

# FOR LEASE

# ARCADIA GATEWAY

300-336 E HUNTINGTON DR. | ARCADIA, CA

## PROPERTY HIGHLIGHTS

- 5,427 SF End Cap Available (Can be Demised)
- Affluent Trade Area
- Strong Retail Corridor close to Westfield Santa Anita
- Retail and Restaurant Opportunity
- Immediately Adjacent to over 160,000 SF of Office including Health Care Medical Group, City of Hope and AAA Auto Club



**NEWMARK**

The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

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## CURRENT AVAILABILITIES

SUITE	MULTI-TENANT RETAIL BUILDING	SF
30-000	Starbucks Coffee	1,246
30-200	Maki & Sushi	1,297
30-400	Tastea	1,246
<b>30-800</b>	<b>Sesame Grill</b>	<b>2,431</b>
31-000	Acceptance Auto Insurance	1,061
31-200	#MyDeli Sandwiches	1,030
31-400	Nirvana Indian Cuisine	1,019
<b>31-600</b>	<b>Sumi Beauty</b>	<b>979</b>
32-000	Ulta Beauty	3,909
32-400	Leslie's Pool Supplies	3,720
32-800	Ramen House	1,400
33-200	CosmoProf	2,222
<b>33-600</b>	<b>AVAILABLE</b>	<b>5,427</b>

SUITE	SINGLE TENANT RETAIL PAD BUILDINGS	SF
40-000	BJ's Restaurant & Brewhouse	7,341
43-000	Olive Garden	9,250

SUITE	SINGLE TENANT MEDICAL BUILDINGS	SF
45-000	HealthCare Partners	48,455

SUITE	4-STORY MULTI-TENANT OFFICE BUILDING	SF
40-100	F&L Galaxy	5,187
40-101	Dental Care of Arcadia	4,760
40-102	HealthCare Partners	2,614
40-104	Sports Neurologic Rehabilitation	1,935
40-200	HealthCare Partners	16,400
40-300	Regus	16,450
40-400	Oracle America	16,667



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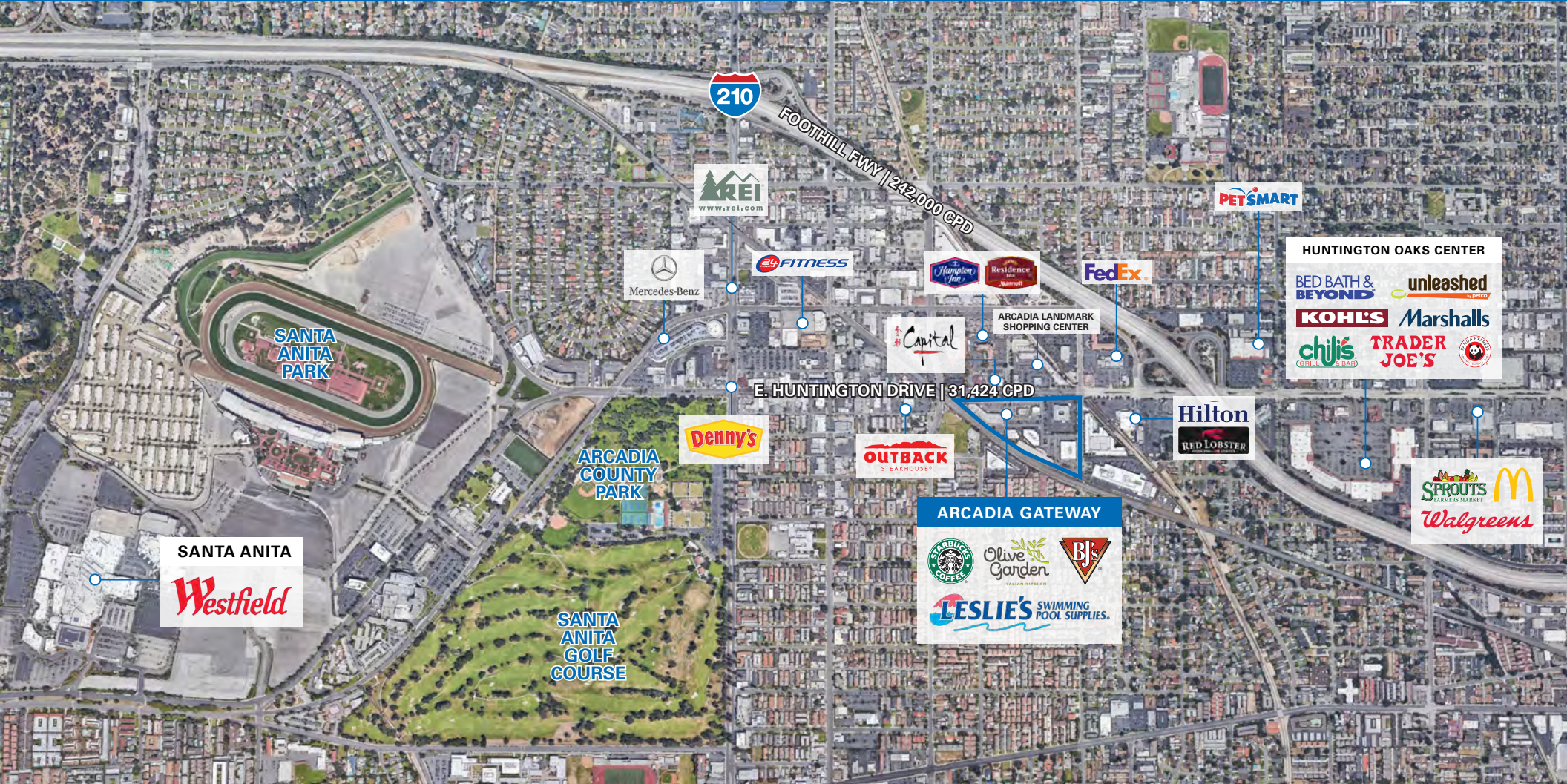
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ARCADIA AERIAL



