



# Lakewood Plaza

Bellflower, CA

Los Angeles-Long Beach-Anaheim (CA)



**Matt Magnaghi**

Leasing Representative

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AERIAL



GROSS LEASABLE AREA (GLA)

113,233 SF

PARKING SPACES

464

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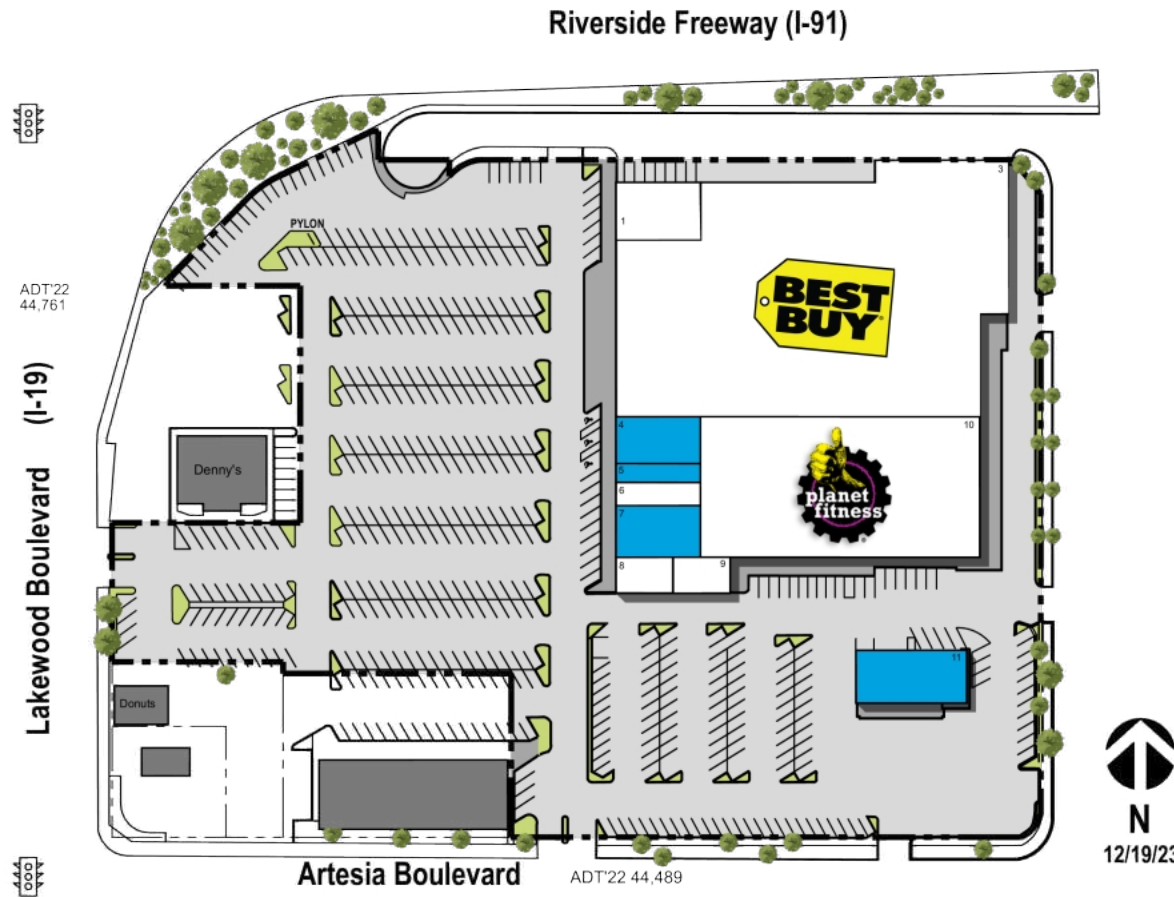
DENSITY AERIAL

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■ Available ■ Non-Controlled



	TENANT	SQ FT
1	Leased	3,690
3	RETAIL	64,039
4	Available (Former Hair Salon)	3,160
5	Available (Former Restaurant)	1,212
6	Fashion Trend	1,515
7	Available	3,327
8	Little Caesars	1,450
9	Express Cleaners	1,450
10	Planet Fitness	29,025
11	Available	4,365

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, curb-cuts 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, curb-cuts 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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www.kimcorealty.com/114191



COMPETITION MAP

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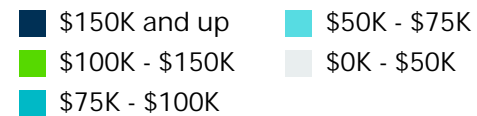
by Block Group

## Demographics

2022 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	40,633	275,842	677,915
Daytime Pop	22,040	280,888	695,682
Households	12,164	82,326	195,872
Average HH Income	\$86,931	\$92,735	\$96,725
Median HH Income	\$69,846	\$75,174	\$77,501
Per Capita Income	\$26,308	\$27,829	\$28,120

## Average Household Income

Popstats, 4Q 2022, Trade Area Systems



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Lakewood Blvd. & Artesia Frwy., Bellflower, CA



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