

AVAILABLE 9,290 SF



NWC 2nd Ave. & Foothill Blvd., Arcadia, CA 91006

Annika Riphagen

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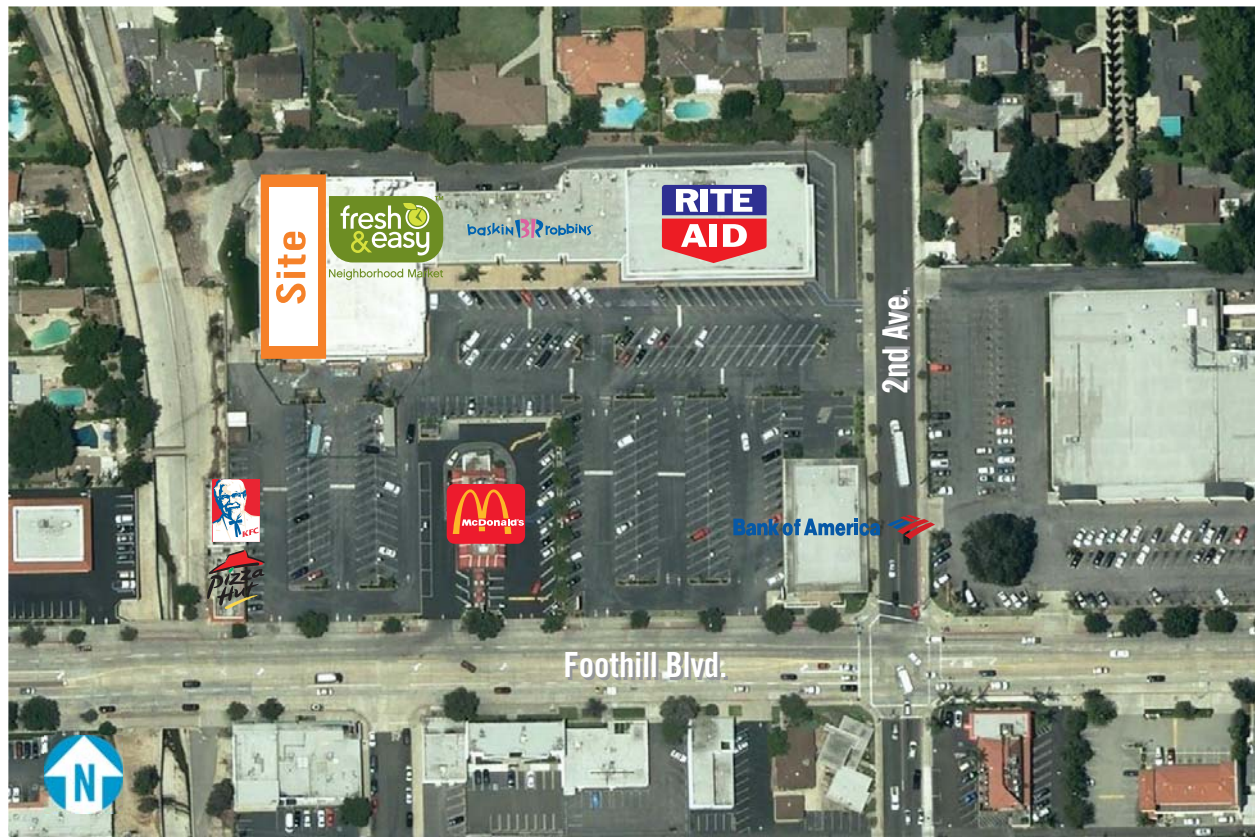
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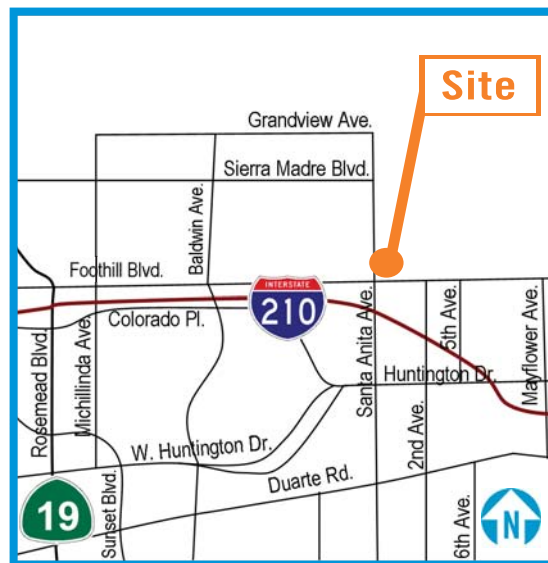


