

**JOIN
Trader Joe's**

**FOR LEASE - 3,321 SF+/-
National Blvd / Westwood Blvd
Los Angeles, CA**

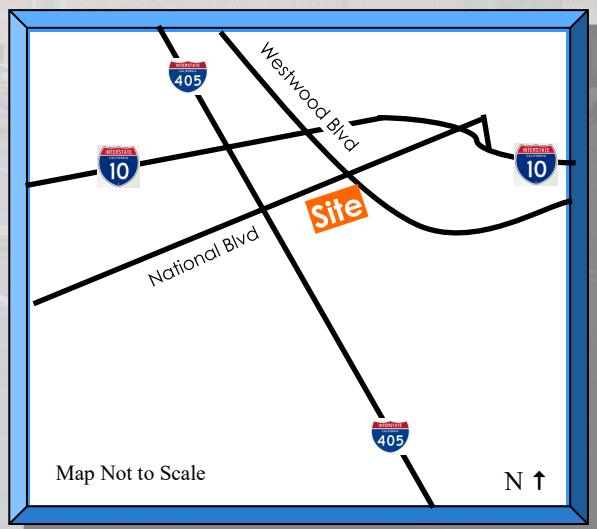


DEMOGRAPHICS:	1 Mile	3 Mile	5 Mile
Population:	39,386	320,950	742,386
Avg. HH Income:	\$109,868	\$116,028	\$111,742

**Join Trader Joe's:
Available - 3,321 SF +/-
\$4.80SF / NNN \$0.82**

THE ONLY OTHER SPACE IN THIS CENTER

**Duel Tenant Fascia Signage, plus
Monument Sign – National & Westwood
Pylon Sign – National & Midvale**



Terry F. Parker
(949) 412-2020 Cell
(949) 334-4050 Office
tparker@pcbcgroup.com
DRE License #00401723

Jennie Parker
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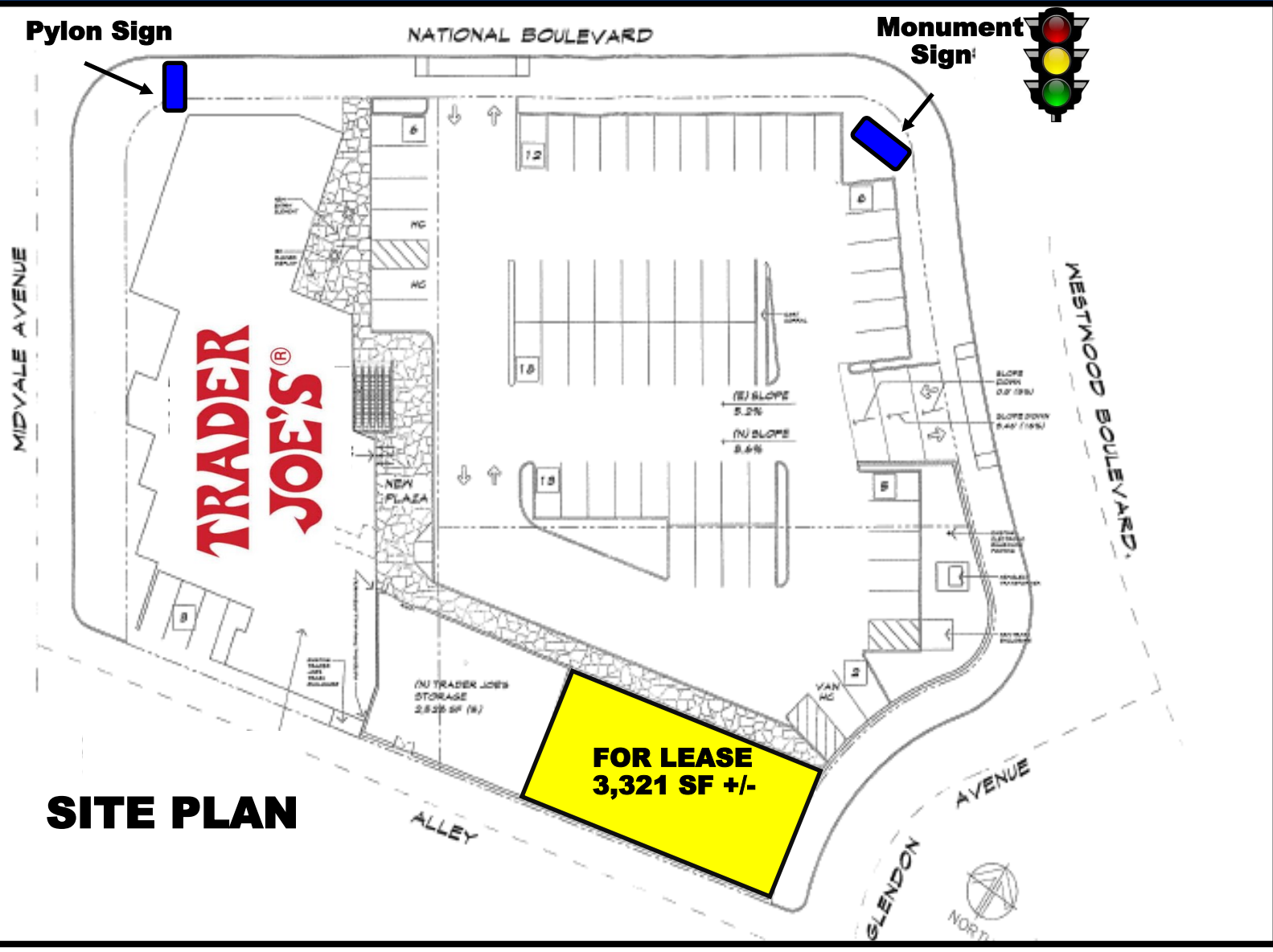
**PARKER
COMMERCIAL**

