

Evermont

8400-8505 S. Vermont Avenue, Los Angeles, CA 90044

Retail/Restaurant Space Available

Evermont is a vibrant center at the heart of South Los Angeles. The project will be anchored by Target, and will include a Metro office and training facility, a SEED LA college prep school, an enhanced Metro transit hub, and a total of 180 affordable and senior housing units in partnership with BRIDGE Housing.

Evermont not only offers essential amenities but also provides a platform for community building and engagement, offering a convenient and safe location for the community to shop, dine and relax in their neighborhood. The center enhances access to a variety of dining and shopping options. Evermont hosts free family-oriented outdoor events and celebrations throughout the year that provide memorable and enjoyable experiences for the community.



Highlights

Total SF: 65,000

Type: Mixed-Use Retail Center



Population

1 mile: 58,917
3 miles: 432,762*
5 miles: 1,107,753



Avg. Household Income

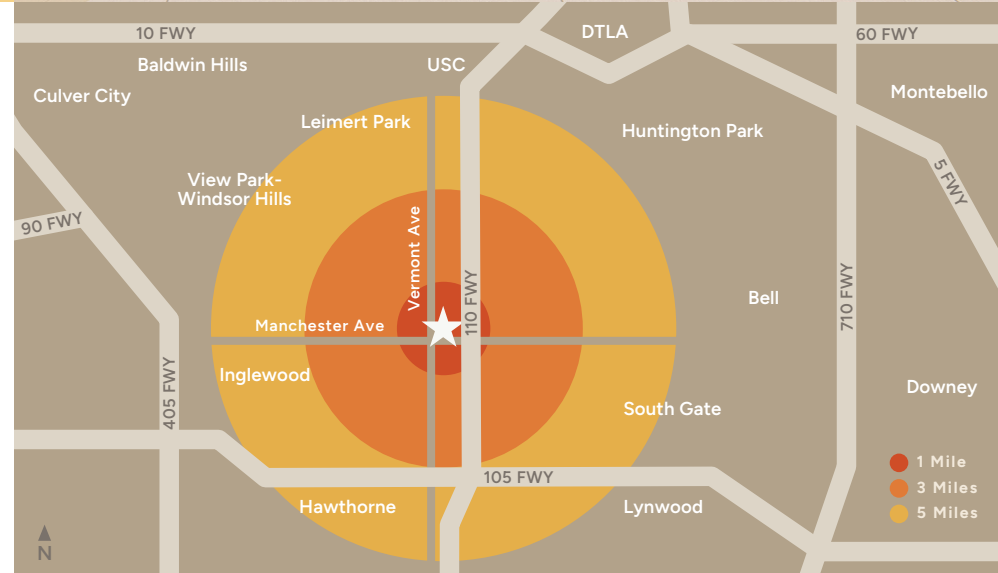
1 mile: \$70,310
3 miles: \$80,734
5 miles: \$84,173



Traffic Count

Over 70,000 cars per day at intersection of Vermont Avenue and Manchester Avenue

*67.1% Latino population within a 3-mile radius



PRIMESTOR

9950 Jefferson Blvd.
Building 2
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www.primestor.com

Leasing Contact

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