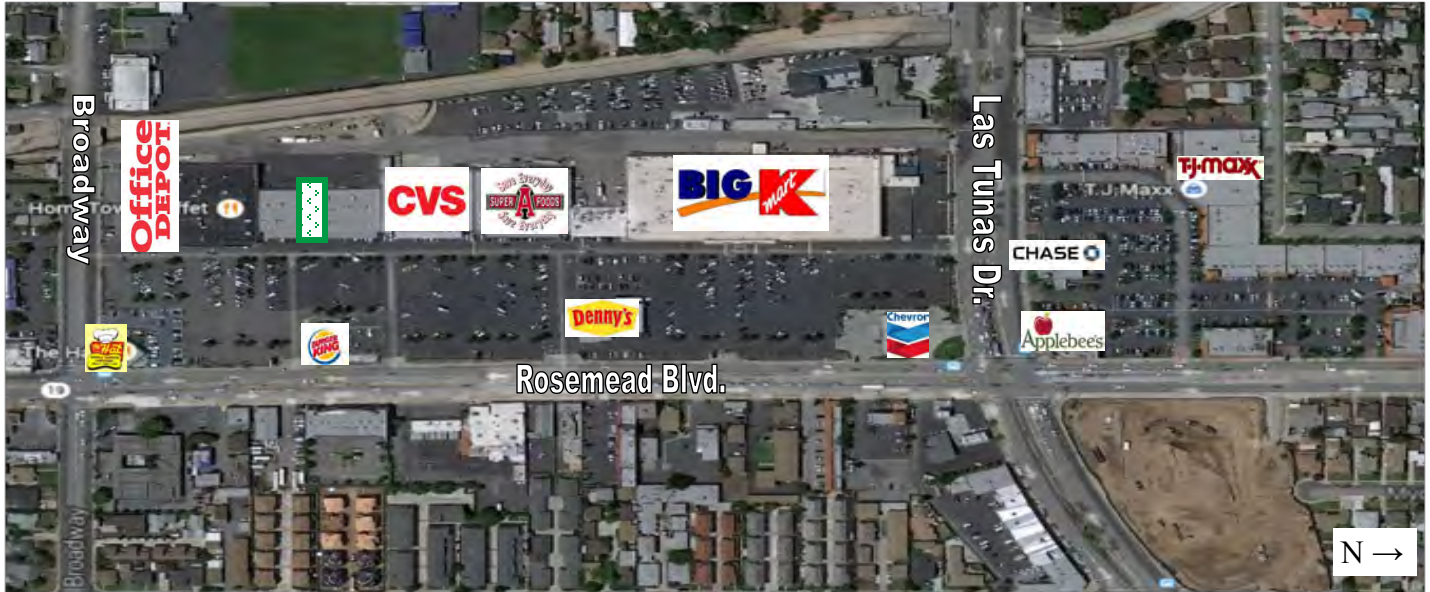


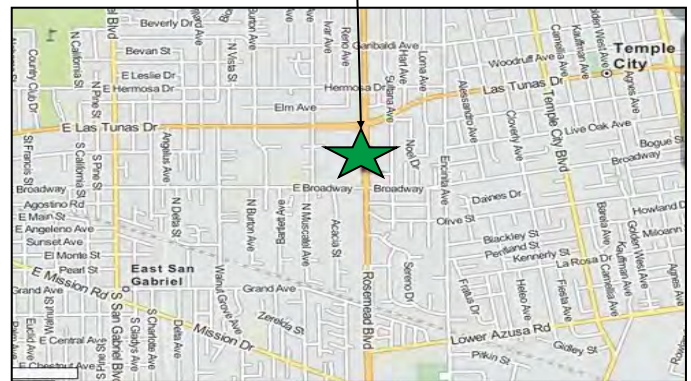
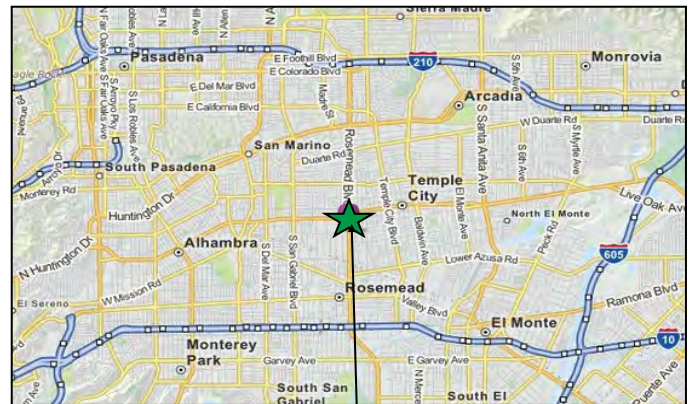
# The Shops at Temple City Plaza

