

BALDWIN PARK TOWNE CENTER

RETAIL CENTER

FOR LEASE • UP TO 2,322 SQ FT
14510 BALDWIN PARK TOWNE CENTER



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BALDWIN PARK TOWNE CENTER RETAIL OPPORTUNITY

Retail opportunity directly off I-10 Freeway in Baldwin Park. Center anchored by Home Depot with strong co-tenancy including Starbucks, McDonalds and Denny's.

- Endcap and in-line units available
- Immediate co-tenants include Verizon and Fantastic Sam's
- Strong daytime population; densely populated community with household incomes over \$80,000+
- Center located at the I-10 Fwy/Pente Avenue offramp

LOCATION

14510 Baldwin Park Towne Center
NEQ I-10 Fwy & Merced Ave.
Baldwin Park, CA 91706

AVAILABLE

Unit A2 | 2,000 Sq. Ft.
Unit B2 | 1,500 Sq. Ft.
Unit G | 1,411 Sq. Ft.
Unit G4 | 2,322 Sq. Ft.

IN GOOD COMPANY

Key tenants at Baldwin Park Towne Center include Home Depot, Denny's, Starbucks, McDonalds and more. Area tenants include Walmart, Panda Express, and Farmer Boys.



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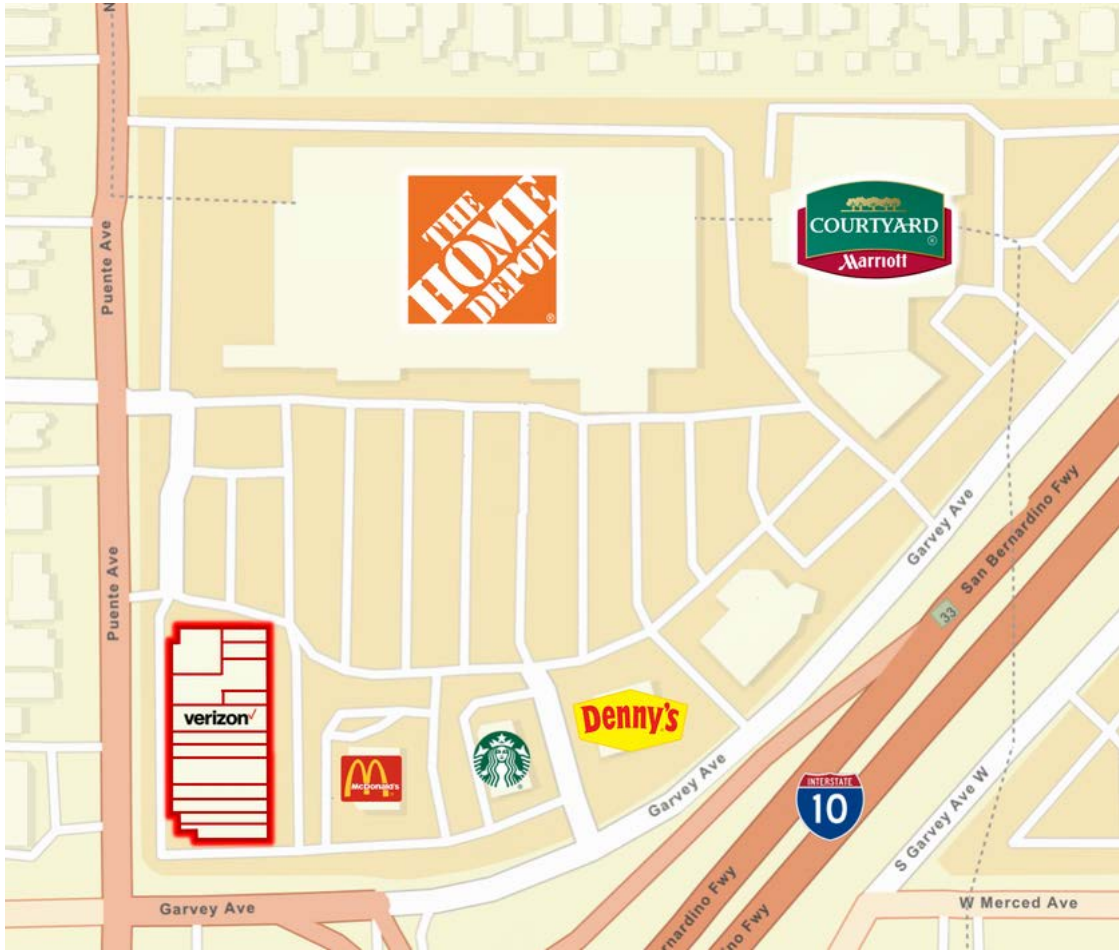
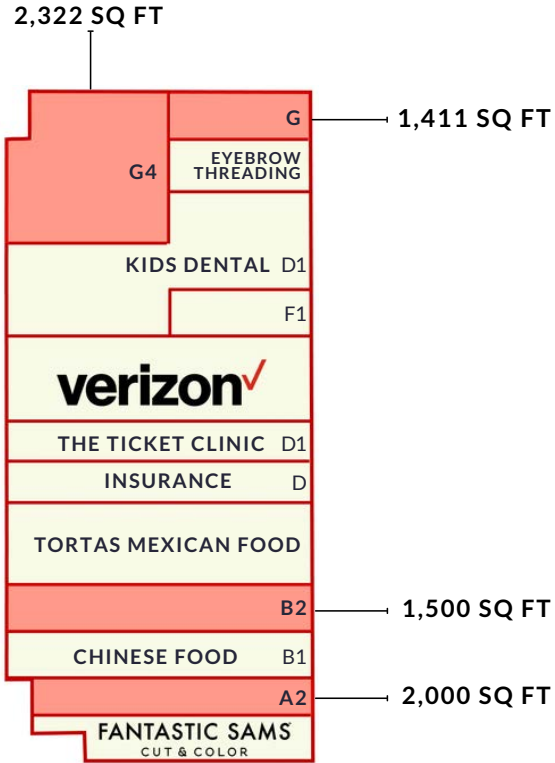
Location

Ideal Baldwin Park location situated at the corner of Puente Ave & Merced Ave off the I-10 Freeway.

14510 BALDWIN PARK
TOWNE CENTER
BALDWIN PARK, CA 91706



Site Plan



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BALDWIN PARK, CA

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BY THE NUMBERS

14510 Baldwin Park Towne Center, Baldwin Park, CA

ESTIMATED POPULATION

1 mi | 31,874

2mi | 124,384

3 mi | 231,713

AVERAGE HH INCOME

1 mi | \$87,233

2mi | \$88,451

3 mi | \$90,980

DAYTIME POPULATION

1 mi | 29,373

2mi | 113,073

3 mi | 209,637

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