



# For Lease

**Compton Town Center | 104-290 E. Compton Boulevard, Compton, CA**

**Blake Kaplan**

Vice President  
License #02001158  
Tel +1 909 702 3367  
[blake.kaplan@am.jll.com](mailto:blake.kaplan@am.jll.com)

**Jaryd Meenach**

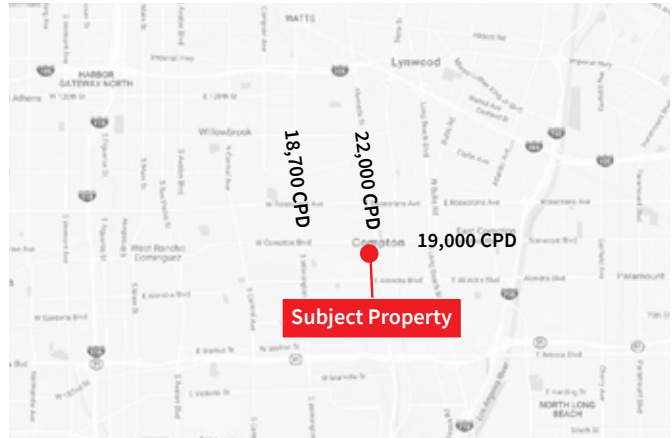
Senior Associate  
License #1936557  
Tel +1 310 694 3189  
[jaryd.meenach@am.jll.com](mailto:jaryd.meenach@am.jll.com)

**Scott Burns**

Managing Director  
License #01237652  
Tel +1 310 694 3188  
[scott.burns@am.jll.com](mailto:scott.burns@am.jll.com)

## Compton Town Center | 104–290 E. Compton Boulevard

- Newly remodeled 196,422 square foot power center anchored by Smart & Final Extra, CVS, DD's Discounts, and ROSS
- Prime location in the heart of Compton's retail corridor serving over 83,000 employees in a 3 mile radius
- Center is located in close proximity to both the Blue Line Metro Train (73,500 person - weekday ridership) and Line 55-355 Metro Bus (8,500 person - weekday ridership) stops
- Conveniently located to multiple surrounding freeways (I-105, I-710, CA 91, I-110)



### Area Retailers



### Demographics

#### 1 mile

#### 2 miles

#### 3 miles



42,474

Estimated population

154,035

Estimated population

291,799

Estimated population



10,242

Average Household Size

35,581

Average Household Size

69,829

Average Household Size



\$58,266

Average household income

\$62,469

Average household income

\$65,368

Average household income



\$384,772

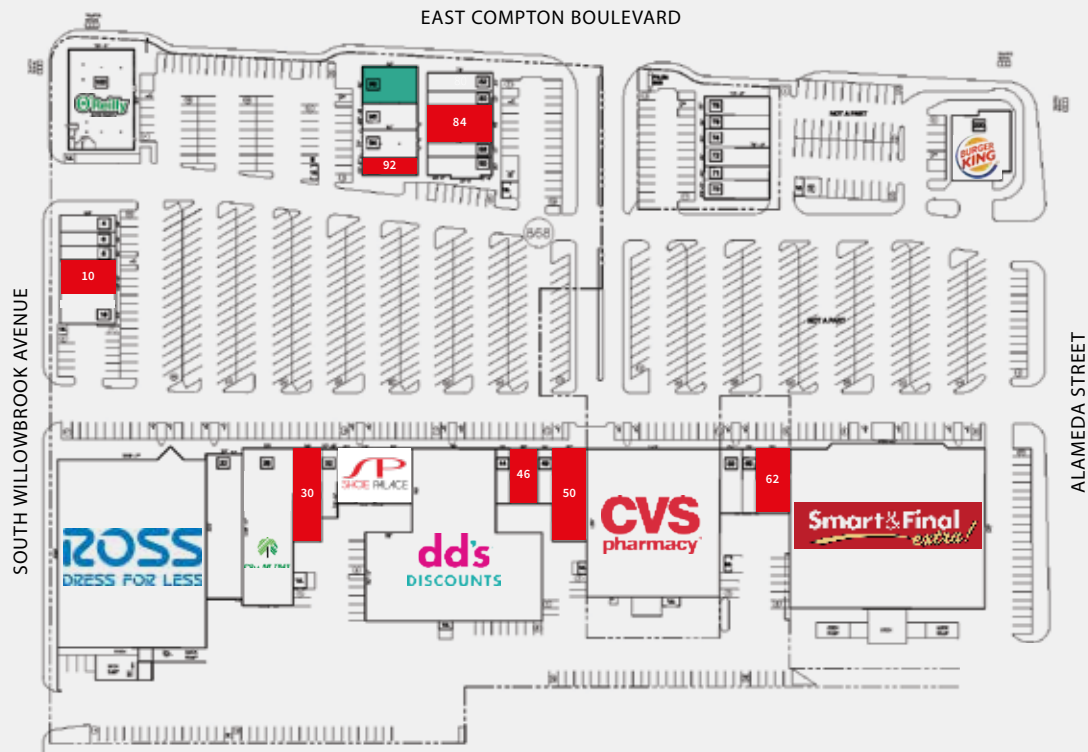
Median Home Value

\$391,493

Median Home Value

\$396,565

Median Home Value



## List of Tenants

Suite	Tenant	S.F.	Suite	Tenant	S.F.
4	Phat Noodle	1,080	62	Available	2,450
6	EyeBrow Threading Studio	900	68	Smart & Final (NAP)	36,923
8	Aqua Best	900	70	H&R Block	1,400
10	Available	1,741	71	Advance America	1,050
16	Dickey's BBQ	2,363	72	Papa John's	1,400
20	ROSS	32,320	74	Towne Cleaners	1,400
22	WIC	6,000	76	Metro PCS	1,050
26	Dollar Tree	9,350	78	Jade Palace	1,400
30	Available	3,000	80	Fishbone Seafood	1,441
32	Bank of America	1,275	82	Compton Family Dental	950
34-38	Shoe Palace	4,730	84	Available	2,592
40	DD's Discounts	26,430	88	Louisiana Fried Chicken	1,050
44	Handy's Beauty	900	90	Fresh Donuts	1,050
46	Available	1,800	92	Available	1,100
49	LA's Insurance	958	94	Mother's Nutritional Center	1,800
50	Available	3,792	96	Yoshinoya	1,700
54	CVS (NAP)	22,880	98	Continental Currency (Month to Month)	2,400
58	AQ Men's Wear	1,738	100	O'Reilly	7,500
60	My Jewelry	1,050	200	Burger King (NAP)	4,500

Available ■  
Month to Month ■





**Blake Kaplan**  
Vice President  
License #02001158  
Tel +1 909 702 3367  
[blake.kaplan@am.jll.com](mailto:blake.kaplan@am.jll.com)

**Jaryd Meenach**  
Senior Associate  
License #1936557  
Tel +1 310 694 3189  
[jaryd.meenach@am.jll.com](mailto:jaryd.meenach@am.jll.com)

**Scott Burns**  
Managing Director  
License #01237652  
Tel +1 310 694 3188  
[scott.burns@am.jll.com](mailto:scott.burns@am.jll.com)