



For Lease

Grand Ladera | Ladera Heights, CA

Property Highlights

- The Grand Ladera Shopping Center is the premiere neighborhood center in the trade area serving the affluent community of Ladera Heights as well as the Westchester, Culver City and Inglewood submarkets
- The center is over 187,000 SF of prime retail, situated at the bustling intersection of La Cienega Blvd., La Tijera Blvd., and Centinela Ave., which sees over 113,851 cars per day (REGIS 2024)
- Dynamic mix of cotenants include Ralph's, CVS and Ross as anchors along with Western Dental, Petco, Bath and Body Works, Chase Bank, Schools First Credit Unin, Shoe Palace, and AT&T.
- Food and beverage cotenants include Chipotle, Fatburger, Buffalo Express, Dave's Hot Chicken and more.
- According to Zillow, Ladera Heights has an average home value of \$1.6M with an approximate growth in value of 4% YOY



Demographics

	1 mile	3 miles	5 miles
Total population	37,633	242,399	809,115
AVG. household size	2.22	2.51	2.57
Average HH income	\$131,488	\$130,025	\$127,390
Median home value	\$1,007,334	\$990,345	\$963,890

ESRI 2024

Traffic counts

- ± 113,851 CPD (La Cienega/La Tijera & Centinela)

Site Plan

Suite#	Tenant	SF
5245	Ralphs	60,320
29	In Leases	6,830
30	Dave's Hot Chicken	2,000
31	In Leases	2,000
32	Chase Bank	5,000
5311	Brown Hill Medical	7,664
5315	Bath & Body Works	3,600
5317	Available	2,880
5323	AT&T Wireless	3,120
5325	Unleashed by Petco	6,000
5329	Shoe Palace	4,800
5339A	Subway	1,500
5339B	Available (Second Gen. Restaurant)	1,500
5339	Ross	27,400
5357	LA Sherriff	1,500
5359	Schools First Credit Union	4,200
5373	Western Dental	6,800
5375A	Freeway Insurance	1,500
5375B	Available	1,500
5377	Available	3,700
5381	For the Culture	2,800
5383	Star Crab	1,700
5385	Available	875
5399	CVS	17,825
6701A	H&R Block	1,000
6701B	Available (former lash lounge)	1,000
6705	Nailspa Excel	2,000
6709	Mail Connexion	1,000
6711	Available	1,000
6713-15	Fatburger	2,000
6719	Chipotle	2,000

Total GLA: 187,514 SF



Aerial



DEMOS	3 Miles
Source: ESRI	
Total Pop	242,399
Median HH Income	\$98,946



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