Demographics

| (2008 Est.) | 0.5 Mile | 1 Mile | 2 Mile | 3 Mile |
|--------------------|-----------|----------|----------|----------|
| Population | 3,926 | 17,006 | 61,837 | 129,005 |
| Households | 1,379 | 6,059 | 21,736 | 44,435 |
| Avg. HH Income | \$108,055 | \$94,073 | \$93,115 | \$92,775 |
| Med. HH Income | \$69,052 | \$64,481 | \$63,713 | \$64,780 |
| Daytime Population | 5,802 | 12,774 | 35,557 | 59,208 |

Traffic Counts

| | 0.5 Mile | |
|----------------|----------|-------------------------|
| Foothill Blvd. | 27,034 | Source: City of Arcadia |
| 2nd St. | 9,025 | |



The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation. It is your responsibility to independently confirm its accuracy and completeness.



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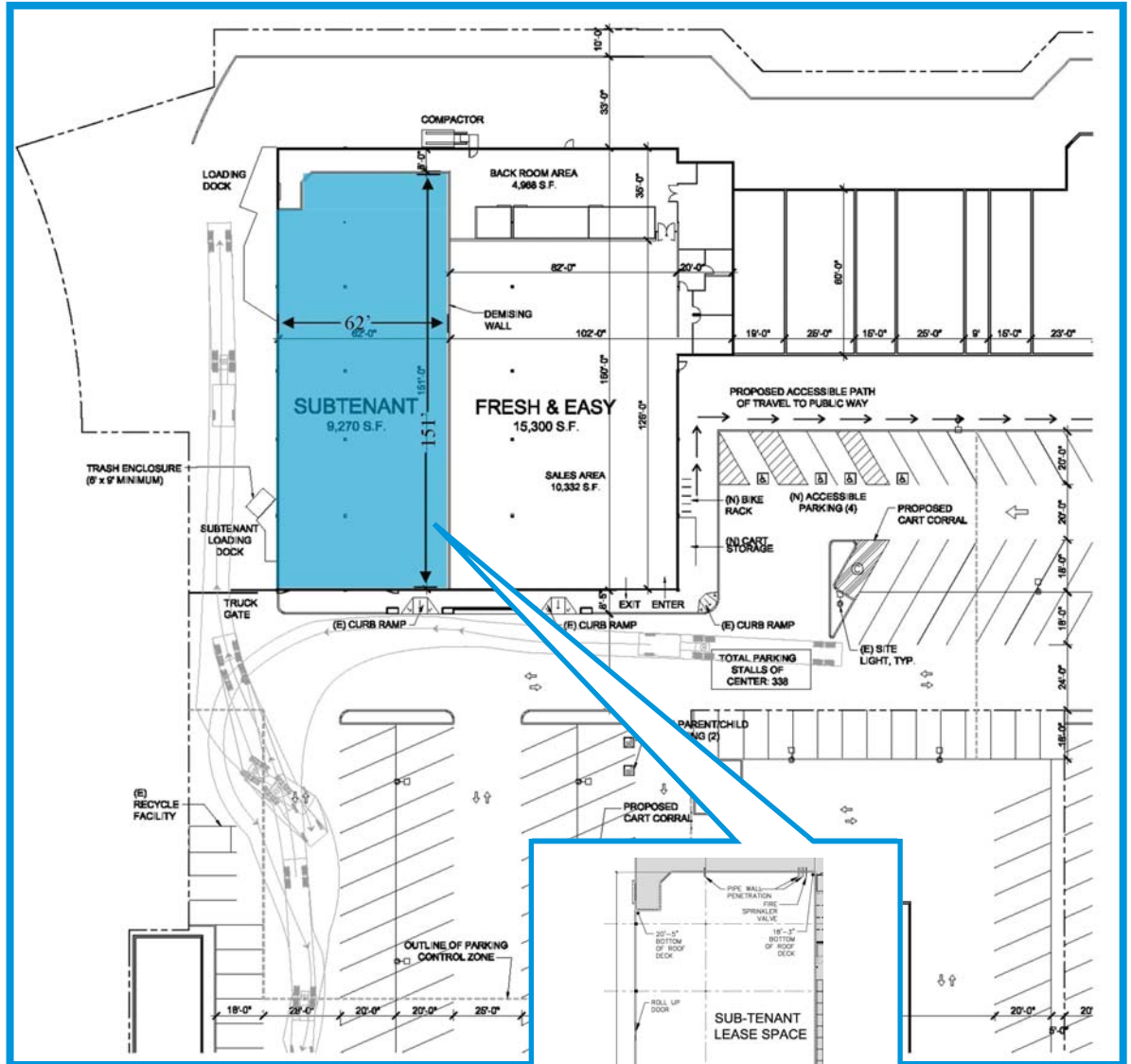
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