5551-5573 N. Rosemead Blvd. Temple City, CA 91780



## BUILDING FEATURES:

- Major signalized corner at Las Tunas Dr. and Rosemead Blvd;
- Rosemead Blvd., State Hwy 19, runs North to South connecting Pasadena to Long Beach;
- Co-tenants include Big K Mart, CVS, Burger King, Denny's, Super A Foods, and other regional eateries and retailers;
- TJ Maxx, Applebee's, Chase, Starbucks and other national tenants are in the trade area;
- Ample parking;
- Retail/Restaurant space from 3,765 +/- Sq. Ft.



DEMOGRAPHICS Source : CoStar	1-MILE	3-MILE	5-MILE
Population (2018)	29,610	245,076	639,151
Average HH Income (2018)	\$84,845	\$86,710	\$88,475

For more information, please contact BP International, Inc.

**Patsy Ma, MBA, CCIM, CRX, CLS DRE# 00980137**  
patsyma@bpinternational.net

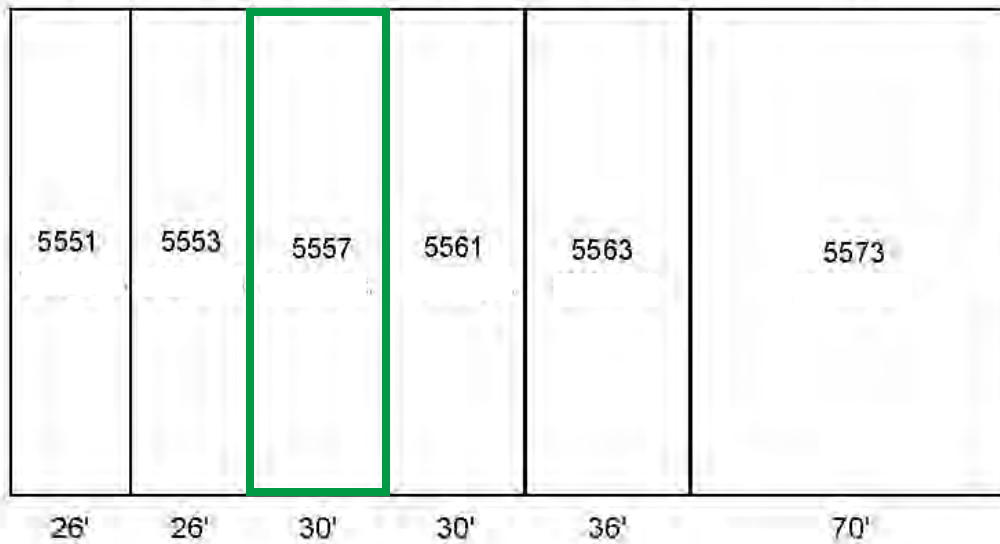
650 W. Duarte Rd., #1088, Arcadia, CA 91007

Tel: 626-821-3448 x 100 Fax: 626-821-9099 www.BPInternational.net

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# The Shops at Temple City Plaza

5551-5573 N. Rosemead Blvd. Temple City, CA 91780



5551-5573 Rosemead Blvd. Temple City

\*Site Plan is not drawn to scale and is subject to change without notice

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# Demographic Detail Report

## The Shops

5551-5573 Rosemead Blvd, Temple City, CA 91780

Building Type: **General Retail**  
 Secondary: -  
 GLA: **23,540 SF**  
 Year Built: **1978**