Brokerage Company, Inc.

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All Square Feet (SF) shown are +/- and provided subject to field verification by prospective tenant prior to lease execution.



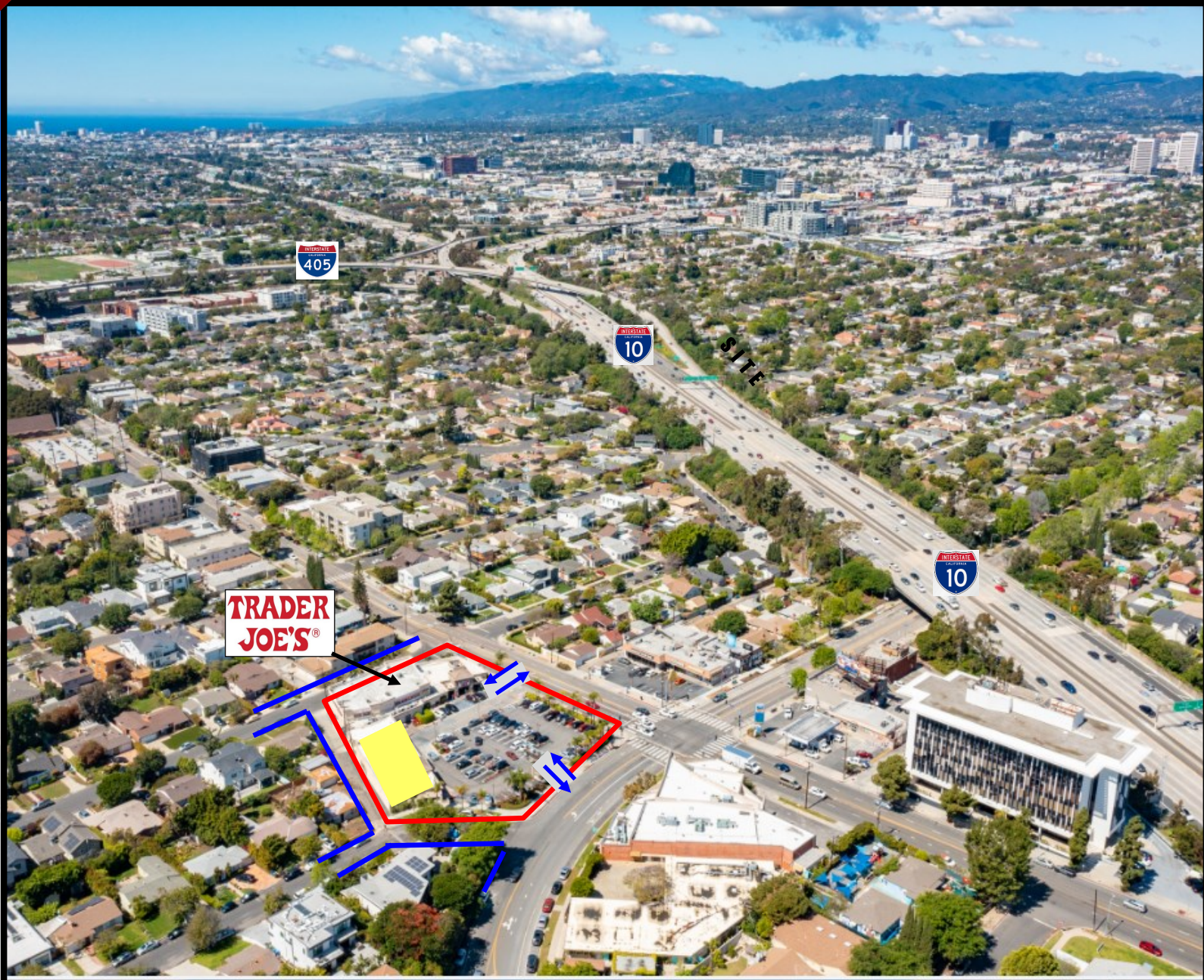
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The businesses shown in this aerial, reflect some, but not all stores in the area. Same is provided by Parker Commercial Brokerage Company Inc., without warranty, is subject to errors and omissions, and is further provided subject to any prospective tenant making its own advance field verification, as to which stores exist within this area, or which stores that may be entertaining moving in to, or out of, this area.



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