



# RETAIL FOR LEASE

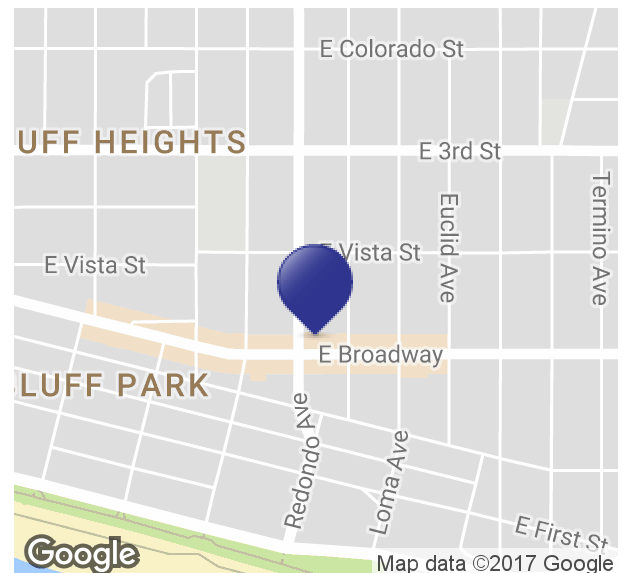
3409 BROADWAY, LONG BEACH, CA 90803



## PROPERTY HIGHLIGHTS

- Approximately 3,750 Sq. Ft. Available
- Great retail space on busy cross streets of Redondo and Broadway!
- Can be used as clothing store, antique shop, jewelry shop, showroom, etc.
- Located close to great restaurants and ocean
- CALL TO TOUR TODAY

**LEASE RATE: \$2.25 SF/MONTH (NNN)**



**DOUG SHEA**

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**Your Entrepreneurial Real Estate Partner. Building Wealth Together.**

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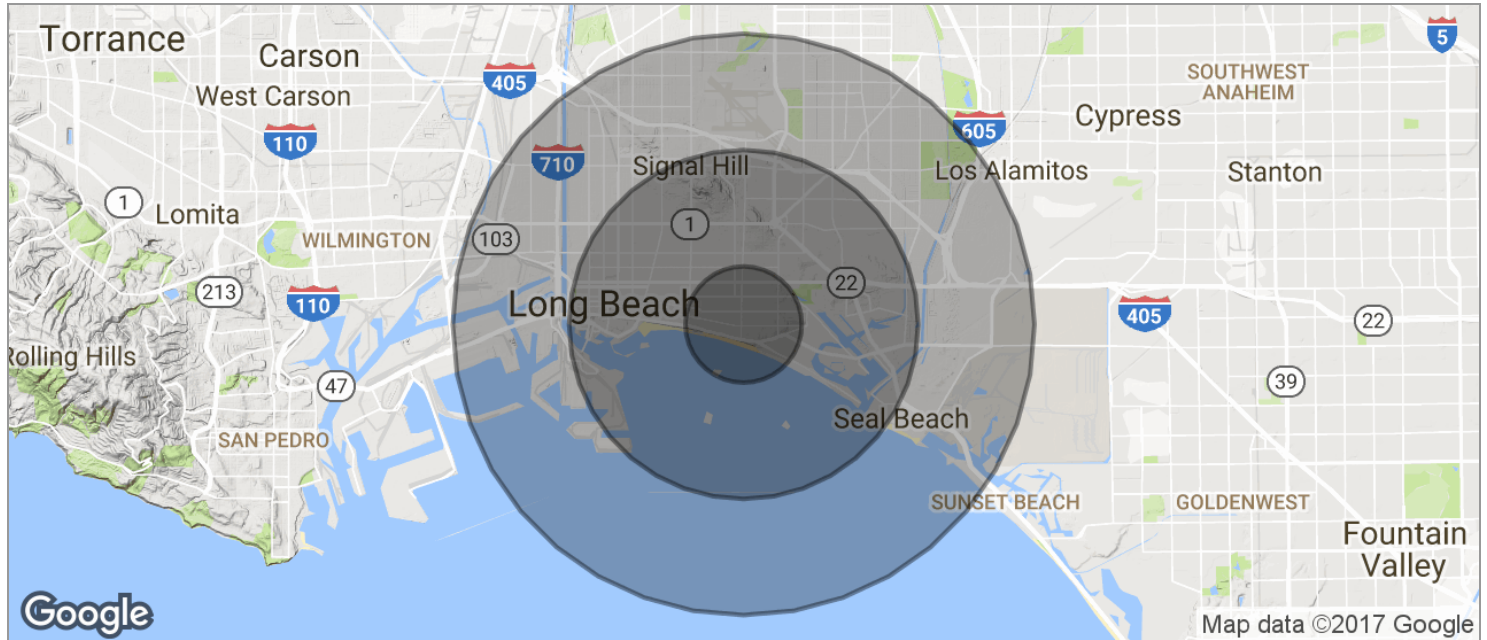
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POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	23,710	207,611	378,856
MEDIAN AGE	36.8	32.4	34.7
MEDIAN AGE (MALE)	36.4	32.3	34.3
MEDIAN AGE (FEMALE)	36.7	32.8	35.3
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	11,896	81,313	142,207
# OF PERSONS PER HH	2.0	2.6	2.7
AVERAGE HH INCOME	\$75,485	\$68,739	\$73,231
AVERAGE HOUSE VALUE	\$667,814	\$542,051	\$536,056

\* Demographic data derived from 2010 US Census