



12100 Firestone Blvd

Norwalk, California

SEC of Firestone Blvd. & San Antonio Dr.

Property Highlights

- Vacant Bank Building w/ Drive Thru
- Retail Pad For Purchase or Ground Lease
- Major Signalized Intersection w/ High Volume Traffic
- Immediate Access to 5 Freeway
- Proximity to Norwalk Courthouse and City Hall

OFFERING

Building Size:	+/- 9,796 SF (2-story)
Total Lot Size:	+/- 32,393 SF / 0.75 AC
Zone:	C3
APN #:	8056-015-014,8056-015-016,8056-015-020
Proposed Uses:	Retail, Medical Office, Fast Food, Housing, Mixed use

DEMOGRAPHICS

	1 MILE	2 MILES	3 MILES
Total Population	34,510	116,375	210,370
Average HH Income	\$66,009	\$69,153	\$71,902
Day Time Employee	10,857	91,568	237,635

TRAFFIC COUNTS

Firestone Blvd	17,613 CPD
San Antonio Drive	15,367 CPD
Total	32,980 CPD

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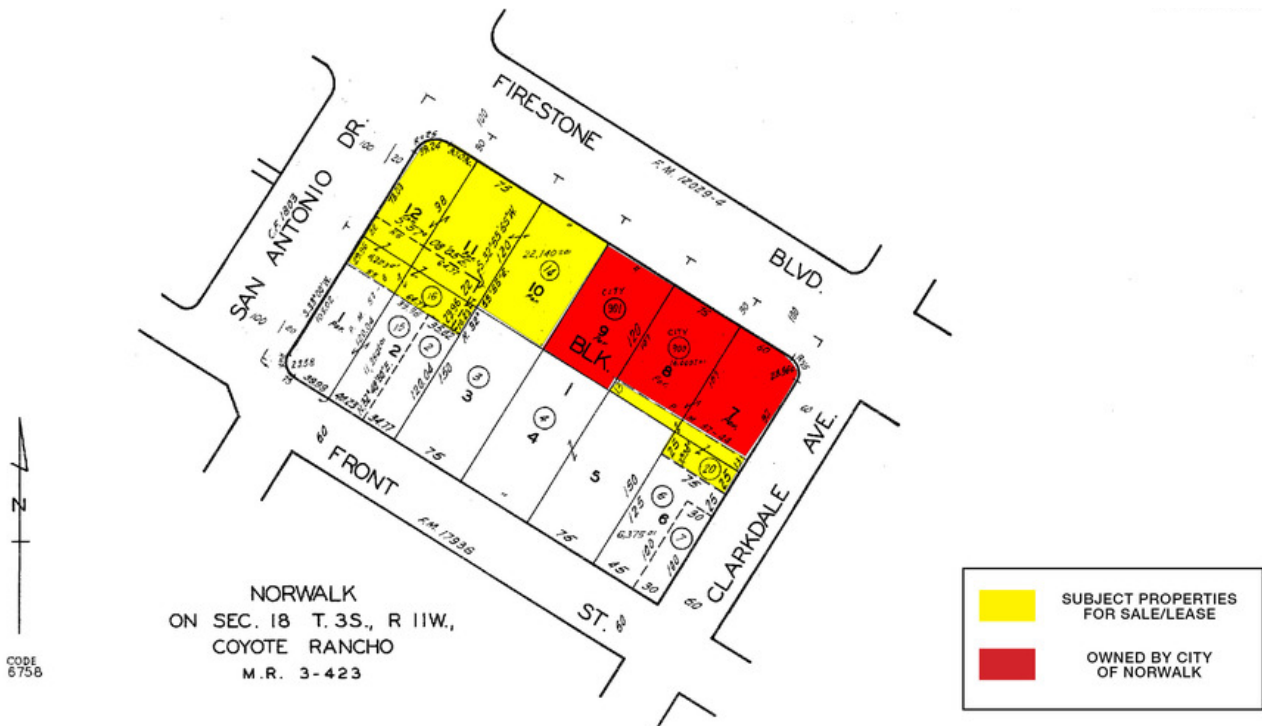
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