

FOR LEASE

CONSTRUCTION COMPLETED



501 W. El Segundo Boulevard
 NWC El Segundo Blvd. and Figueroa St.
 Los Angeles, CA 90061

JOIN :



GLA:	6,900 SF retail/fast food		
AVAILABLE:	1 space remaining! Unit 104 - 2,000 SF End Cap		
DEMOGRAPHICS:	<u>1 MILE</u>	<u>3 MILE</u>	<u>5 MILE</u>
Population:	29,610	308,436	930,424
Average HH Income:	\$47,370	\$49,096	\$49,772
Daytime Population:	10,696	85,918	239,699
Traffic Counts:	El Segundo Blvd E/W: 30,708 cpd Figueroa Avenue N/S: 16,985 cpd		
HIGHLIGHTS:	<ul style="list-style-type: none"> - Just east of the 110 Harbor Fwy. - Great visibility from El Segundo Blvd. - Strong daytime population - Located on a signalized intersection - Area Tenants: Taco Bell, Subway, Louisiana Fried Chicken, El Pollo Loco, Metro PCS 		

For additional information:

FRALIN COMMERCIAL, INC.

Urban Real Estate Services

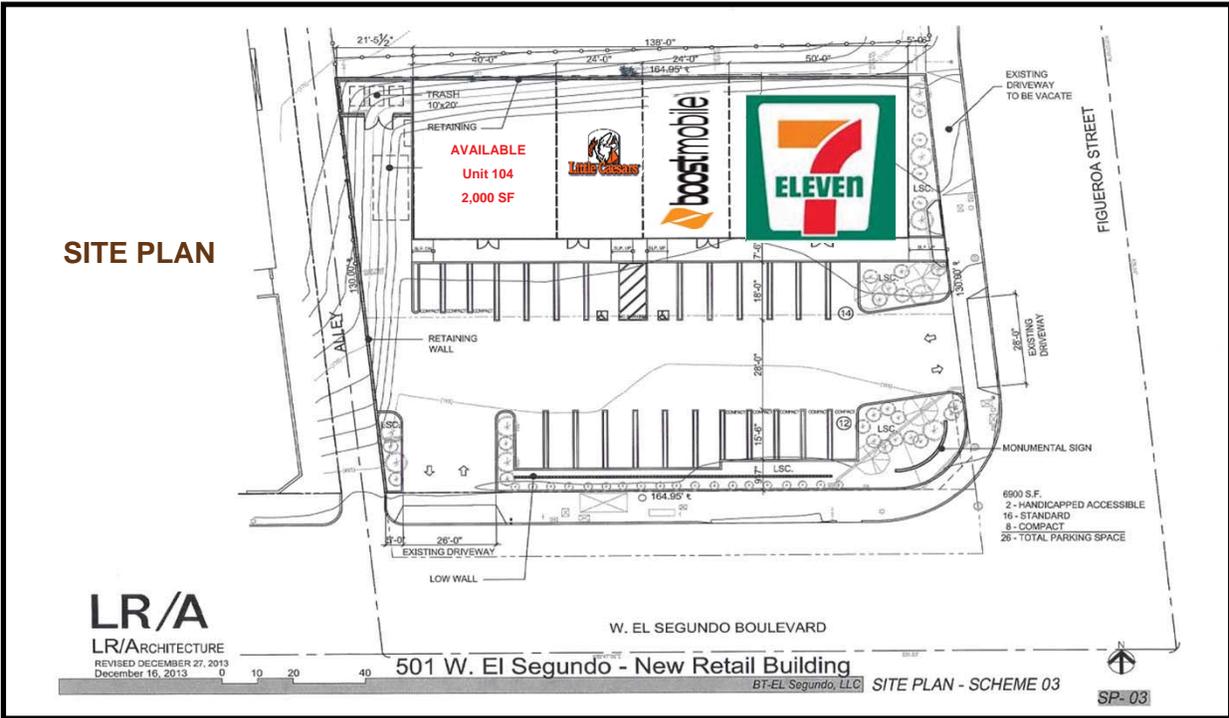
Brokerage: 00976311
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 Los Angeles, CA 90008

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The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the stability of the property for your needs.

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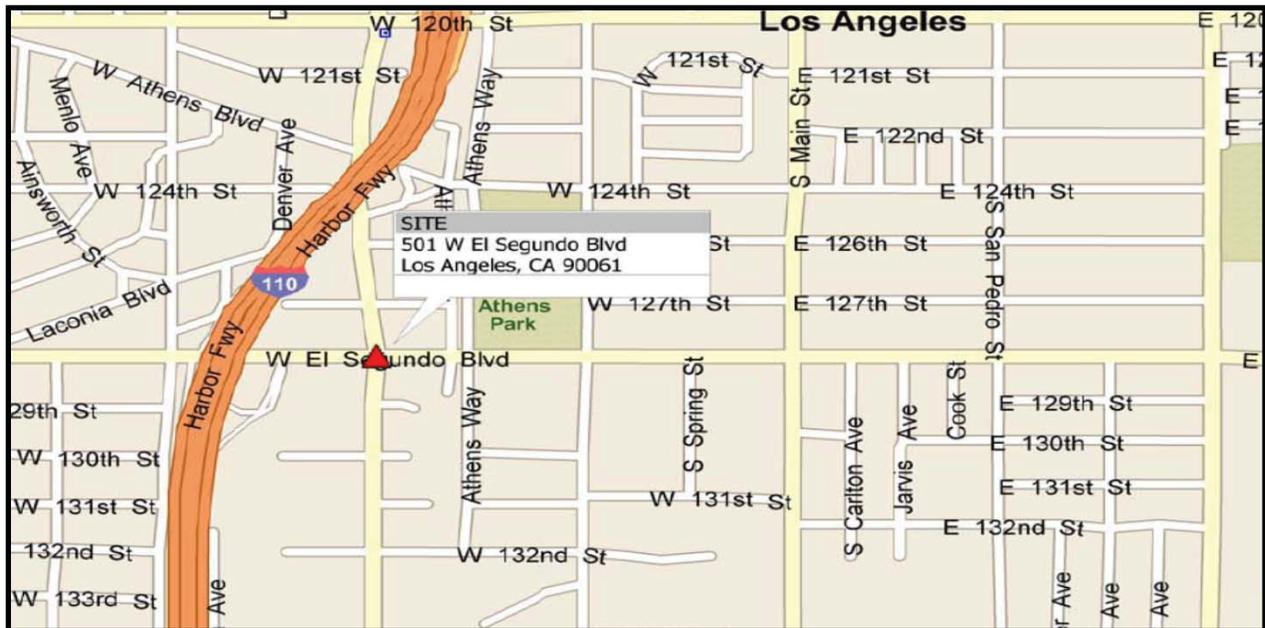
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