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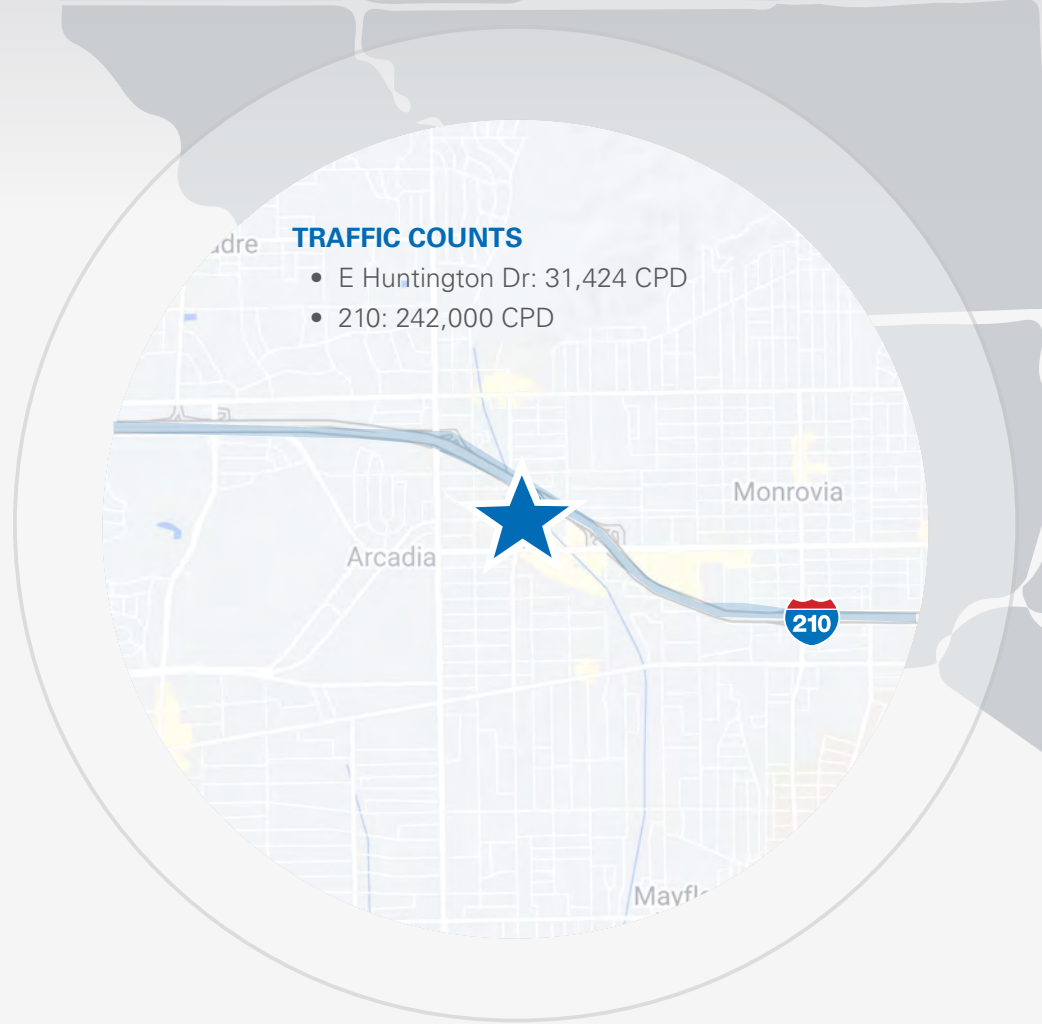
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# ARCADIA, CALIFORNIA | DEMOGRAPHICS



	ONE-MILE RADIUS	THREE-MILE RADIUS	FIVE-MILE RADIUS
<b>POPULATION</b>	23,654	151,592	151,592
<b>DAYTIME POPULATION</b>	14,765	63,401	124,505
<b>AVERAGE HH INCOME</b>	\$104,375	\$120,156	\$112,006
<b>HOUSEHOLDS</b>	8,407	52,618	116,975



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