



Katella

ROW

1400 E Katella Avenue Orange, CA 92867

Newly Remodeled Retail & Restaurant

Opportunity to lease retail on Katella Avenue just off the 55 Freeway.



TI Packages
Available



Flexible
Terms



Customizable
Spaces

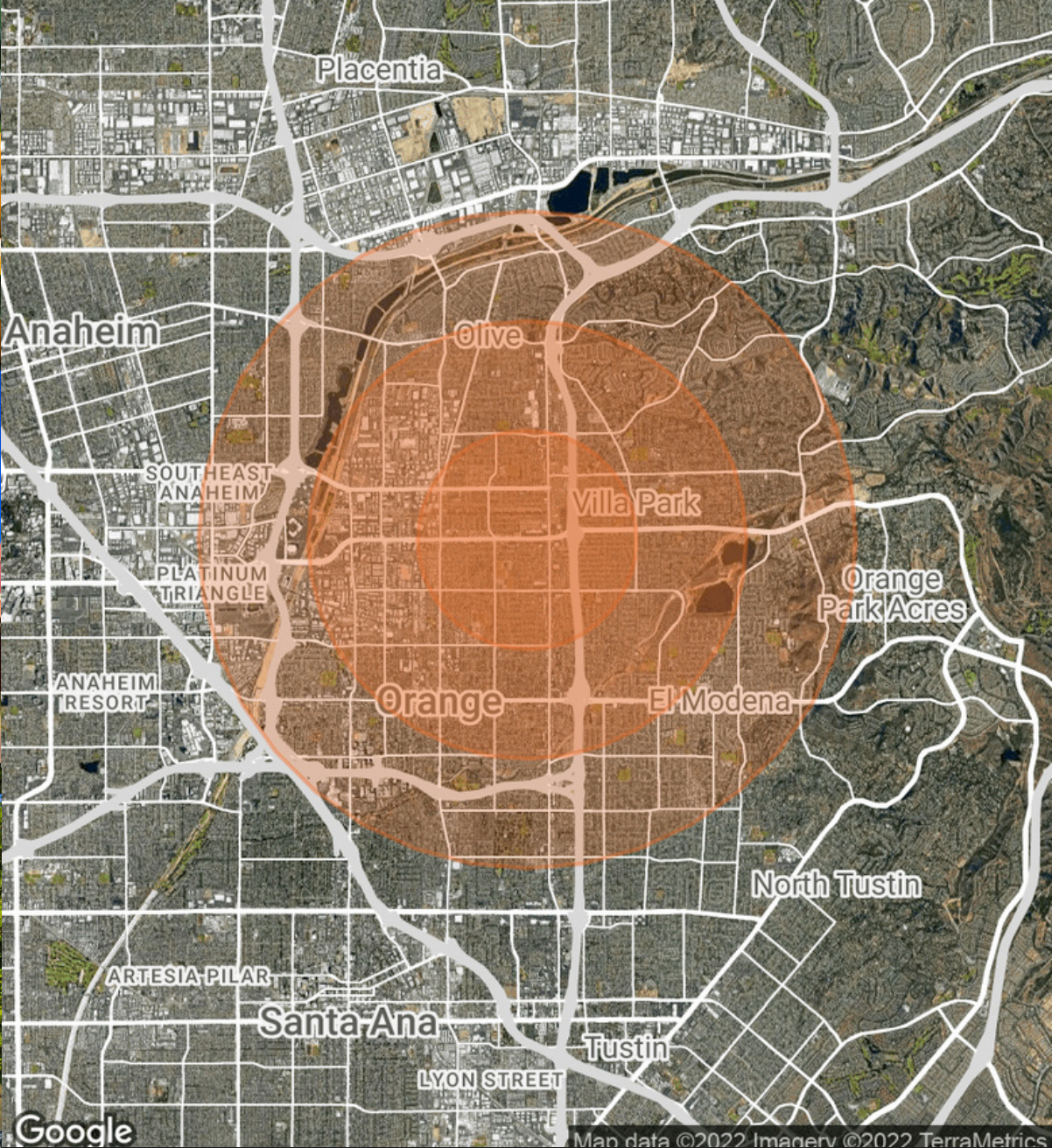


Newly
Remodeled

NATIONAL REACH.
SOUTHERN CALIFORNIA EXPERTISE.

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SVN
VANGUARD
COMMERCIAL REAL ESTATE ADVISORS



Area Demographics

POPULATION

	1 MILE	2 MILES	3 MILES
Total Population	26,794	73,609	165,198
Average Age	35.3	37.2	37.4
Average Age (M)	34.8	37.1	37
Average Age (F)	36.2	37.8	37.8

HOUSEHOLDS

	1 MILE	2 MILES	3 MILES
Total Households	7,716	23,524	55,134
# of Households	3.5	3.1	3.0
Average HH Income	\$107,668	\$118,568	\$117,182
Average House Value	\$556,514	\$618,427	\$598,879

TRAFFIC COUNTS

Katella Ave & California St	36,863 VPD
Katella Ave & Tustin St	41,193 VPD



TUSTIN STREET



KATELLA AVENUE

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