

Laurel Promenade

SEC Laurel Canyon Blvd & Ventura Blvd, Studio City, CA



Project Features

- ◆ 2 Lease Opportunities (food uses allowed):
 - ◆ Ground Floor - 5,630 SF endcap
 - ◆ Second Floor - 3,269 SF in-line
- ◆ Asking Rents: \$48.00-\$84.00 PSF/Year
NNN = \$24.00 PSF/Year
- ◆ Traffic Counts: Ventura Blvd – 29,300 CPD
Laurel Canyon Blvd – 30,500 CPD

Demographics

(2024 Estimates)	1 Mile	3 Mile	5 Mile
Population	21,659	195,844	599,739
Avg. HH Income	\$240,850	\$171,379	\$156,577
Daytime Population	11,141	77,631	310,148



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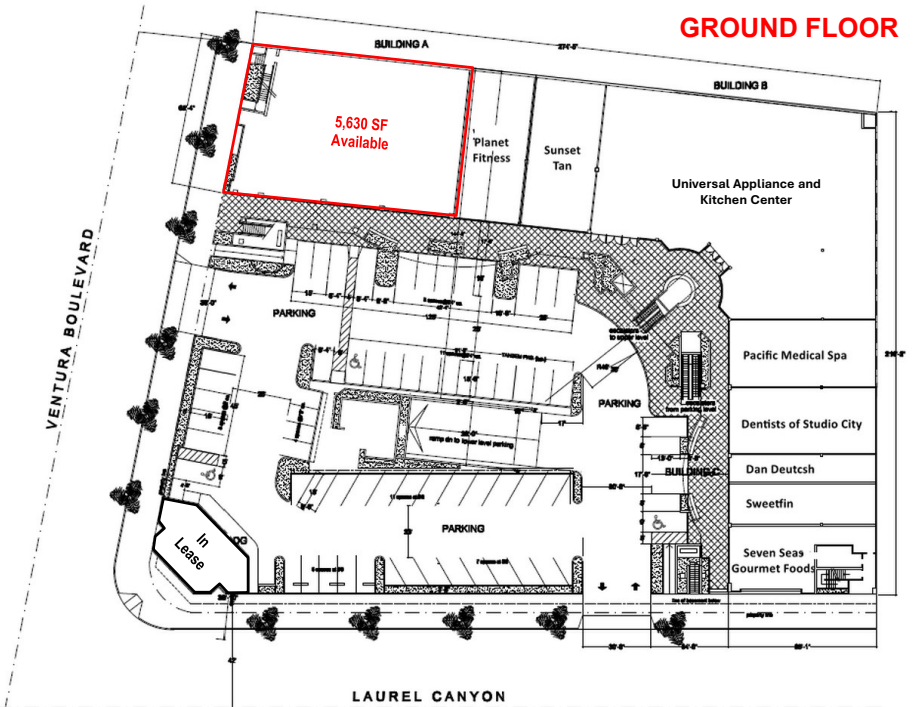
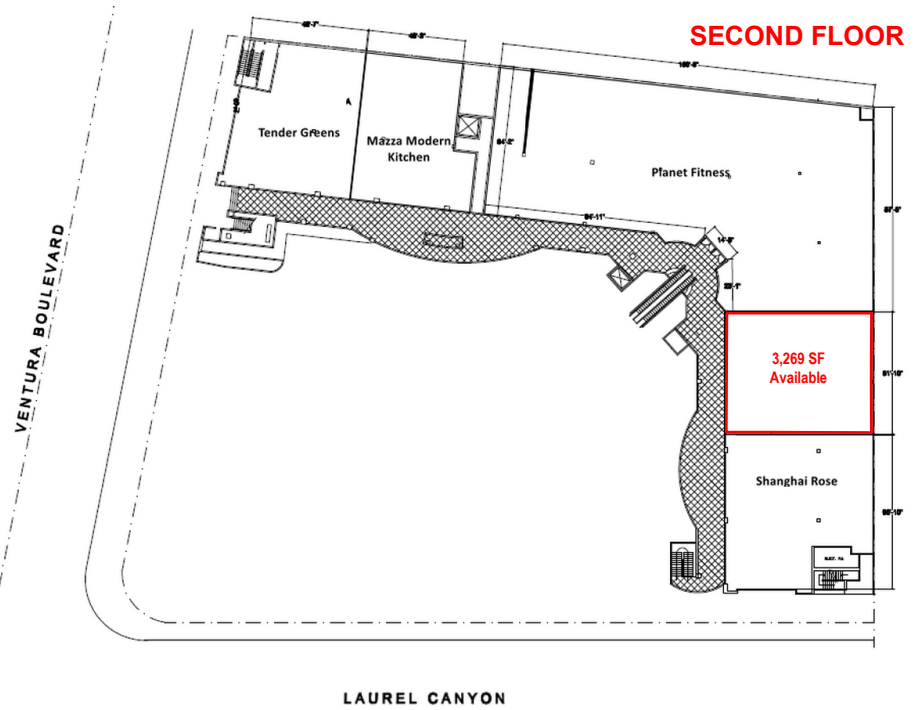
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www.clovercompany.com

**Laurel Center Group
California, LP**

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