

FOR LEASE

GLENDALE SQUARE | 1010 N. Glendale Ave., Glendale, CA

±2,157 SF TOTAL AVAILABLE



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The information contained herein has been obtained from sources that have been deemed reliable. While we have no reason to doubt its accuracy we do not guarantee it.

SUMMARY

ADDRESS 1010 N Glendale Ave., Glendale, CA

CROSS STREET N. Glendale Ave & N. Verdugo Rd.

AVAILABLE Suite 106 - 1,207 SF
Suite 107 - 950 SF
Combined - +/- 2,157 SF (contiguous)

PARKING Ample on-site

ASKING RENTS \$51 / SF

NNN Est. \$9.60/SF

TERM Negotiable

HIGHLIGHTS

- Center anchored by Golden Farms Market - 28,000 SF
- Centrally located between two major throughfares with excellent access
- Flexible in-line suites that can be combined
- Minutes from the 5, 134 & 210 Freeways
- Co-tenants include Subway, Baskin Robbins
- Additional parking available on lower level
- Traffic Counts: Approximately 42,456 ADT (N. Glendale Ave. & N. Verdugo Rd.)







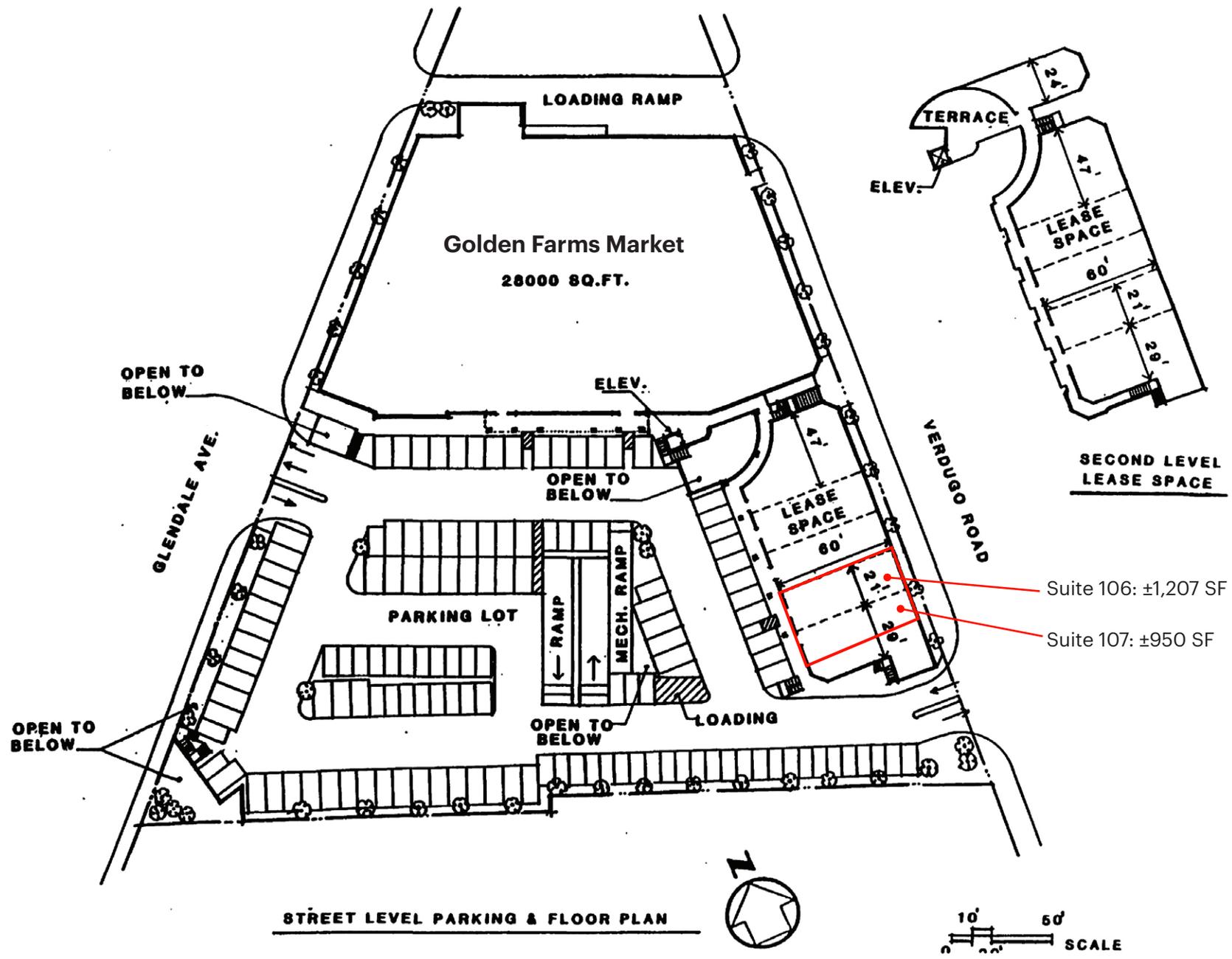
GLENDALE FASHION CENTER
NORDSTROM
rack

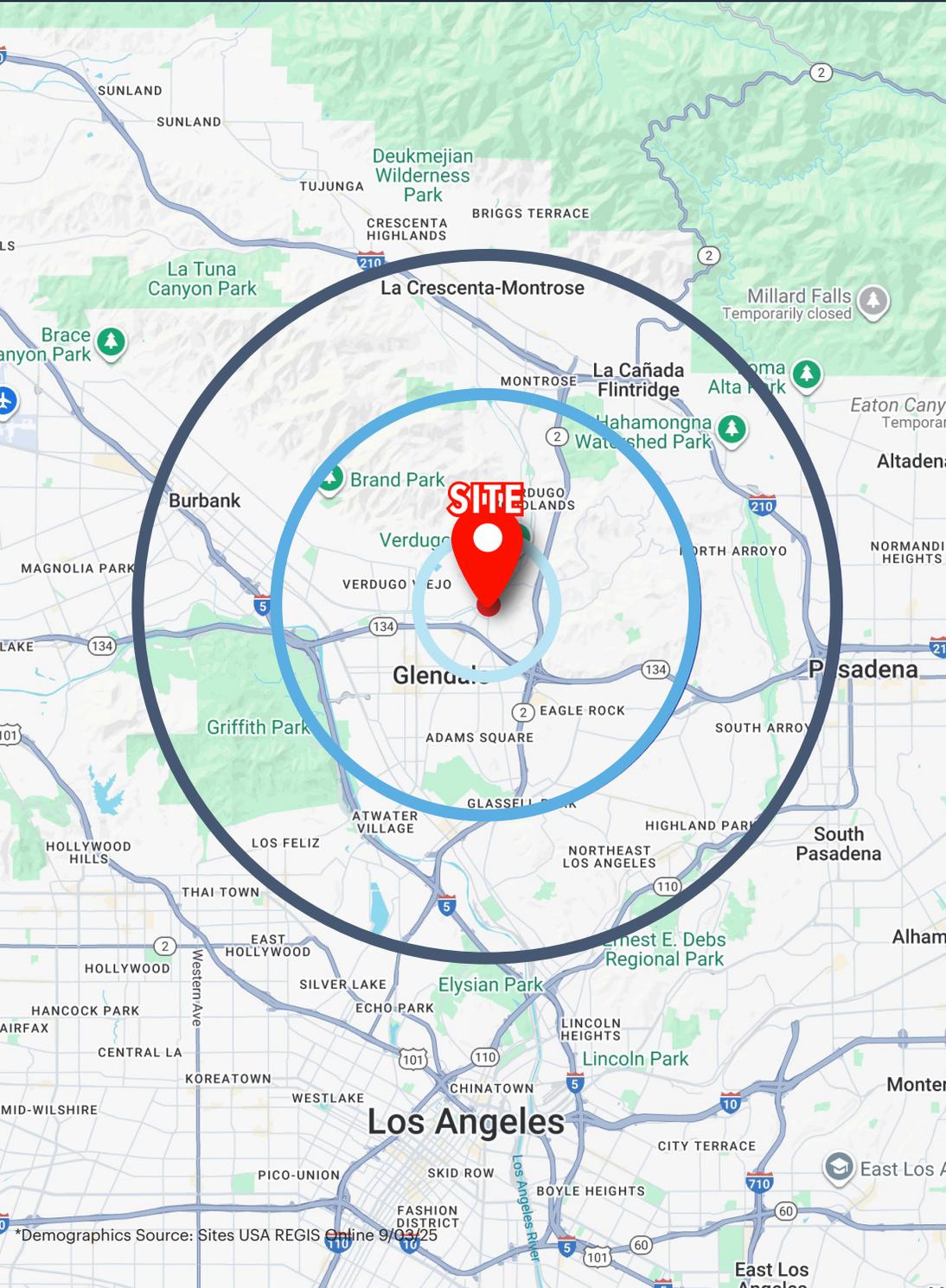
TJ-maxx **Total Wine & MORE**

Michaels **ROSS DRESS FOR LESS**

STAPLES **petco**

Ralphs **WORLD MARKET**





ESTIMATED POPULATION

1 MILE	3 MILES	5 MILES
32,379	198,156	466,530



DAYTIME EMPLOYEES

1 MILE	3 MILES	5 MILES
13,661	95,671	190,286



AVERAGE HOUSEHOLD INCOME

1 MILE	3 MILES	5 MILES
\$141,293	\$134,845	\$155,045



BACHELOR'S DEGREE OR HIGHER

1 MILE	3 MILES	5 MILES
44.2%	45.8%	48.2%



HOUSEHOLD RETAIL EXPENDITURES

1 MILE	3 MILES	5 MILES
\$698.11 M	\$4.12 B	\$10.16 B



HOUSEHOLD DENSITY PSM

1 MILE	3 MILES	5 MILES
10,312	7,012	5,942



HOUSEHOLDS WITH CHILDREN

1 MILE	3 MILES	5 MILES
24.0%	24.3%	26.1%



HOME VALUES OVER 1 MILLION

1 MILE	3 MILES	5 MILES
49.7%	52.4%	55.5%



*Demographics Source: Sites USA REGIS Online 9/03/25