

BANK REO SALE

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**5501**  
 5501 S Normandie Ave  
 Los Angeles, CA

**FOR SALE**  
 OWNER USER  
 OPPORTUNITY





# PROPERTY INFORMATION

## PREMISES:

- Building: ± 2,340 SF
- Land: ± 3,263 SF
- Zoned: LAR4 (Buyer to verify)

## ASKING PRICE

- \$650,000

## DELIVERY:

- Vacant

## FEATURES:

- Prime corner location on S Normandie Ave
- Single story retail with secured parking
- Functional security and camera system
- Refrigerators, freezers and shelving





# PHOTOS



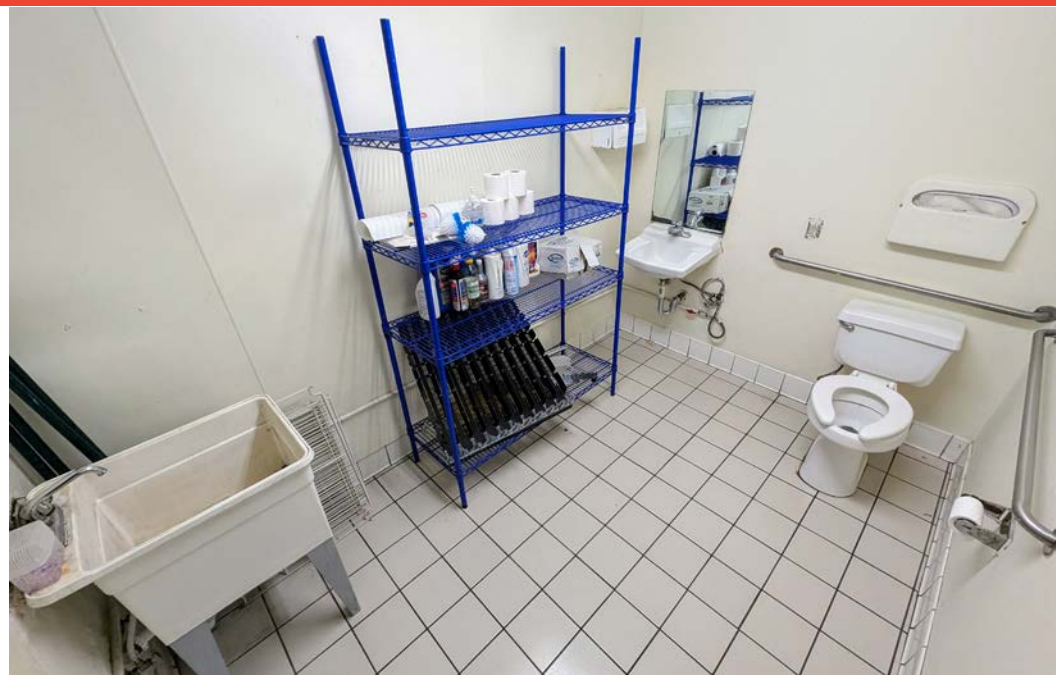


# PHOTOS

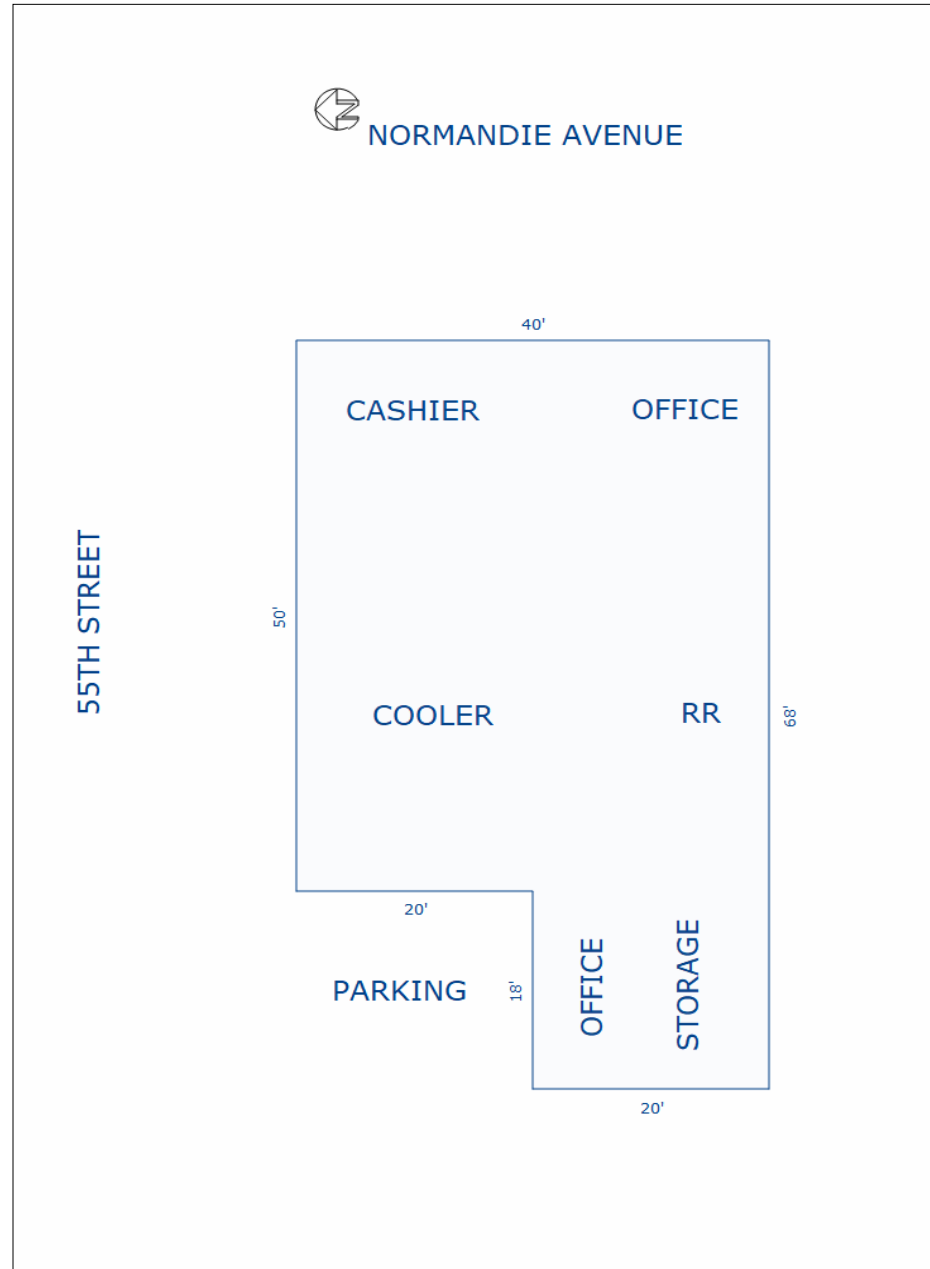




# PHOTOS

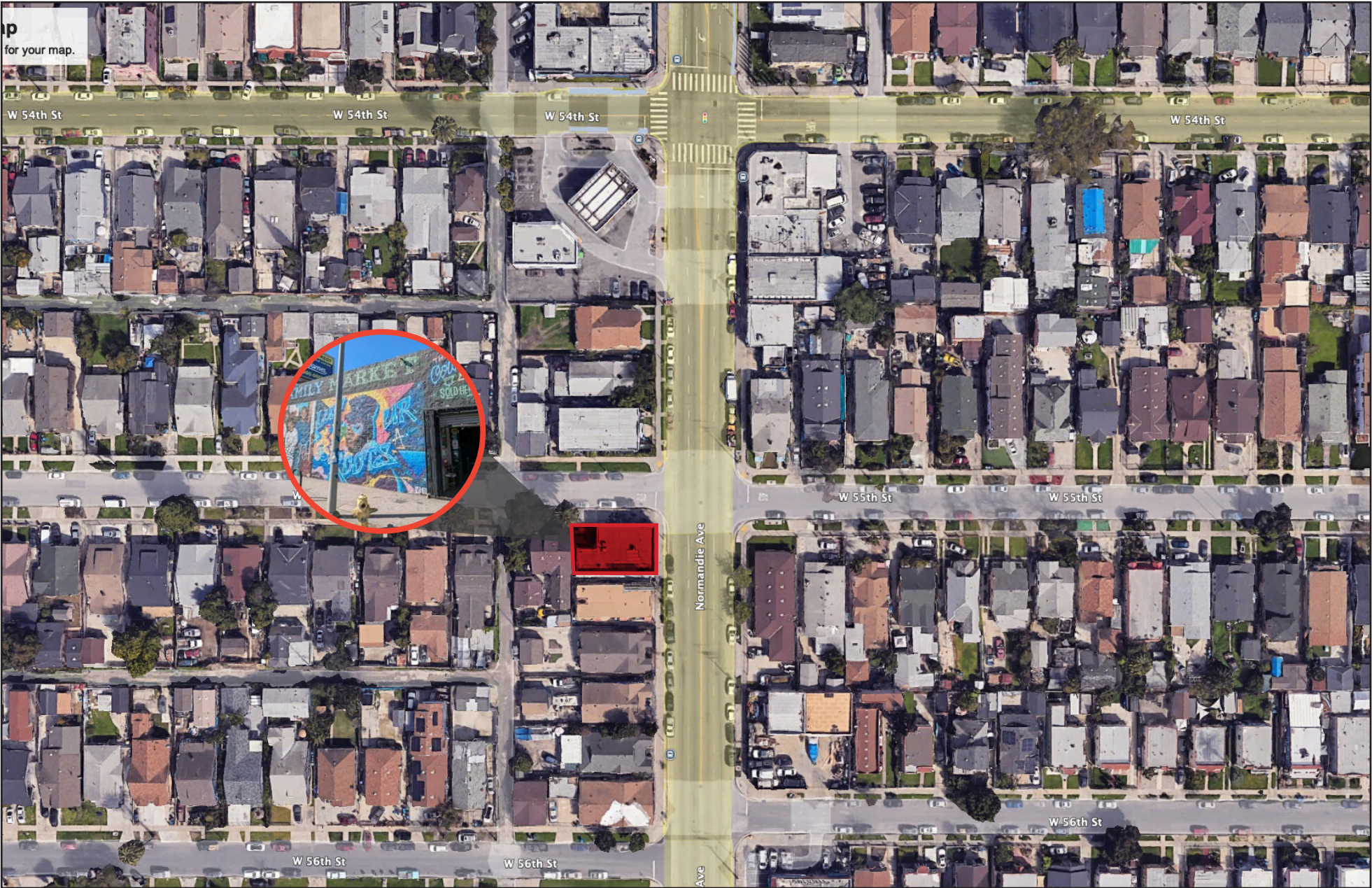


