

3/4 AC Lot with Approximately 9,057 SF Improvements

15628 Hawthorne Blvd,
Lawndale, CA 90260



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DRE #01407539

17547 Ventura Blvd, Suite 304 - Encino, CA 91316 - 818.501.2212 - www.illicre.com - BRE #01834124

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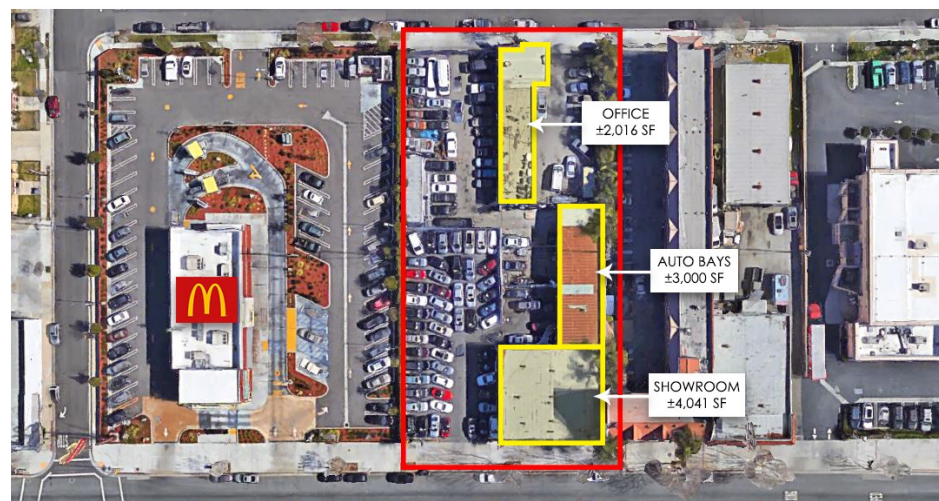
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PROPERTY FEATURES

- Street to street entry/egress
- ±9,057 SF consisting of 3 buildings
- Large parking field
- Located on Busy Hawthorne Boulevard
- Great Showroom
- High Bow Truss Ceiling
- Great Showroom

AREA AMENITIES

- Prime Lawndale location on busy central South Bay area thoroughfare
- Freeway accessible within 1,000 ft
- Located between McDonald's and Days Inn to the south, the same side of CVS and Bank of America



DEMOS	1 mile	3 mile	5 mile
Population	39,115	289,069	630,254
Avg. HH Income	\$71,541	\$94,383	\$91,253
Daytime Pop.	10,364	107,190	336,939
Traffic Count	±100,000 cars per day		



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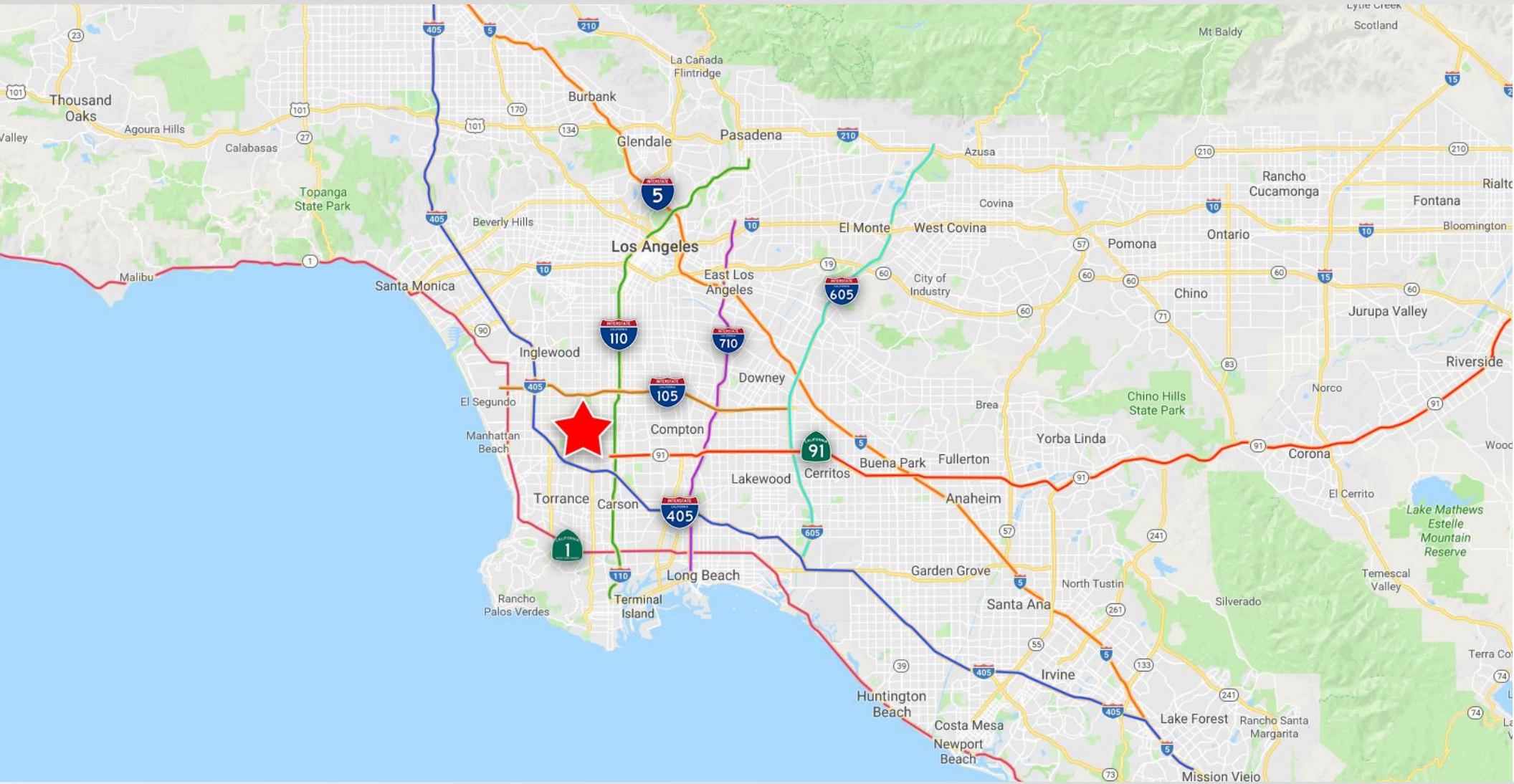
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