

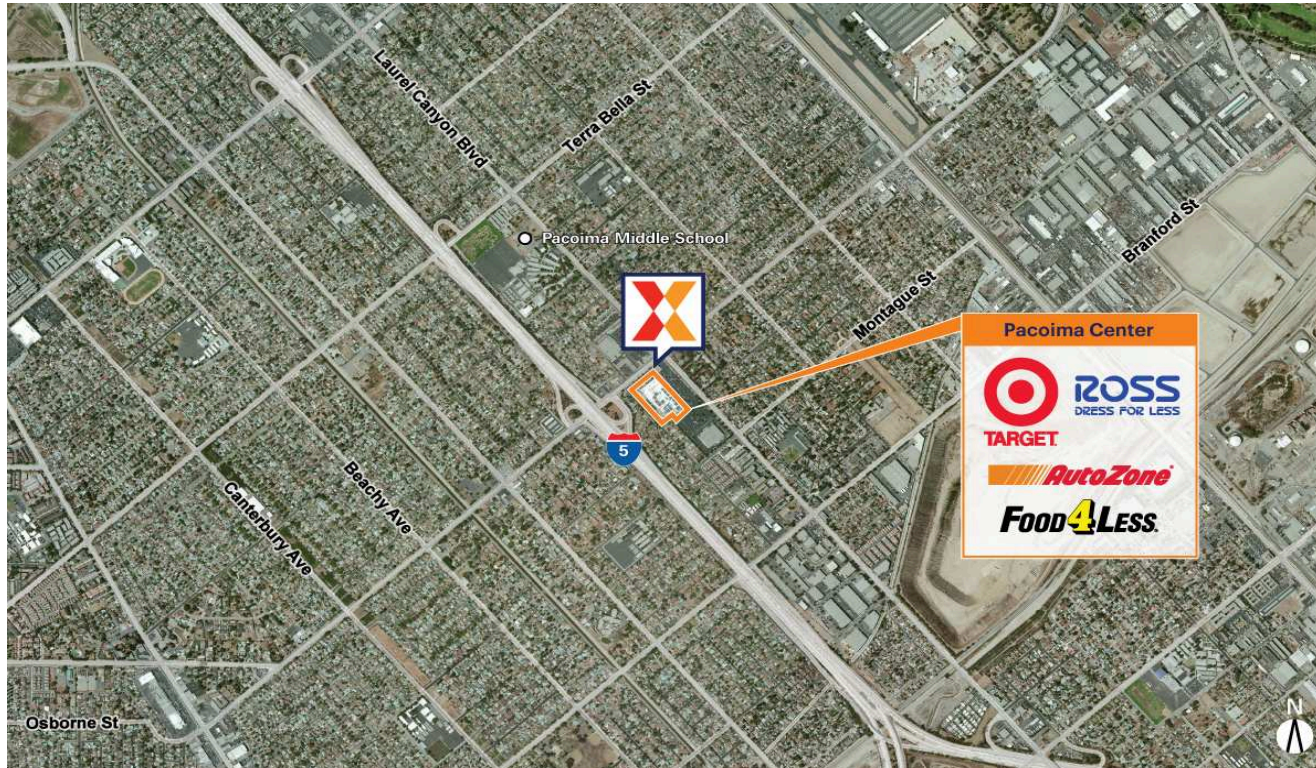


# Pacoima Center

Los Angeles-Long Beach-Anaheim, CA

34.2455, -118.4191

9727 Laurel Canyon Drive & Osborne Stree | Pacoima, CA 91331



**Center Size:** 202,773 SF



| Demographics | 1 Mile   | 3 Mile   | 5 Mile   |
|--------------|----------|----------|----------|
| 👤            | 34,799   | 275,933  | 657,898  |
| 🏠            | 7,486    | 67,323   | 180,704  |
| 💰            | \$77,189 | \$67,539 | \$70,973 |

Market-dominant center anchored by Food 4 Less, Target & Ross Dress for Less, drawing an estimated 10,000 visits/day and 3.7M visits/year

Surrounded by a dense population of 275,000+ and a daytime population of 231,000+ within 3 miles

Located at one of the area's busiest intersections of Laurel Canyon Blvd and Osborn St with visibility from I-5 and proximity to 118 Freeway

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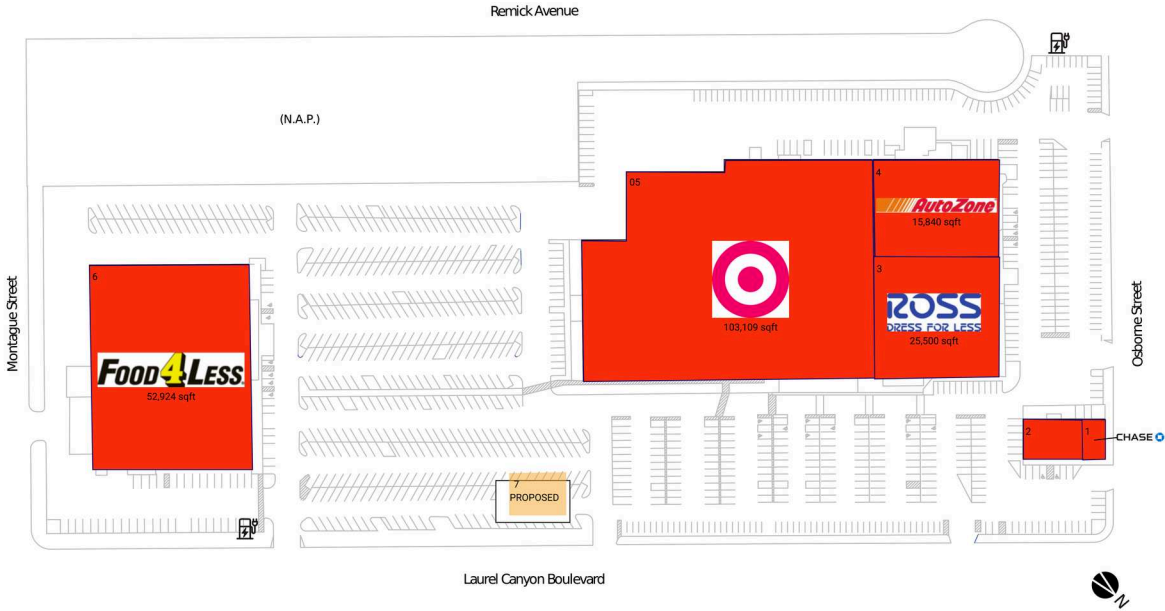
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### Pad Opportunities

7 0 SF/0

### Current Retailers

|    |                                 |            |
|----|---------------------------------|------------|
| 1  | Chase                           | 1,500 SF   |
| 2  | Magicland Dental Grp Of Pacoima | 3,900 SF   |
| 3  | Ross Dress For Less             | 25,500 SF  |
| 4  | AutoZone                        | 15,840 SF  |
| 05 | Target                          | 103,109 SF |
| 6  | Food 4 Less                     | 52,924 SF  |



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