



FOR LEASE

RETAIL + RESTAURANT AVAILABLE IN WRIGLEY MARKETPLACE

141 E. WILLOW STREET | LONG BEACH, CA 9086

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FEATURES + AMENITIES

- APPROX. 2,100 SQFT FORMER BUFFALO SPOT
- APPROX. 1,462 SQFT FORMER NAIL SALON
- HIGH VOLUME GROCERY + DRUG ANCHORED SHOPPING CENTER (ALBERTSONS/CVS)
- NWC LONG BEACH BOULEVARD + WILLOW STREET -- AVERAGE DAILY TRAFFIC: APPROX. 58,475 CARS PER DAY
- MASSIVE DAYTIME POPULATION -- APPROX. 56,979 WORKERS WITHIN A 2-MILE RADIUS
- A+ NATIONAL CO-TENANTS, INCLUDING STARBUCKS, RAINBOW SHOPS, WELLS FARGO, T-MOBILE, RENT-A-CENTER, CARL'S JR. + PAPA JOHN'S
- ADJACENT TO A BUSY METRO STATION

EXCLUSIVELY REPRESENTED BY

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NEIGHBORING RETAILERS



WELLS FARGO



CVS



T-Mobile

DEMOGRAPHICS SNAPSHOT	1-MILE	3-MILE	5-MILE
POPULATION	37,629	280,660	572,557
AVG HH INCOME	\$66,552	\$70,108	\$80,046

SITE PLAN

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LEASING LEGEND		
UNIT	TENANT	SF
101	Albertson's	65,633
141A	Rainbow	8,035
141F	T-Mobile	3,020
141E	Just A Buck	4,058
141K	Papa John's	1,420
141G	Jamba Juice	1,400
141G1	FOR LEASE	2,100 SOFT
141P	United Family Dental	1,929
141G1	FOR LEASE	1,462 SOFT
141R	Tobacco 4 Less	1,393
141S	Waba Grill	1,243
141T	L & L Hawaiian Barbeque	1,243
141U	Jersey Mike's	1,243
233	CVS Pharmacy	16,854
251B	Well Fargo	4,864
251D	Chile Verde	1,200
261A	Birth Choice	1,219
261B	Hong Kong Express	1,314
261C	Amazon Insurance	767
271	Carl's Jr.	3,050
281	Starbucks	3,000



