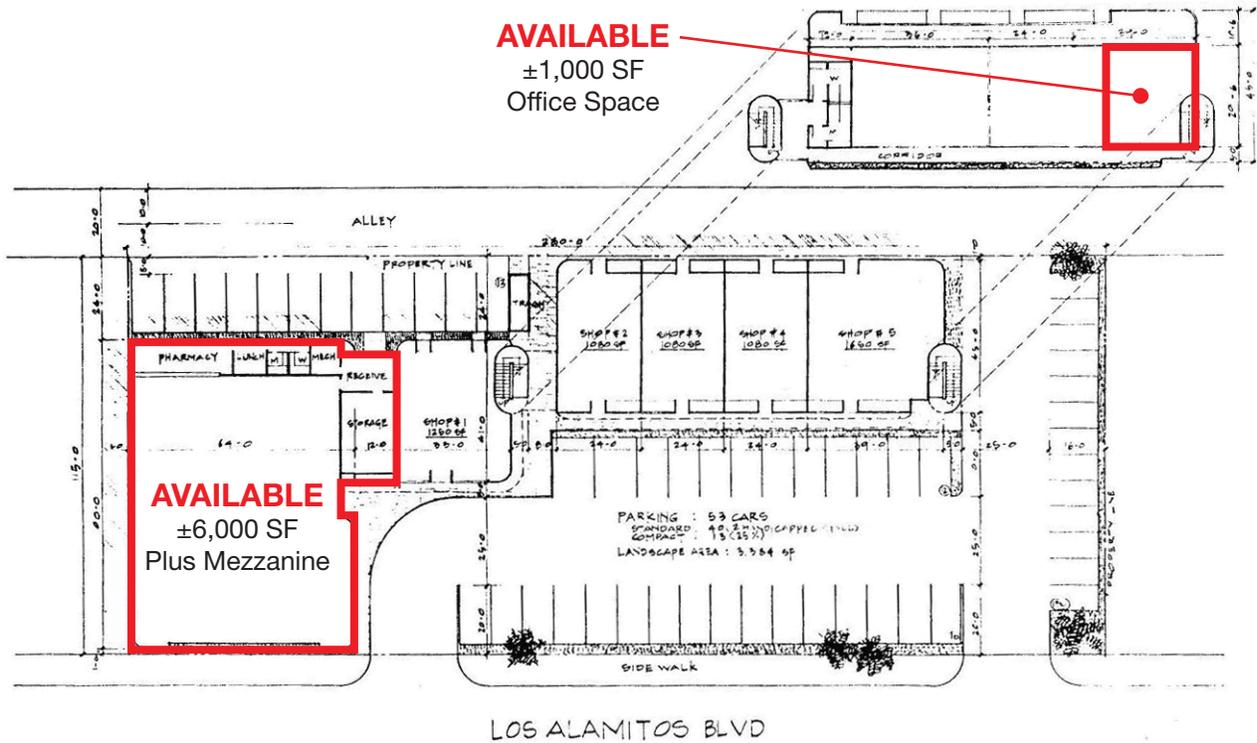
	1 MILE	3 MILE	5 MILE
<b>Population:</b>	<b>16,866</b>	<b>171,571</b>	<b>512,279</b>
<b>Average HH Income:</b>	<b>\$117,369</b>	<b>\$94,075</b>	<b>\$89,657</b>
<b>Traffic Counts:</b>	<b>Los Alamitos Blvd. at Green Ave.....58,361 CPD</b>		



COMMERCIAL REAL ESTATE SERVICES

No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

# 11172 LOS ALAMITOS BLVD. • SITE PLAN



For more information please contact:

**TOM GIOIA**  
SENIOR VICE PRESIDENT  
(949) 790-3124

tgioia@lee-associates.com  
License ID #01219394

Lee & Associates, Inc. - Irvine  
Corporate ID #01044791  
9838 Research Drive, Irvine, CA 92618  
P: 949.727.1200 • F: 949.727.1299

**LEE & ASSOCIATES**

COMMERCIAL REAL ESTATE SERVICES

No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

**AMENITIES AERIAL**