

216-220 Azusa Ave.

Covina, CA

Features:

- 1,200 square feet available (current restaurant)
- Opportunity for Retail or Restaurant Tenants
- Retail Pad in Front of Anchored Center
- Area Tenants Include: dd's Discount, Smart & Final Extra, Home Depot, Walgreens, CVS, and 99 Cents Only
- High Density Trade Area



For More Information:

Steve McDonald
Managing Director

Steven.McDonald@ngkf.com

213.298.3592

License: 01054568

For Lease
216-220 Azusa Ave.
 Covina, CA



N. San Bernardino Rd.



Pho BMC Cali



SITE



N. Azusa Ave.



Badillo St.

For More Information:
Steve McDonald
 Managing Director
 Steven.McDonald@ngkf.com
 213.298.3592
 License: 01054568

DEMOGRAPHICS
 2017 Estimated Population
 2022 Projected Population
 Average Household Income
 Business Population

1 Mile
 27,357
 28,542
 \$77,280
 8,784

3 Miles
 206,553
 213,621
 \$81,641
 69,410

5 Miles
 485,794
 501,564
 \$84,943
 135,450

TRAFFIC COUNTS
 Azusa Avenue
 Badill Street

± 36,500 cars per day
 ± 17,715 cars per day

For Lease
216-220 Azusa Ave.
Covina, CA

•• **T** •• **Mobile** ••
1,950 SF

1,200 SF Available



CO1 216-222 N. Azusa Ave.

CVS
pharmacy

Smart&Final

Azusa Avenue

Alta Pacific
Bank

Badillo Street

For More Information:

Steve McDonald
Managing Director
Steven.McDonald@ngkf.com
213.298.3592
License: 01054568

Please do not disturb current tenants

All information furnished regarding property for sale, rental or financing is from sources deemed reliable. No representation is made as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease, or financing, or withdrawal without notice.