

TOWNE CENTER EAST

2450 CHERRY AVENUE | SIGNAL HILL, CA 90755



Property Details

Owned GLA

163,067 SF

Availability

1 Suite | 1,459 SF

Parking Spaces

764

Overview

- Prominent high-performing center anchored by Costco, Home Depot and Petsmart
- Surrounded by dense population of 303,00+ with an average household income of \$101,000+ within 3 miles
- Positioned at one of the major intersections for trade at Willow St. & Cherry Ave with a combined 76,000+ VPD
- Close proximity to Long Beach Airport and 405 freeway

Tenant Mix



TOWNE CENTER EAST

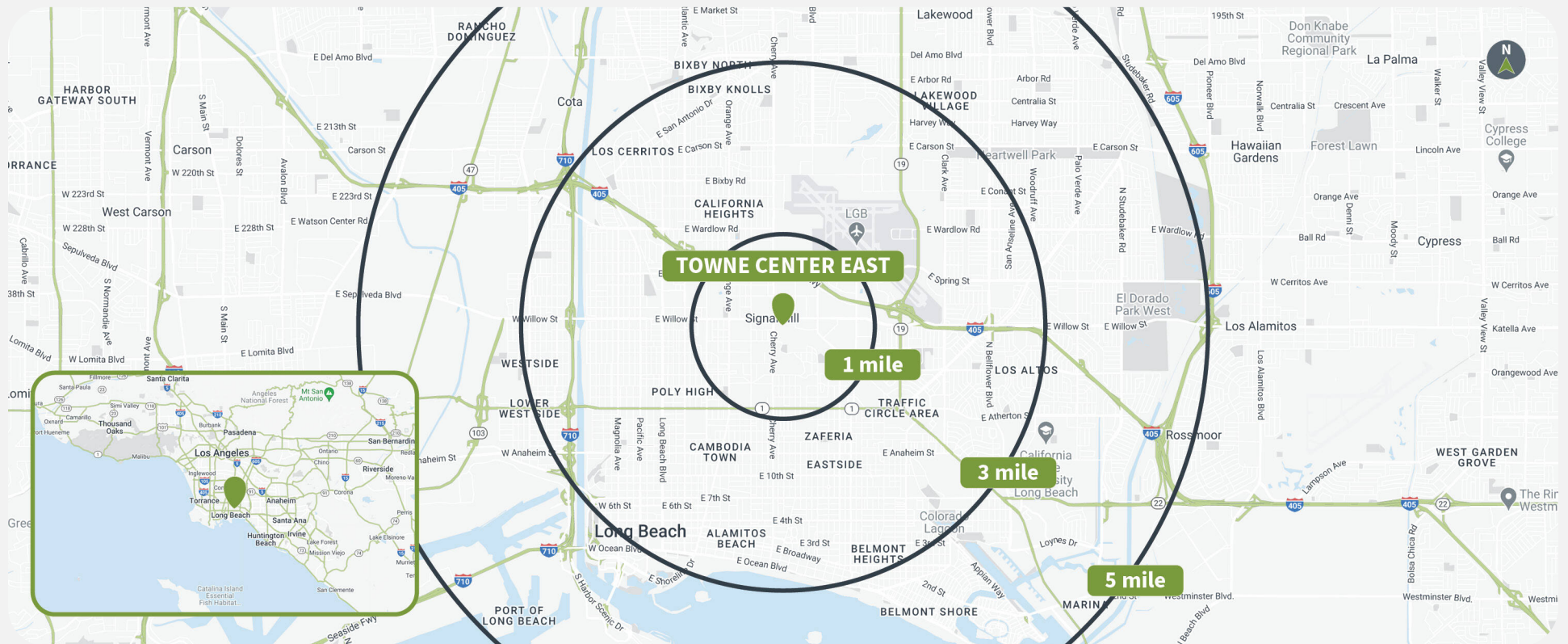
2450 CHERRY AVENUE | SIGNAL HILL, CA 90755



Demographics

Source: Creditnelli, 2024.

	Population	Daytime Population	Households	Avg. HH Income	Med. HH Income
1 MILE	20,556	22,874	6,513	\$90,460	\$74,162
3 MILES	295,316	324,685	107,525	\$96,000	\$77,524
5 MILES	526,248	588,441	186,878	\$104,795	\$85,771

