

FOR LEASE

ENTIRE ±48,000 SF BUILDING AVAILABLE

11460 Porter Ranch Dr
Porter Ranch CA



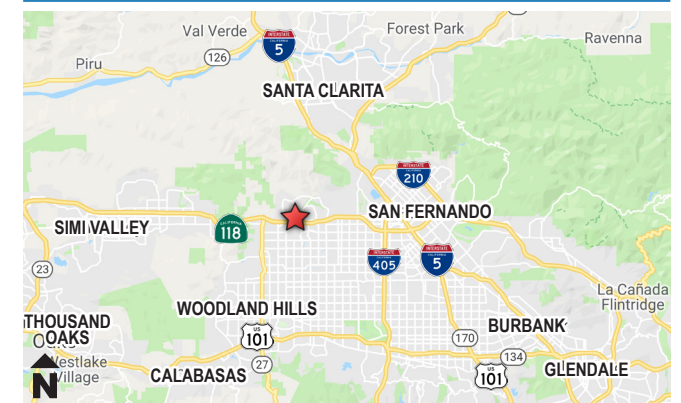
Site Information

Building Size	±48,000 SF
Year Built	1999
TRAFFIC COUNTS	
Porter Ranch Dr	16,702 Cars/Day
Rinaldi St	7,120 Cars/Day
118 Freeway	155,337 Cars/Day

2018 Demographics

	<u>Radius</u>	<u>1 Mile</u>	<u>2 Mile</u>	<u>3 Mile</u>
POPULATION:		11,979	43,060	91,490
HOUSEHOLDS:		4,119	14,560	32,148
HH INCOME				
Average:		\$144,216	\$140,099	\$118,298
Med:		\$118,681	\$113,904	\$94,291
Median Home Value:		\$771,776	\$745,398	\$696,572

Regional Map



3770 Highland Ave. Suite 208
Manhattan Beach, CA 90266
www.CalBayCorp.com

*Buying and Developing Premium
Net Leased Properties.*

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TRADE AREA MAP



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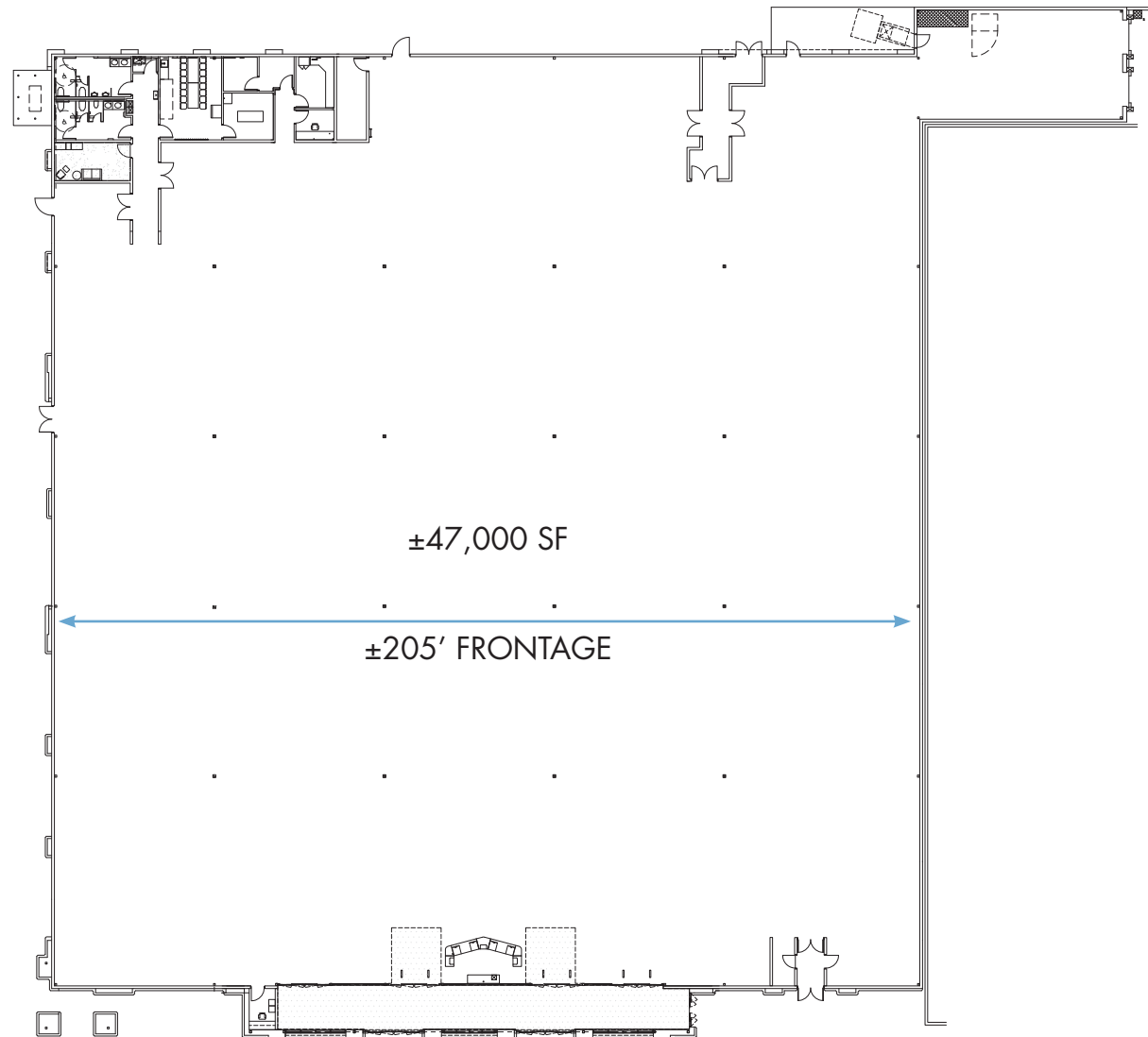
ENTIRE ±48,000 SF BUILDING AVAILABLE

FLOOR PLAN

ENTIRE BOX

±47,000 SF

±205' FRONTAGE



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