

Canoga Park

📍 22337 Sherman Way, Canoga Park, CA

Major Remodel Planned



FRONT ELEVATION



EXISTING CONDITION

Rare Drive-Thru Opportunity
Prime End-Cap Drive-Thru and Shop Space Available

Anchored by a Very Strong Ralphs

High Traffic and Strong Income

Very Hard Market to Penetrate



**RED MOUNTAIN
GROUP**

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For Lease

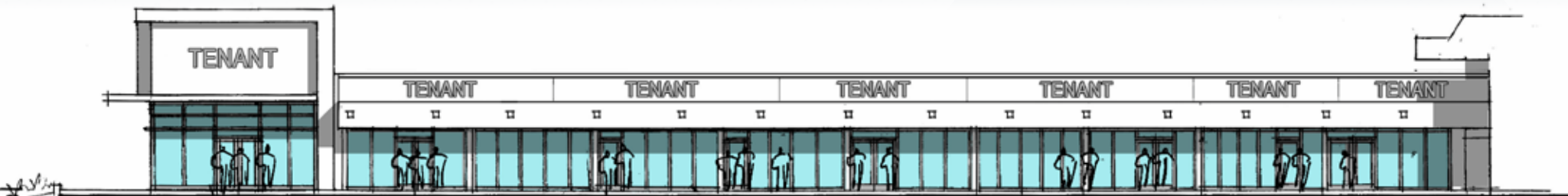
1,500 Prime End-Cap Drive-Thru Space

898 SF Shop Space

Demos

		
RADIUS	POPULATION	MED HH INCOME
1 MILE	27,512	\$86,256
3 MILE	110,309	\$85,999
5 MILE	197,272	\$90,161

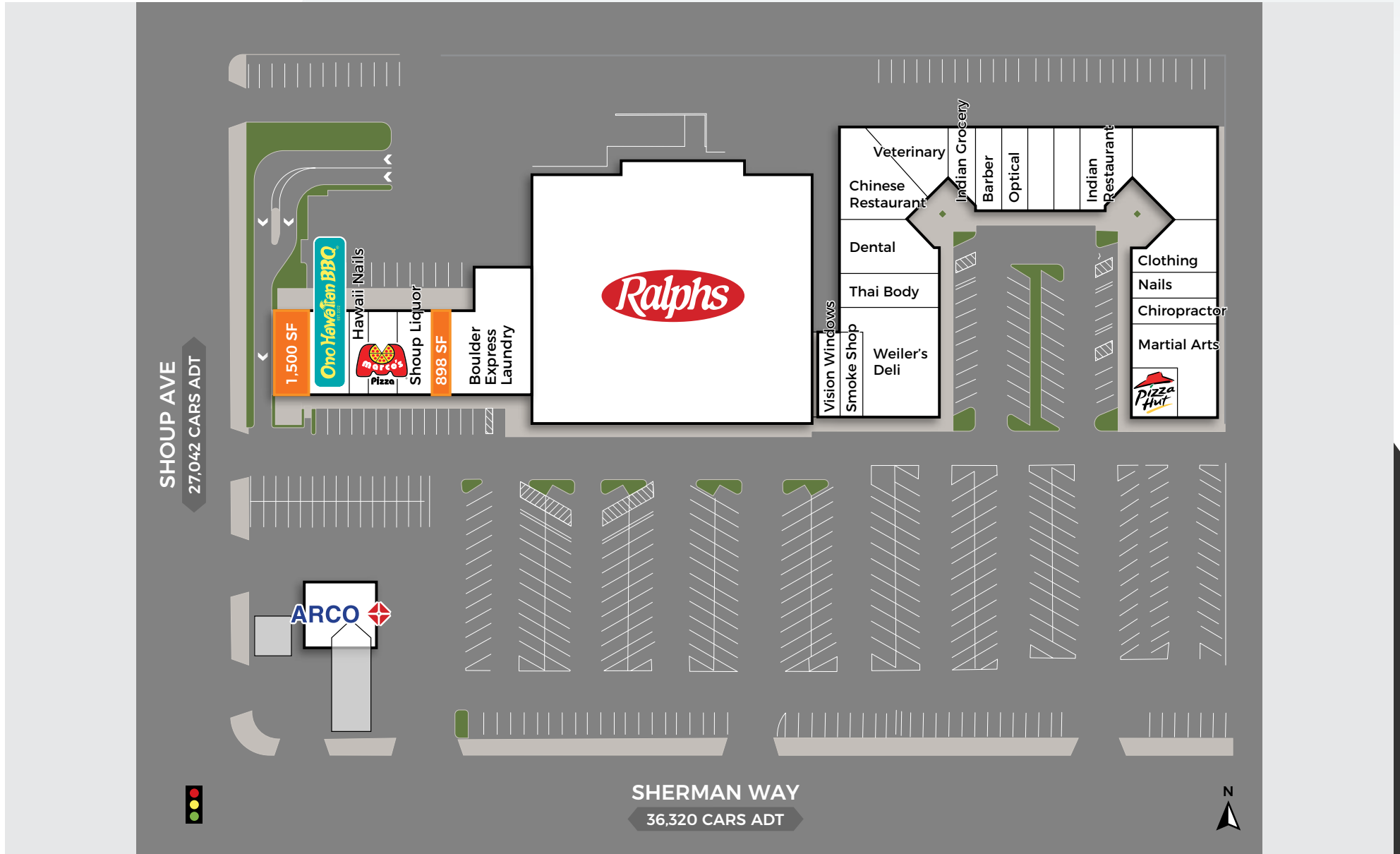
Source: Applied Geographic Solutions 2021