Total Available: **0 SF**  
 % Leased: **100%**  
 Rent/SF/Yr: -



Radius	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2022 Projection	30,448	251,661	656,799
2017 Estimate	29,610	245,076	639,151
2010 Census	28,468	237,494	616,948
Growth 2017 - 2022	2.83%	2.69%	2.76%
Growth 2010 - 2017	4.01%	3.19%	3.60%
<b>2017 Population by Age</b>			
	<b>29,610</b>	<b>245,076</b>	<b>639,151</b>
Age 0 - 4	1,643 5.55%	13,863 5.66%	38,116 5.96%
Age 5 - 9	1,546 5.22%	13,165 5.37%	35,887 5.61%
Age 10 - 14	1,606 5.42%	13,552 5.53%	35,716 5.59%
Age 15 - 19	1,771 5.98%	14,680 5.99%	37,938 5.94%
Age 20 - 24	1,975 6.67%	16,205 6.61%	42,141 6.59%
Age 25 - 29	2,103 7.10%	17,319 7.07%	46,619 7.29%
Age 30 - 34	1,931 6.52%	16,045 6.55%	44,962 7.03%
Age 35 - 39	1,822 6.15%	15,253 6.22%	42,732 6.69%
Age 40 - 44	1,927 6.51%	16,035 6.54%	43,283 6.77%
Age 45 - 49	2,137 7.22%	17,353 7.08%	44,955 7.03%
Age 50 - 54	2,253 7.61%	18,052 7.37%	45,669 7.15%
Age 55 - 59	2,205 7.45%	17,670 7.21%	44,197 6.91%
Age 60 - 64	1,934 6.53%	15,543 6.34%	38,619 6.04%
Age 65 - 69	1,552 5.24%	12,670 5.17%	31,342 4.90%
Age 70 - 74	1,122 3.79%	9,318 3.80%	22,912 3.58%
Age 75 - 79	802 2.71%	6,886 2.81%	16,737 2.62%
Age 80 - 84	571 1.93%	5,099 2.08%	12,262 1.92%
Age 85+	710 2.40%	6,368 2.60%	15,063 2.36%
Age 65+	4,757 16.07%	40,341 16.46%	98,316 15.38%
<b>Median Age</b>	<b>41.10</b>	<b>40.80</b>	<b>39.50</b>
<b>Average Age</b>	<b>40.30</b>	<b>40.30</b>	<b>39.50</b>



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# Demographic Detail Report

## The Shops

5551-5573 Rosemead Blvd, Temple City, CA 91780

Radius	1 Mile	3 Mile	5 Mile
<b>2017 Population By Race</b>	<b>29,610</b>	<b>245,076</b>	<b>639,151</b>
White	11,412 38.54%	100,887 41.17%	324,772 50.81%
Black	351 1.19%	2,914 1.19%	12,955 2.03%
Am. Indian & Alaskan	301 1.02%	2,501 1.02%	7,222 1.13%
Asian	16,907 57.10%	133,923 54.65%	279,072 43.66%
Hawaiian & Pacific Island	32 0.11%	342 0.14%	955 0.15%
Other	606 2.05%	4,508 1.84%	14,175 2.22%
<b>Population by Hispanic Origin</b>	<b>29,610</b>	<b>245,076</b>	<b>639,151</b>
Non-Hispanic Origin	21,719 73.35%	170,059 69.39%	400,717 62.70%
Hispanic Origin	7,891 26.65%	75,017 30.61%	238,434 37.30%
<b>2017 Median Age, Male</b>	<b>38.90</b>	<b>38.70</b>	<b>37.70</b>
<b>2017 Average Age, Male</b>	<b>38.90</b>	<b>38.80</b>	<b>38.10</b>
<b>2017 Median Age, Female</b>	<b>42.90</b>	<b>42.70</b>	<b>41.20</b>
<b>2017 Average Age, Female</b>	<b>41.60</b>	<b>41.60</b>	<b>40.70</b>
<b>2017 Population by Occupation Classification</b>	<b>24,461</b>	<b>201,558</b>	<b>521,850</b>
Civilian Employed	14,217 58.12%	116,290 57.70%	309,786 59.36%
Civilian Unemployed	548 2.24%	5,407 2.68%	15,002 2.87%
Civilian Non-Labor Force	9,683 39.59%	79,799 39.59%	196,913 37.73%
Armed Forces	13 0.05%	62 0.03%	149 0.03%
<b>Households by Marital Status</b>			
Married	5,195	42,488	106,702
Married No Children	2,744	22,918	57,795
Married w/Children	2,452	19,570	48,907
<b>2017 Population by Education</b>	<b>22,633</b>	<b>185,372</b>	<b>479,376</b>
Some High School, No Diploma	3,832 16.93%	39,592 21.36%	100,897 21.05%
High School Grad (Incl Equivalency)	4,912 21.70%	38,456 20.75%	93,285 19.46%
Some College, No Degree	5,212 23.03%	38,990 21.03%	103,582 21.61%
Associate Degree	1,565 6.91%	11,762 6.35%	30,024 6.26%
Bachelor Degree	5,054 22.33%	37,644 20.31%	95,599 19.94%
Advanced Degree	2,058 9.09%	18,928 10.21%	55,989 11.68%