# FLOOR PLAN



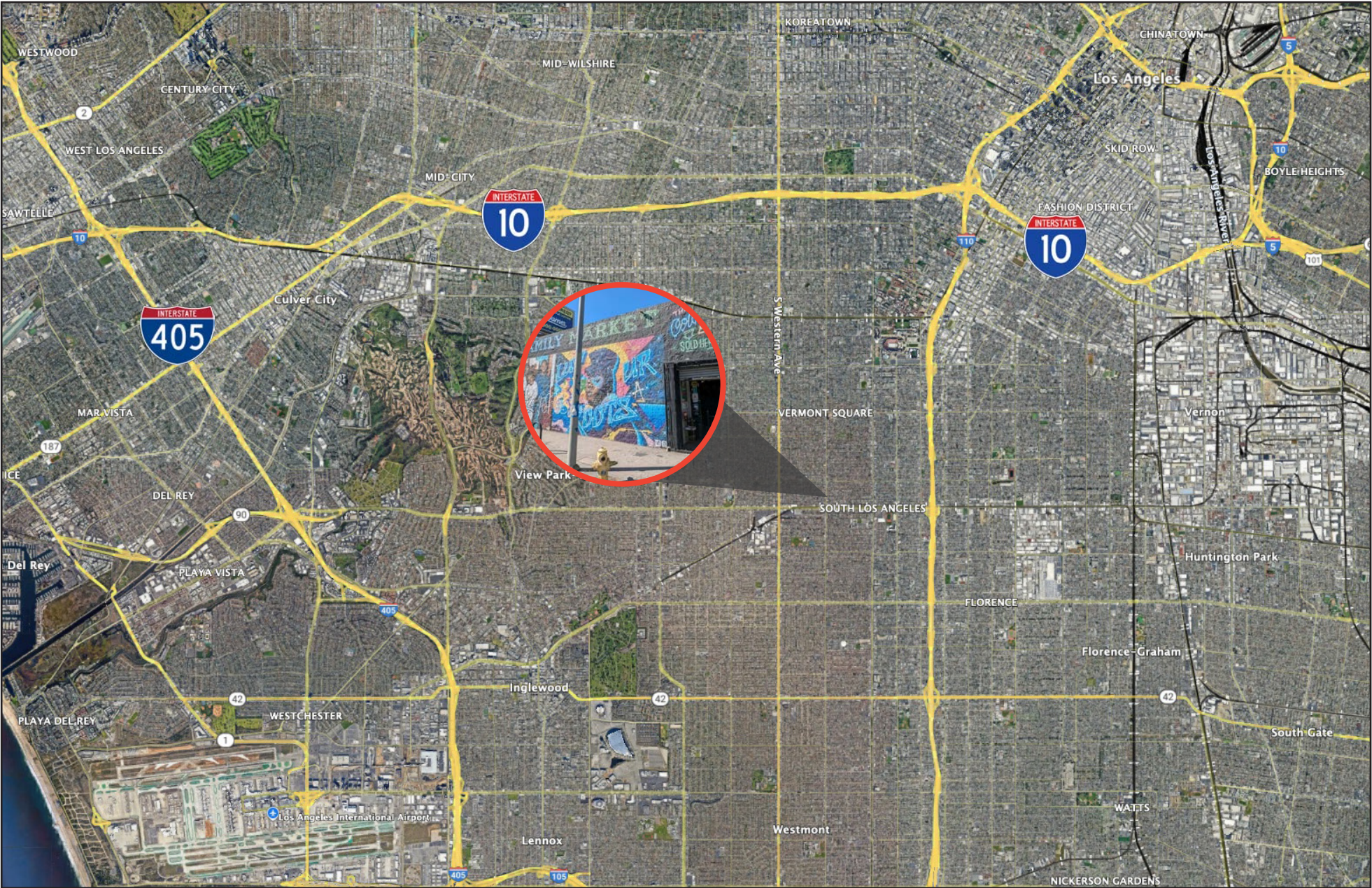


# AERIAL VIEW





# AERIAL VIEW



5501 S NORMANDIE AVE | FOR SALE



# AREA DEMOGRAPHICS



## 2024 POPULATION

2 Miles  
209,673  
5 Miles  
1,158,752  
10 Miles  
3,386,425



## 2029 PROJECTION

2 Miles  
200,978  
5 Miles  
1,119,800  
10 Miles  
3,277,041



## MEDIAN AGE

2 Miles  
35  
5 Miles  
35.8  
10 Miles  
37.3



## AVG HOUSEHOLD INCOME

2 Miles  
\$69,035  
5 Miles  
\$73,608  
10 Miles  
\$96,450



## INCOME OVER \$200K

2 Miles  
2,132  
5 Miles  
19,905  
10 Miles  
135,884



## MEDIAN HOME VALUE

2 Miles  
\$645,031  
5 Miles  
\$709,115  
10 Miles  
\$834,552



# CONTACTS

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