



# For Lease

La Palma Court | 2618 W La Palma Ave, Anaheim 92801

Travis Dunn  
Senior Vice President  
License #01390592  
Tel +1 949 527 9128  
tdunn@svn.com

Stephen Lee  
Advisor  
License #01778129  
Tel +1 949 538 2055  
shlee@svn.com

Peter Walshe  
Senior Advisor  
License #02043209  
Tel +1 949 538 2072  
peter.walshe@svn.com

[www.travis-dunn.com](http://www.travis-dunn.com)



# For Lease





*La Palma Court, Anaheim*



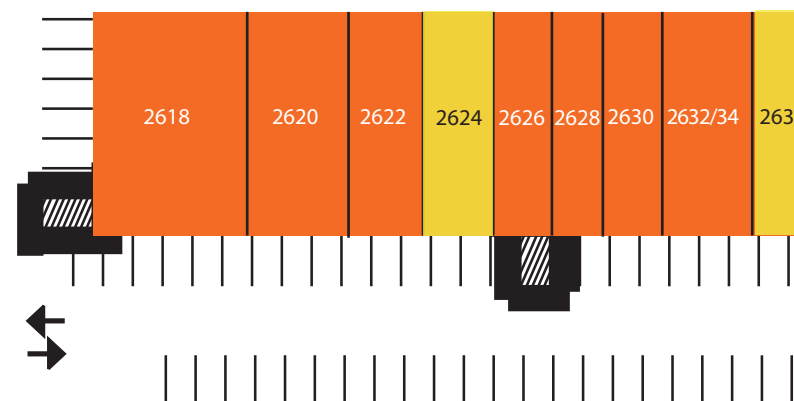
## Property Highlights

- Suites from ±960- 1,080 SF
- Highly visible strip center at high traffic signalized intersection.
- Convenient parking and easy access to Interstate 5 and 91 Freeway.
- Major thoroughfare with high daytime population and more than 3.7 million visitors annually to the nearby Entertainment Zone.
- Dense infill area with more than 650,000 people in a 5 mile radius.

## Demographics

	1 Mile	3 Miles	5 Miles
 TOTAL POPULATION	27,122	295,796	662,281
 AVG. HOUSEHOLD SIZE	3.43	3.38	3.32
 AVERAGE HH INCOME	\$72,900	\$71,746	\$82,962
 MEDIAN HOME VALUE	\$458,486	\$474,408	\$552,588

## Available Suites



Suite #2624 - 1,080 SF

Suite #2636 - 960 SF

## Area Retailers



## Traffic Counts (CoStar mapping)

- ±33,874 VPD - Magnolia
- ±20,921 VPD - La Palma

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## The City Of Anaheim



Anaheim is a city in Orange County, California, part of the Los Angeles metropolitan area. It is the most populous city in Orange County and the 10th-most populous city in California. Anaheim is the second-largest city in Orange County in terms of land area and is known for its theme parks, the Anaheim Convention Center, and its two major sports teams: the Anaheim Ducks ice hockey club and the Angels baseball team.

Ducks ice hockey club and the Angels baseball team.

Anaheim's income is based on a tourism economy. In addition to The Walt Disney Company being the city's largest employer, the Disneyland Resort itself contributes about \$4.7 billion annually to Southern California's economy. It also produces \$255 million in taxes every year. Another source of tourism is the Anaheim Convention Center, which is home to many important national conferences. Many hotels, especially in the city's Resort district, serve theme park tourists and convention goers.

The Anaheim Canyon business park makes up 63% of Anaheim's industrial space and is the largest industrial district in Orange County. Anaheim Canyon is also home to the second-largest business park in Orange County. Anaheim Canyon houses 2,600 businesses, which employ over 55,000 workers.

## City Highlights



#1

*Populous City  
in the County*



TOP 10

*Populous City  
in the State*



\$24.2 M

*In Tourism  
Annually*

Several notable companies have corporate offices and/or headquarters within Anaheim

- AT&T
- Banco Popular, North American headquarters
- CKE Restaurants
- Disneyland Resort
- Yogurtland
- Panasonic
- Isuzu North American headquarters
- Toyota Financial Services
- Hewlett Packard
- Kaiser Foundation

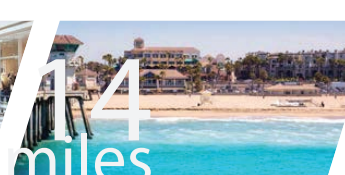
Knotts Berry Farm

The Source OC

Brea Mall

Huntington Beach

Long Beach





*La Palma Court, Anaheim*