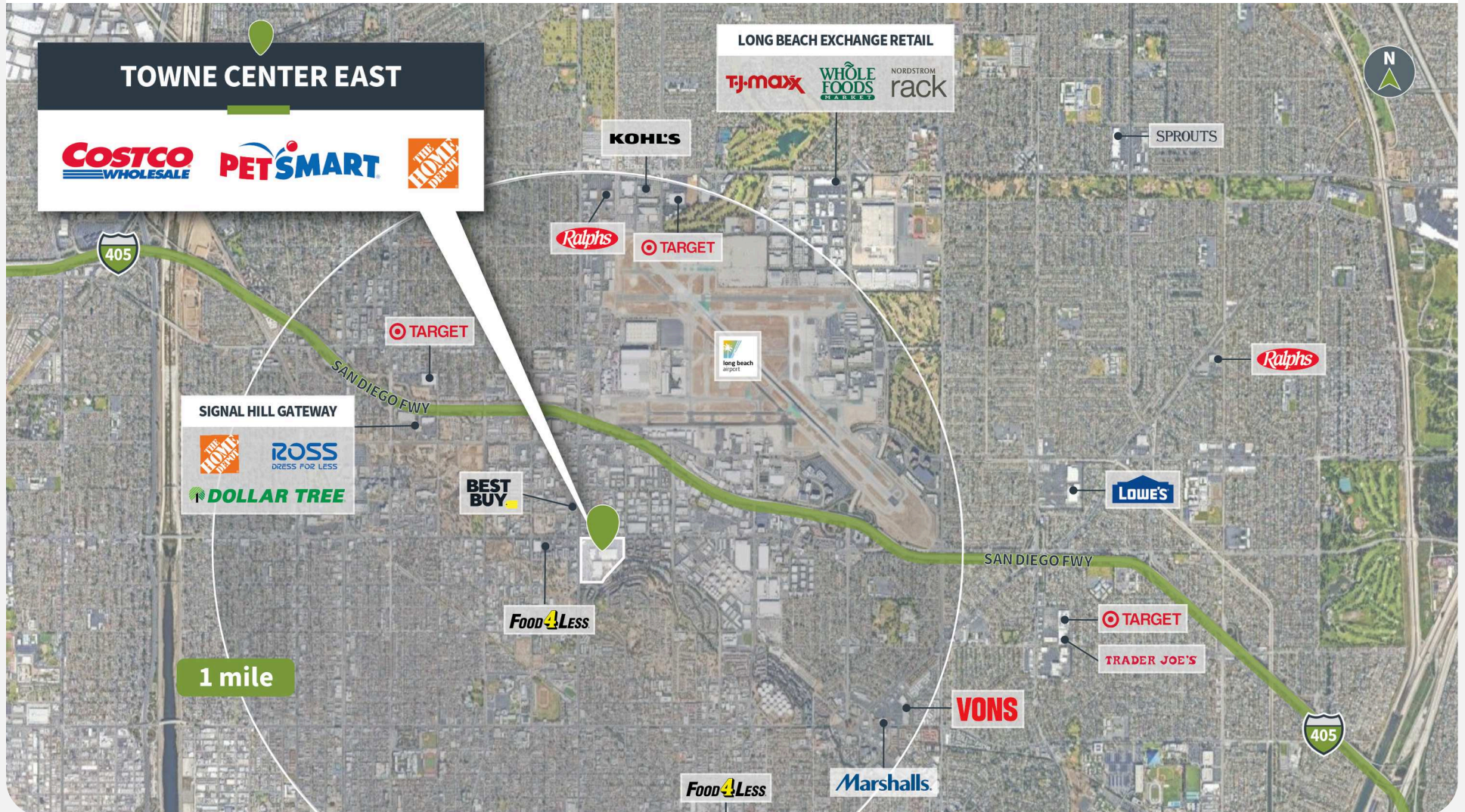


TOWNE CENTER EAST

2450 CHERRY AVENUE | SIGNAL HILL, CA 90755



Market Aerial



TOWNE CENTER EAST

2450 CHERRY AVENUE | SIGNAL HILL, CA 90755



Site Plan



Suite	Tenant	GLA (SF)
20	AVAILABLE	1,459
30	HOME DEPOT	103,423
14	PETSMART	26,550
X1	COSTCO	8,317
42	WELLS FARGO	6,000
18	SALONCENTRIC	4,080
40	PANDA EXPRESS	2,270
26	T-MOBILE	2,103
22	THE UPS STORE	1,787
9	JERSEY MIKE'S SUBS	1,530
7	KNEAD DONUTS AND TEA	1,262
5	WABA GRILL	1,200
1	SUPERCUTS	1,109
24	FRENCH NAILS	1,077
3	TUTTI FRUTTI	900

TOWNE CENTER EAST

2450 CHERRY AVENUE | SIGNAL HILL, CA 90755



Get in Touch with Us

Leasing

Lauren Greulich

858.798.1455

lgreulich@shopcore.com

Pop-up & Short-term Leasing

MyShop by ShopCore

312.798.5210

myshop@shopcore.com

Property Management

Tony Lucero Sr.

626.564.1066 ext. 4

tlucero@shopcore.com



This document is for general information purposes only. Any and all features, matters and other information depicted hereon or contained herein are for illustrative marketing purposes only, are subject to modification without notice, are not intended to be relied upon by any party and are not intended to constitute representations or warranties as to any matter, including ownership of the real property depicted hereon or any part thereof, the size and nature of improvements (or that any improvements will be constructed or will continue to exist as depicted), or the identity or nature of any occupants thereof.

Learn more about Towne Center East at shopcore.com/property/towne-center-east