



Retail Space For Lease

Paddison Square

12301 Norwalk Blvd
Norwalk, CA, 90650

Property Highlights

- 300,000 SF prime community shopping center anchored by Target, O'Reilly Auto Parts, The Habit, and many others.
- Located at a major signalized intersection with traffic counts exceeding 97,000 cars per day (Imperial Hwy & Norwalk Blvd)
- Strong three-mile demographics with over 200,000 residents and 57,000 households, a daytime population of 89,000, and an average household income over \$91,000

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Available:
±1,831 - 25,000 SF

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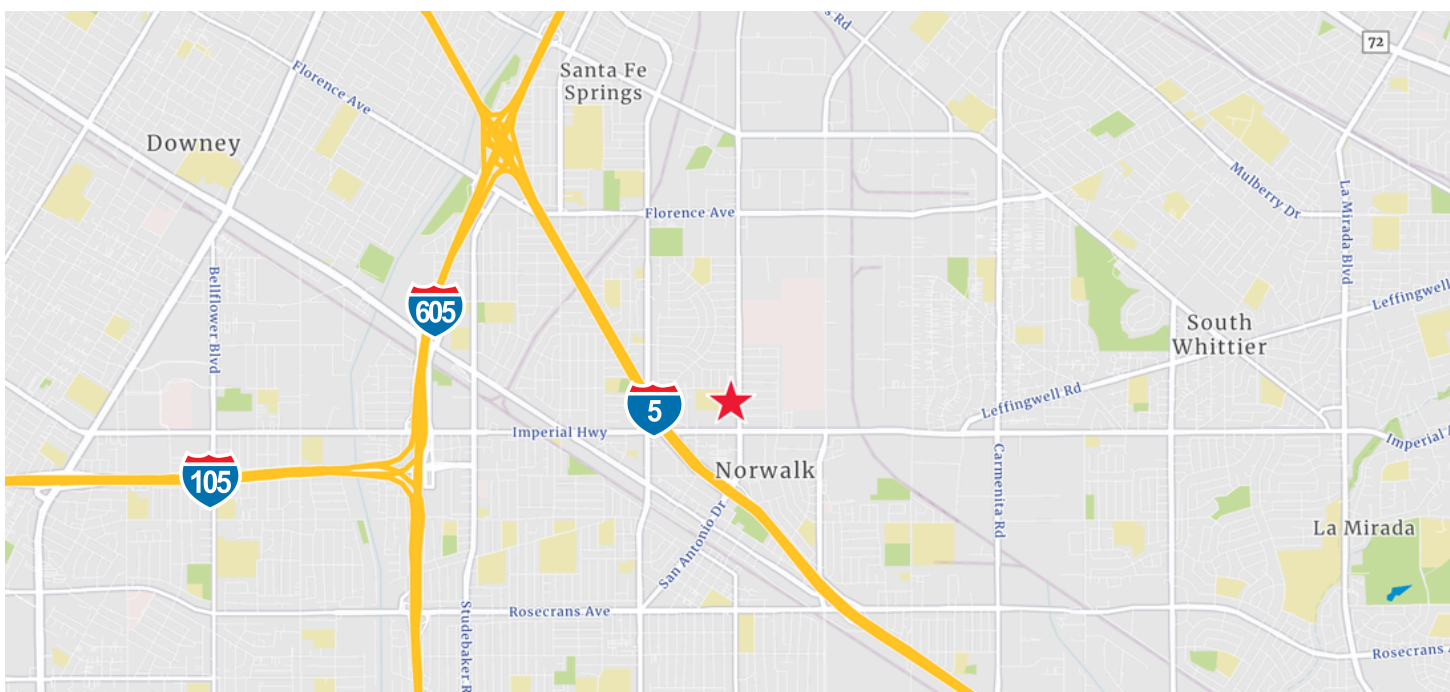
Colliers International
865 S. Figueroa St., Suite 3500
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Site Plan



- Available Soon
- Available Now

Location Maps



Demographics

	1 mile radius	3 mile radius	5 mile radius
Current Year Summary			
Total Population	24,288	204,666	602,825
Total Households	7,389	59,185	185,159
Total Family Households	5,762	47,265	144,285
Average Household Size	3.25	3.42	3.21
Median Age	37.6	38.1	38.9
Population Age 25+	16,759	141,937	421,914
2010-2020 Total Population: Annual Growth Rate (CAGR)	-0.44%	-0.01%	0.09%
2020-2023 Total Population: Annual Growth Rate (CAGR)	-1.06%	-0.95%	-0.83%
Five Year Projected Trends: Annual Rate (CAGR)			
Population	-0.70%	-0.58%	-0.55%
Households	-0.14%	-0.03%	0.00%
Families	-0.09%	0.01%	0.04%
Median Household Income	3.35%	3.06%	3.14%
Current Year Population by Sex			
Male Population	12,015	101,679	297,942
% Male	49.5%	49.7%	49.4%
Female Population	12,273	102,987	304,883
% Female	50.5%	50.3%	50.6%
Current Year Race and Ethnicity			
Total	24,289	204,666	602,825
White Alone	18.5%	20.5%	23.1%
Black Alone	4.5%	3.7%	4.3%
American Indian Alone	2.4%	2.4%	2.1%
Asian Alone	12.7%	12.3%	14.7%
Pacific Islander Alone	0.4%	0.4%	0.4%
Some Other Race Alone	39.3%	38.5%	34.3%
Two or More Races	22.2%	22.2%	21.2%
Hispanic Origin	74.1%	73.0%	66.6%
Diversity Index	84.2	84.4	86.7
Current Year Educational Attainment			
Total	16,753	141,937	421,913
Less than 9th Grade	11.5%	10.9%	9.2%
9th - 12th Grade, No Diploma	7.0%	7.7%	7.1%
High School Graduate	31.1%	25.5%	24.3%
GED/Alternative Credential	3.1%	2.8%	2.8%
Some College, No Degree	18.1%	19.7%	19.0%
Associate Degree	6.5%	8.4%	9.0%
Bachelor's Degree	16.4%	17.8%	19.8%
Graduate/Professional Degree	6.3%	7.1%	8.8%
Current Year Income and Households Summary			
Median Household Income	\$87,541	\$93,221	\$92,856
Average Household Income	\$105,340	\$116,714	\$119,933
Per Capita Income	\$30,923	\$33,731	\$36,853
Current Year Summary Business Data			
Total Businesses	998	7,305	23,280
Total Daytime Population	27,301	199,759	589,083
Daytime Population: Workers	14,151	90,412	267,976
Daytime Population: Residents	13,150	109,347	321,107

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