Major Retailers in Trade Area



Site Plan



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22337 Sherman Way, Canoga Park, CA



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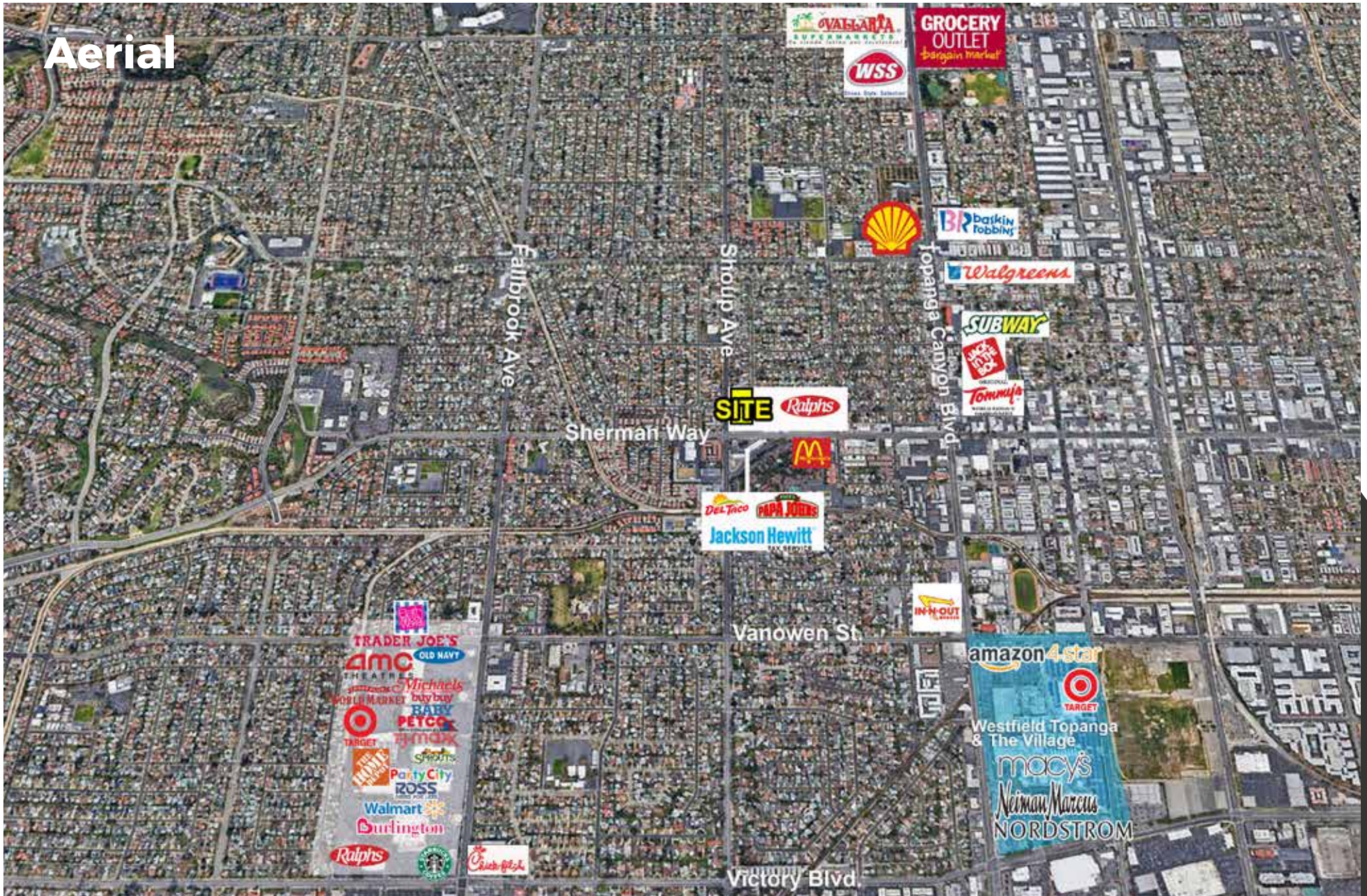
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Aerial



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