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## Demographic Detail Report

<b>The Shops</b>						
5551-5573 Rosemead Blvd, Temple City, CA 91780						
<b>Radius</b>	<b>1 Mile</b>		<b>3 Mile</b>		<b>5 Mile</b>	
<b>2017 Population by Occupation</b>	<b>26,660</b>		<b>219,848</b>		<b>587,737</b>	
Real Estate & Finance	902	3.38%	7,992	3.64%	21,694	3.69%
Professional & Management	6,439	24.15%	54,779	24.92%	154,236	26.24%
Public Administration	638	2.39%	4,773	2.17%	13,543	2.30%
Education & Health	3,099	11.62%	25,400	11.55%	69,265	11.79%
Services	2,762	10.36%	22,305	10.15%	56,967	9.69%
Information	375	1.41%	2,655	1.21%	8,655	1.47%
Sales	4,307	16.16%	32,044	14.58%	79,442	13.52%
Transportation	534	2.00%	4,405	2.00%	13,269	2.26%
Retail	1,600	6.00%	12,617	5.74%	32,329	5.50%
Wholesale	903	3.39%	6,738	3.06%	15,827	2.69%
Manufacturing	1,098	4.12%	12,349	5.62%	32,141	5.47%
Production	923	3.46%	12,362	5.62%	34,608	5.89%
Construction	885	3.32%	6,987	3.18%	19,169	3.26%
Utilities	906	3.40%	6,228	2.83%	15,346	2.61%
Agriculture & Mining	193	0.72%	528	0.24%	1,216	0.21%
Farming, Fishing, Forestry	103	0.39%	378	0.17%	1,024	0.17%
Other Services	993	3.72%	7,308	3.32%	19,006	3.23%
<b>2017 Worker Travel Time to Job</b>	<b>13,570</b>		<b>110,630</b>		<b>294,661</b>	
<30 Minutes	7,259	53.49%	56,825	51.36%	150,821	51.18%
30-60 Minutes	5,027	37.04%	41,611	37.61%	111,009	37.67%
60+ Minutes	1,284	9.46%	12,194	11.02%	32,831	11.14%
<b>2010 Households by HH Size</b>	<b>9,085</b>		<b>74,593</b>		<b>200,516</b>	
1-Person Households	1,571	17.29%	13,149	17.63%	41,814	20.85%
2-Person Households	2,320	25.54%	19,089	25.59%	52,966	26.41%
3-Person Households	1,903	20.95%	14,663	19.66%	36,722	18.31%
4-Person Households	1,677	18.46%	13,229	17.73%	32,525	16.22%
5-Person Households	811	8.93%	7,098	9.52%	17,766	8.86%
6-Person Households	419	4.61%	3,709	4.97%	9,091	4.53%
7 or more Person Households	384	4.23%	3,656	4.90%	9,632	4.80%
<b>2017 Average Household Size</b>	<b>3.10</b>		<b>3.20</b>		<b>3.00</b>	
<b>Households</b>						
2022 Projection	9,714		79,166		213,602	
2017 Estimate	9,444		77,066		207,814	
2010 Census	9,084		74,593		200,517	
Growth 2017 - 2022	2.86%		2.72%		2.79%	
Growth 2010 - 2017	3.96%		3.32%		3.64%	



