

FOR LEASE

SAN PEDRO PLAZA RETAIL SPACE

525 SOUTH GAFFEY STREET, SAN PEDRO, CA 90731



**RITE AID & BIG 5
ANCHORED CENTER**
Available:
2,215 - 3,410 SF Restaurant/Retail

**LANDLORD TO
RENOVATE SHOP SPACE**

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PROPERTY HIGHLIGHTS

- Current tenant MVP Pizza and retail space available
- Located on a major retail thoroughfare through San Pedro
- Pylon signage available
- Strong demographics with a residential base of 110,523 and a daytime population of 28,985 within a three mile radius

DEMOGRAPHICS (2019 EST.)



POPULATION

1 Mile	46,169
2 Miles	87,096
3 Miles	110,523
5 Miles	224,912



AVERAGE HH INCOME

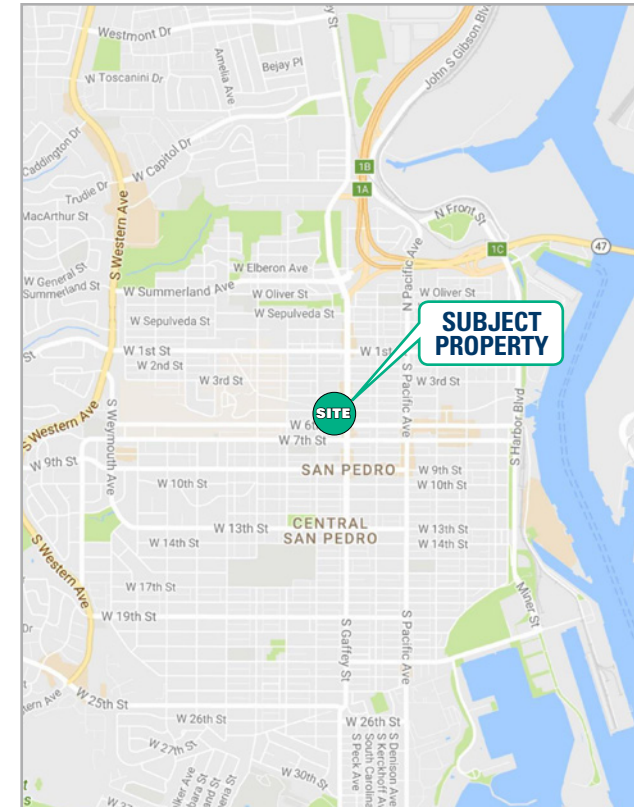
1 Mile	\$67,025
2 Miles	\$93,948
3 Miles	\$102,241
5 Miles	\$100,84



DAYTIME POPULATION

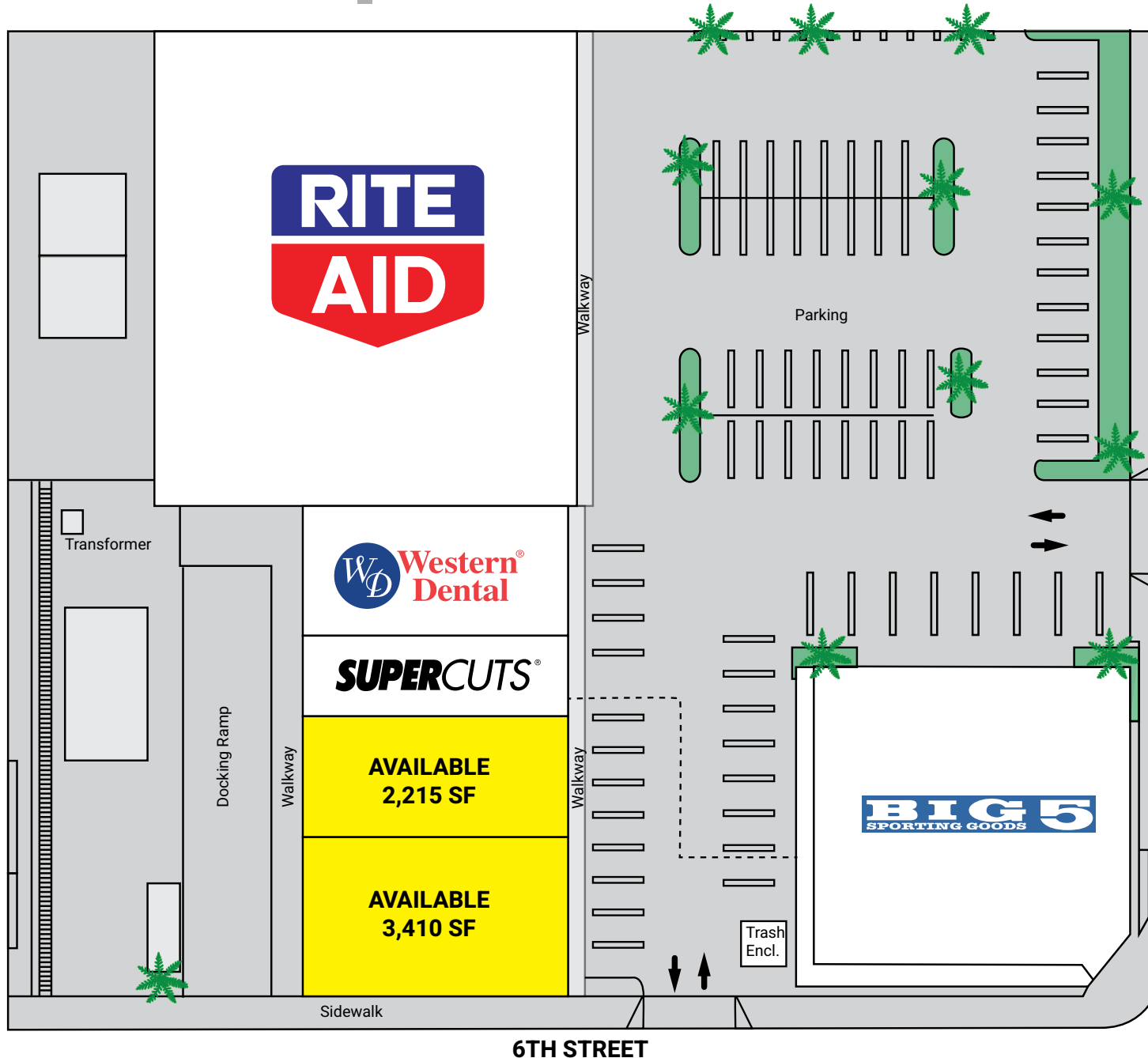
1 Mile	14,014
2 Miles	23,801
3 Miles	28,985
5 Miles	71,585

Demographic Source: Applied Geographic Solutions 4/2019, TIGER Geography



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