

new listings



RETAIL/ INDUSTRIAL SPACE AVAILABLE

Located on the SWC of Bellflower Boulevard & Arkansas Street

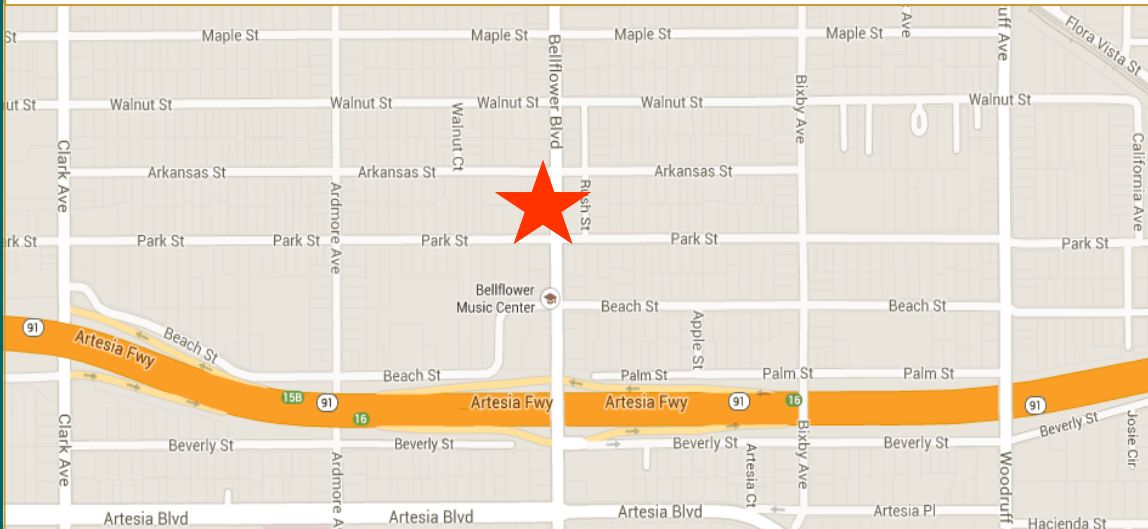
FEATURES

- ±6,000 SF Street Retail/ Industrial Available
- Excellent Visibility
- Prime location on busy Bellflower Blvd.

AREA AMENITIES

- High Traffic Count
- Diverse Demographics
- Great Retail & Industrial Mix
- Convenient Access to the 91 Fwy

**17047 Bellflower Blvd.
Bellflower, CA 90706**



CONTACT...

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**1517 S. Sepulveda Blvd.
Los Angeles, CA 90025**
**17030 Ventura Blvd, #200
Encino, CA 91316**

DEMOGRAPHICS

	1 mile(s)	3 mile(s)	5 mile(s)
Population: 2018A			
Total Population	44,709	286,744	729,393
Female Population	51.79%	51.25%	51.31%
Male Population	48.21%	48.75%	48.69%
Population Density	14,230	10,140	9,286
Population Median Age	33.4	34.8	34.8
Employed Civilian Population 16+	19,723	129,482	330,351
% White Collar	58.5%	56.2%	56.3%
% Blue Collar	41.5%	43.8%	43.7%
Total Q2 2018 Employees	8,113	81,147	222,785
Total Q2 2018 Establishments*	1,192	7,983	19,872
Population Growth 2000-2010	5.21%	1.65%	1.67%
Population Growth 2018A-2023	0.34%	-0.64%	-0.66%
Income: 2018A			
Average Household Income	\$68,707	\$80,824	\$84,903
Median Household Income	\$52,046	\$63,611	\$65,853
Per Capita Income	\$22,721	\$24,416	\$25,061
Avg Income Growth 2000-2010	32.52%	35.02%	35.01%
Avg Income Growth 2018A-2023	15.44%	14.26%	13.93%
Households: 2018A			
Households	14,622	86,037	214,148
Average Household Size	3.02	3.29	3.36
Hhld Growth 2000-2010	2.06%	0.00%	0.31%
Hhld Growth 2018A-2023	1.44%	0.88%	1.01%
Housing Units: 2018A			
Occupied Units	14,622	86,037	214,148
% Occupied Units	97.28%	98.05%	98.04%
% Vacant Housing Units	2.72%	1.95%	1.96%
Owner Occ Housing Growth 2000-2010	2.02%	-0.75%	-0.59%
Owner Occ Housing Growth 2000-2023	3.27%	-0.72%	-0.73%
Owner Occ Housing Growth 2018A-2023	1.05%	0.50%	0.60%
Occ Housing Growth 2000-2010	2.06%	0.00%	0.31%
Occ Housing Growth 2010-2023	5.41%	4.09%	4.14%
Occ Housing Growth 2018A-2023	1.44%	0.88%	1.01%
Race and Ethnicity: 2018A			
American Indian or Alaska Native Population	434	2,413	5,856
Asian Population	5,957	41,615	108,086
Black Population	6,544	29,649	69,840
Hawaiian or Pacific Islander Population	437	2,393	6,042
Multirace Population	2,405	14,437	35,301
Other Race Population	11,205	68,777	185,217
White Population	17,727	127,460	319,051
Hispanic	23,004	154,385	412,492
Non Hispanic Population	21,705	132,359	316,901
% American Indian or Alaska Native Population	0.97%	0.84%	0.80%
% Asian Population	13.32%	14.51%	14.82%
% Black Population	14.64%	10.34%	9.58%
% Hawaiian or Pacific Islander Population	0.98%	0.83%	0.83%
% Multirace Population	5.38%	5.03%	4.84%
% Other Race Population	25.06%	23.99%	25.39%
% White Population	39.65%	44.45%	43.74%
% Hispanic Population	51.45%	53.84%	56.55%
% Non Hispanic Population	48.55%	46.16%	43.45%
Seasonal Population Trending			
Q4 2015	142	741	1,762
Q1 2016	130	782	1,791
Q2 2016	135	809	1,855
Q3 2016	104	654	1,462
Q4 2016	104	654	1,463
Q1 2017	101	663	1,464
Q2 2017	101	663	1,464
Q3 2017	104	681	1,493
Q4 2017	105	703	1,533