



Brookhurst Center

Anaheim, CA

Los Angeles-Long Beach-Anaheim (CA)



Matt Magnaghi

Leasing Representative

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KRC Property Management I, Inc., a Subsidiary of Kimco Realty®
CA Salesperson License ID: 02019850 | CA KRC License ID: 01518685





As of 12/19/23

AERIAL



GROSS LEASABLE AREA (GLA)	154,465 SF
PARKING SPACES	1,075
PARKING RATIO	6.96 per 1,000 SF

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DENSITY AERIAL

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■ Available ■ Potentially Available 🚗 Curbside Pick-up



	TENANT	SQ FT
1	Bank of America	4,900
2	Ralph's	45,000
3	Available	18,235
4	La Michoacana Gourmet	2,500
5	H&R Block	2,000
6	Kids Dental Zone	2,350
7	Mac Star Computers	900
8	Phenix Salon Suites	7,545
9	The Wigs	1,500
10	JACK in the BOX	2,432
11	Starbucks Coffee	1,500
12	L&L Hawaiian Barbecue	1,588
13	Video Game Geeks	960
14	Creative Collective Studio	1,056
15	Billion Nail & Beauty Bar	1,632
16	Seela Eyebrow Threading	700
17	Little Caboose Taco Shop	990
18	Perfect Remedy Pharmacy	825
19	H&R Block	1,105
21	Quest Diagnostics	1,950
22	H & H Tobacco	910
23	Central City Community [...]	4,420
24	Angelo's Burgers	2,276
25	Steve Kim Insurance Services	1,040
26	China Wall	2,340
27	Injury Clinic (Center City)	1,625
28	O'Reilly Auto Parts	9,212
29	Trang Ton, DDS	1,300
30	The UPS Store	1,208
31	Blink Fitness	16,310
32	U.S. Postal Service	11,156
35	Pink Mani Nails	1,500
36	Al Amir Bakery	1,500
K42	Available	6,000
K43	Available	5,400

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curbside or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curbside or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

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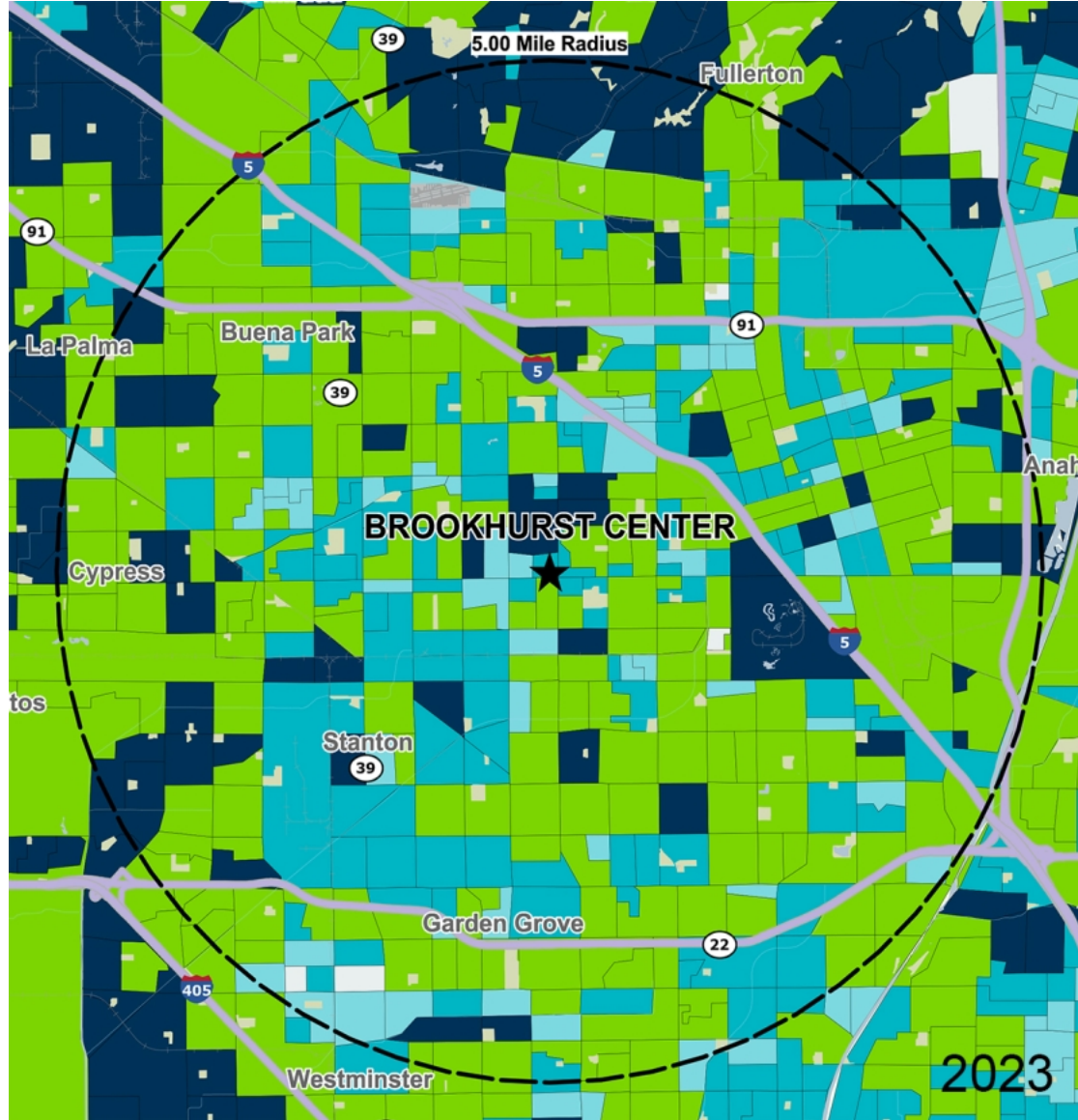




COMPETITION MAP

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by Block Group

Demographics

2023 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	36,107	296,798	740,238
Daytime Pop	26,012	283,864	801,373
Households	10,614	85,308	216,980
Average HH Income	\$111,371	\$102,940	\$109,541
Median HH Income	\$83,896	\$81,348	\$87,545
Per Capita Income	\$32,944	\$29,913	\$32,442

Average Household Income

Popstats, 4Q 2023, Trade Area Systems

- \$150K and up
- \$50K - \$75K
- \$100K - \$150K
- \$0K - \$50K
- \$75K - \$100K



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S. Brookhurst St. & Ball Rd., Anaheim, CA



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