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CO-TENANTS

141 E. WILLOW STREET, LONG BEACH, CA 9086



CBM

CENTERS
BUSINESS
MANAGEMENT

ALBERTSON'S GROCERY ANCHOR

141 E. WILLOW STREET | LONG BEACH, CA 9086



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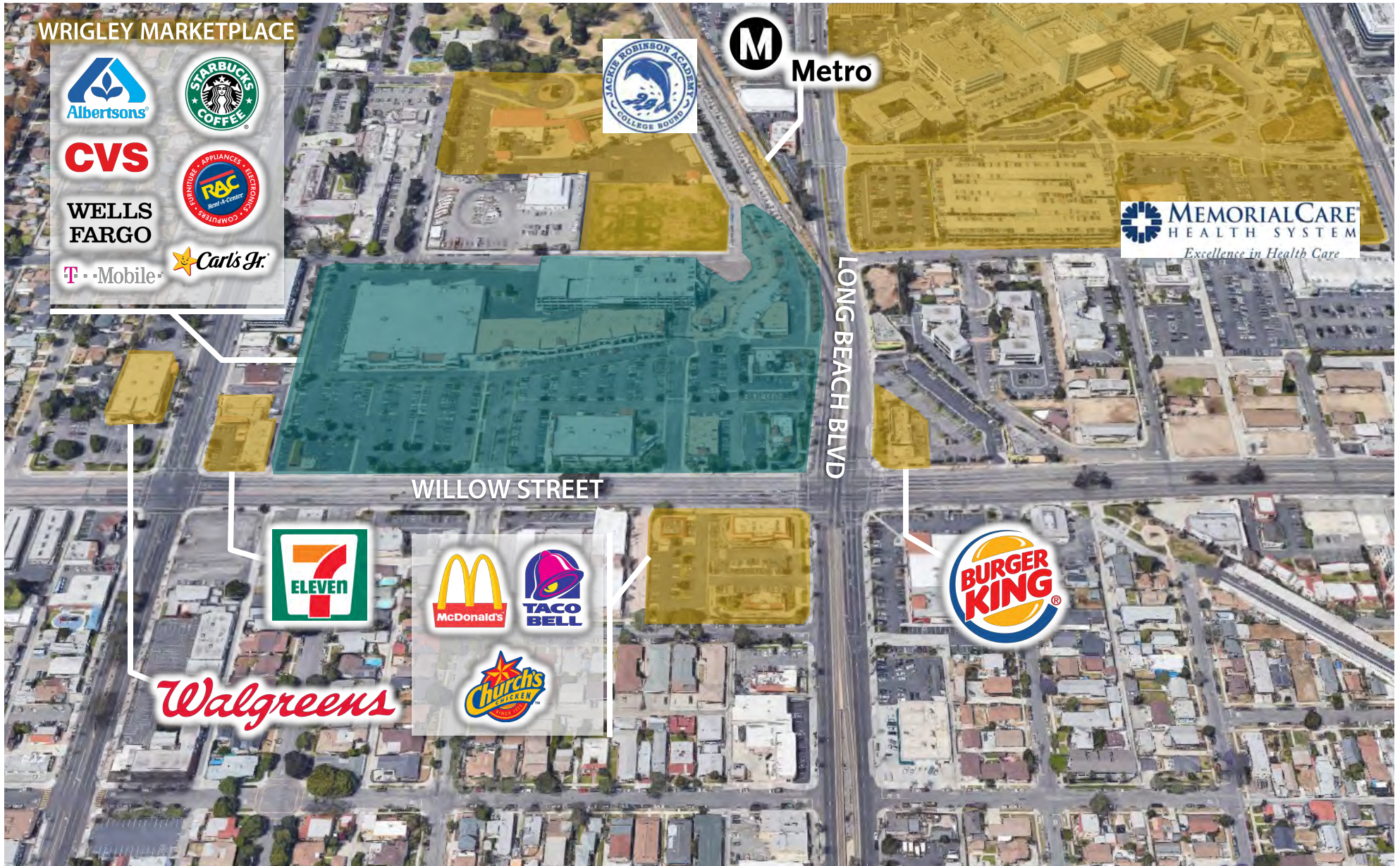
CVS DRIVE-THRU

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AERIAL OVERVIEW

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DEMOGRAPHICS

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Radius	1 Mile	3 Mile	5 Mile
Population			
2024 Projection	38,017	284,911	579,344
2019 Estimate	37,629	280,660	572,557
2010 Census	36,755	266,872	554,421
Growth 2019 - 2024	1.03%	1.51%	1.19%
Growth 2010 - 2019	2.38%	5.17%	3.27%
2019 Population by Hispanic Origin	20,203	135,337	262,098
2019 Population	37,629	280,660	572,557
White	20,999 55.81%	169,339 60.34%	365,917 63.91%
Black	6,852 18.21%	42,544 15.16%	79,287 13.85%
Am. Indian & Alaskan	712 1.89%	4,651 1.66%	8,784 1.53%
Asian	7,227 19.21%	49,985 17.81%	89,115 15.56%
Hawaiian & Pacific Island	621 1.65%	3,652 1.30%	8,039 1.40%
Other	1,218 3.24%	10,489 3.74%	21,416 3.74%
U.S. Armed Forces	0	180	387
Households			
2024 Projection	10,904	97,444	196,235
2019 Estimate	10,838	95,855	193,929
2010 Census	10,832	90,474	187,904
Growth 2019 - 2024	0.61%	1.66%	1.19%
Growth 2010 - 2019	0.06%	5.95%	3.21%
Owner Occupied	3,714 34.27%	30,156 31.46%	82,760 42.68%
Renter Occupied	7,124 65.73%	65,699 68.54%	111,169 57.32%
2019 Households by HH Income	10,838	95,857	193,929
Income: <\$25,000	2,815 25.97%	25,447 26.55%	42,321 21.82%
Income: \$25,000 - \$50,000	2,361 21.78%	22,024 22.98%	40,241 20.75%
Income: \$50,000 - \$75,000	2,139 19.74%	16,470 17.18%	32,583 16.80%
Income: \$75,000 - \$100,000	1,366 12.60%	11,679 12.18%	26,300 13.56%
Income: \$100,000 - \$125,000	943 8.70%	6,994 7.30%	18,183 9.38%
Income: \$125,000 - \$150,000	398 3.67%	4,374 4.56%	11,185 5.77%
Income: \$150,000 - \$200,000	529 4.88%	4,714 4.92%	12,287 6.34%
Income: \$200,000+	287 2.65%	4,155 4.33%	10,829 5.58%
2019 Avg Household Income	\$66,552	\$70,108	\$80,046
2019 Med Household Income	\$52,526	\$50,616	\$59,950