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# Demographic Detail Report

## The Shops

5551-5573 Rosemead Blvd, Temple City, CA 91780

Radius	1 Mile		3 Mile		5 Mile	
<b>2017 Households by HH Income</b>	<b>9,444</b>		<b>77,065</b>		<b>207,813</b>	
<\$25,000	1,839	19.47%	15,743	20.43%	39,919	19.21%
\$25,000 - \$50,000	1,921	20.34%	16,667	21.63%	43,776	21.07%
\$50,000 - \$75,000	1,612	17.07%	11,959	15.52%	34,256	16.48%
\$75,000 - \$100,000	1,289	13.65%	9,254	12.01%	25,793	12.41%
\$100,000 - \$125,000	937	9.92%	7,015	9.10%	19,653	9.46%
\$125,000 - \$150,000	535	5.66%	4,729	6.14%	12,584	6.06%
\$150,000 - \$200,000	695	7.36%	5,814	7.54%	14,969	7.20%
\$200,000+	616	6.52%	5,884	7.64%	16,863	8.11%
<b>2017 Avg Household Income</b>	<b>\$84,845</b>		<b>\$86,710</b>		<b>\$88,475</b>	
<b>2017 Med Household Income</b>	<b>\$65,616</b>		<b>\$62,486</b>		<b>\$64,342</b>	
<b>2017 Occupied Housing</b>	<b>9,444</b>		<b>77,067</b>		<b>207,814</b>	
Owner Occupied	5,391	57.08%	41,514	53.87%	104,768	50.41%
Renter Occupied	4,053	42.92%	35,553	46.13%	103,046	49.59%
<b>2010 Housing Units</b>	<b>9,808</b>		<b>78,796</b>		<b>212,672</b>	
1 Unit	8,078	82.36%	58,852	74.69%	142,462	66.99%
2 - 4 Units	186	1.90%	3,191	4.05%	14,235	6.69%
5 - 19 Units	828	8.44%	8,722	11.07%	30,558	14.37%
20+ Units	716	7.30%	8,031	10.19%	25,417	11.95%
<b>2017 Housing Value</b>	<b>5,391</b>		<b>41,514</b>		<b>104,767</b>	
<\$100,000	80	1.48%	615	1.48%	1,518	1.45%
\$100,000 - \$200,000	11	0.20%	100	0.24%	422	0.40%
\$200,000 - \$300,000	63	1.17%	593	1.43%	3,085	2.94%
\$300,000 - \$400,000	386	7.16%	3,098	7.46%	11,420	10.90%
\$400,000 - \$500,000	848	15.73%	7,211	17.37%	19,055	18.19%
\$500,000 - \$1,000,000	3,623	67.20%	22,660	54.58%	52,567	50.18%
\$1,000,000+	380	7.05%	7,237	17.43%	16,700	15.94%
<b>2017 Median Home Value</b>	<b>\$680,444</b>		<b>\$701,677</b>		<b>\$660,590</b>	
<b>2017 Housing Units by Yr Built</b>	<b>9,837</b>		<b>79,839</b>		<b>215,269</b>	
Built 2010+	327	3.32%	2,454	3.07%	6,100	2.83%
Built 2000 - 2010	354	3.60%	3,354	4.20%	9,968	4.63%
Built 1990 - 1999	564	5.73%	4,275	5.35%	11,379	5.29%
Built 1980 - 1989	676	6.87%	6,563	8.22%	21,323	9.91%
Built 1970 - 1979	999	10.16%	9,259	11.60%	26,106	12.13%
Built 1960 - 1969	1,801	18.31%	12,349	15.47%	32,788	15.23%
Built 1950 - 1959	2,368	24.07%	17,554	21.99%	43,883	20.39%
Built <1949	2,748	27.94%	24,031	30.10%	63,722	29.60%
<b>2017 Median Year Built</b>	<b>1958</b>		<b>1958</b>		<b>1959</b>	



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