

# Lynwood Crossing

Intersection of Imperial Hwy & Fernwood Ave., Lynwood, CA 90262

## Leasing Opportunity in Lynwood

Lynwood Crossing is an exciting new development located at the intersection of Imperial Highway and Fernwood Avenue in Lynwood, California.

In addition to its exceptional retail offerings, the project will feature 100+ new residential units along Fernwood Avenue. This blend of retail, dining, and residential space creates a true mixed-use environment that will foster a strong sense of community and attract consistent foot traffic.

The development benefits from a highly trafficked, prime location, with over 45,000 VPD on Imperial Highway, and direct access and prominent pylon signage visible from the 105 Freeway, which sees over 240,000 VPD.



## Highlights

**Total SF:** 13,797

**Parking:** 131

**Type:** Street Retail

**Parking Ratio:** 8.56/1,000



### Population

1 mile: 42,907

3 miles: 381,677\*

5 miles: 933,759

\*80.7% Latino population within a 3-mile radius



### Avg. Household Income

1 mile: \$75,483

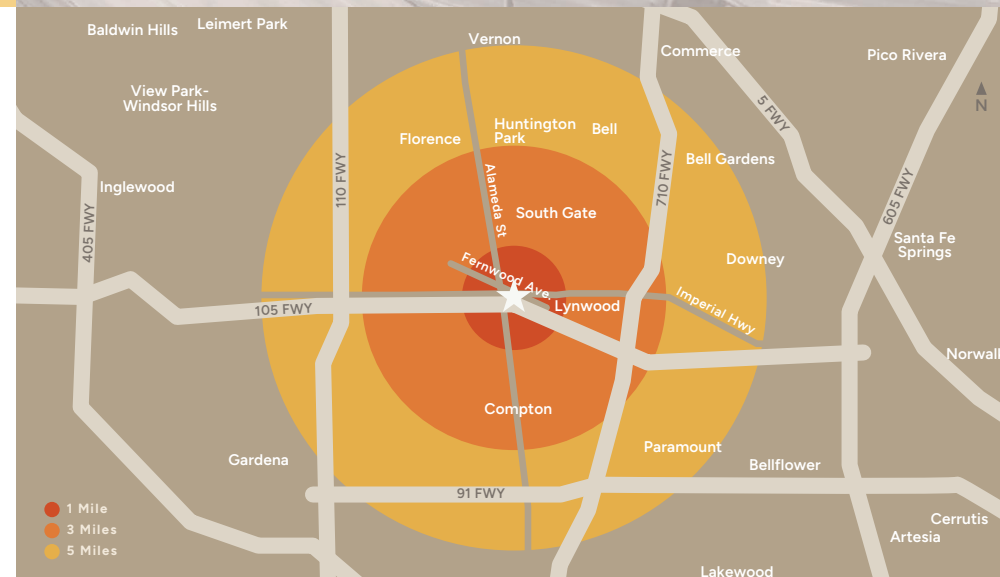
3 miles: \$83,641

5 miles: \$82,760



### Traffic Count

Over 45,000 VPD at the intersection of Imperial Hwy and Fernwood Ave, and over 240,000 VPD on the 105 Fwy



Another  
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Project by

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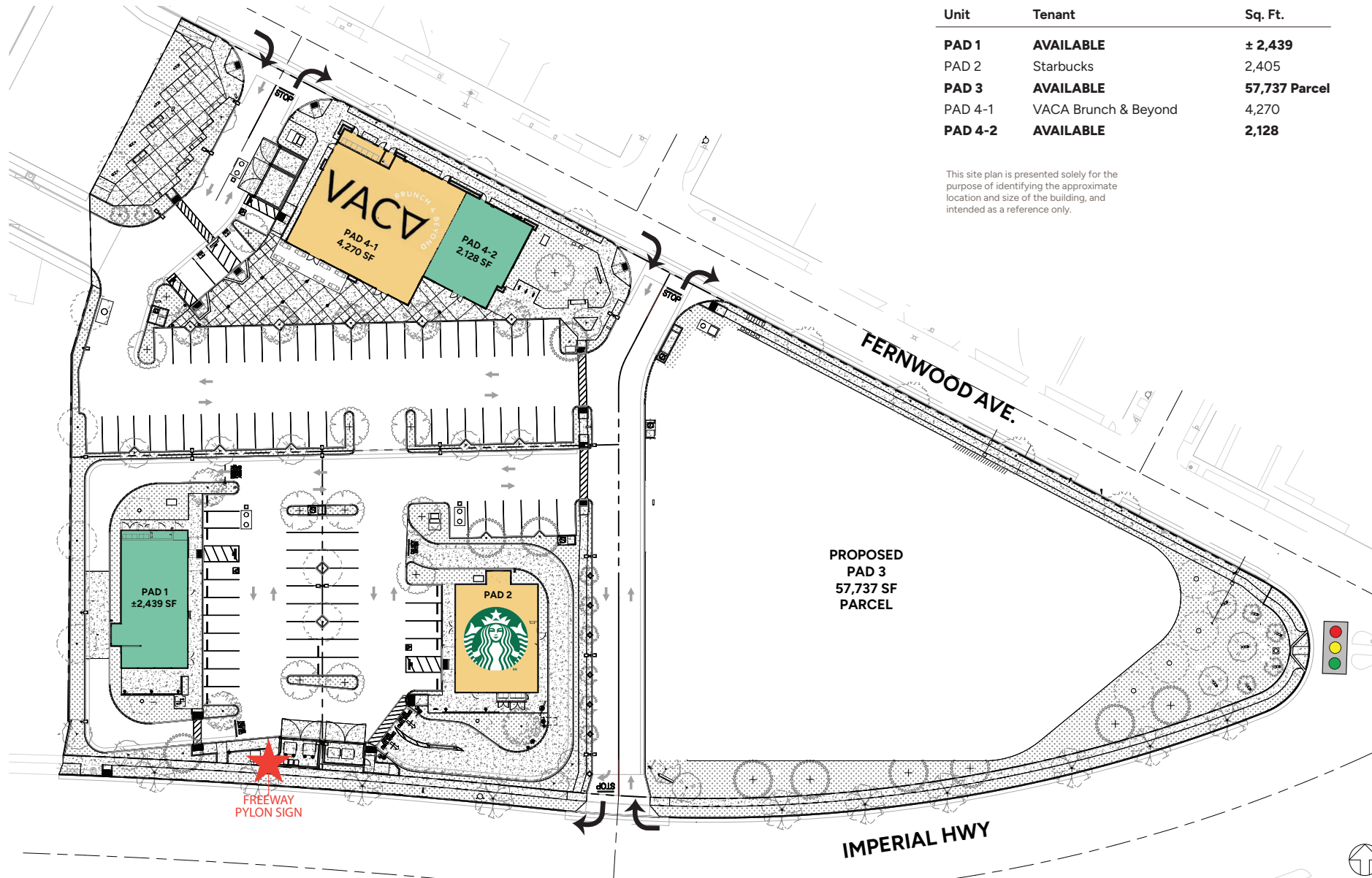
9950 Jefferson Blvd.  
Building 2  
Culver City, CA 90232  
[www.primestor.com](http://www.primestor.com)

## Leasing Contact

Rhiana Lindsey | [rlindsey@primestor.com](mailto:rlindsey@primestor.com) | 213.223.5505

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PAD 3 RENDERING



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# Lynwood Crossing

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PAD 1 RENDERING



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# Lynwood Crossing

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PAD 2 RENDERING



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PAD 4 RENDERING



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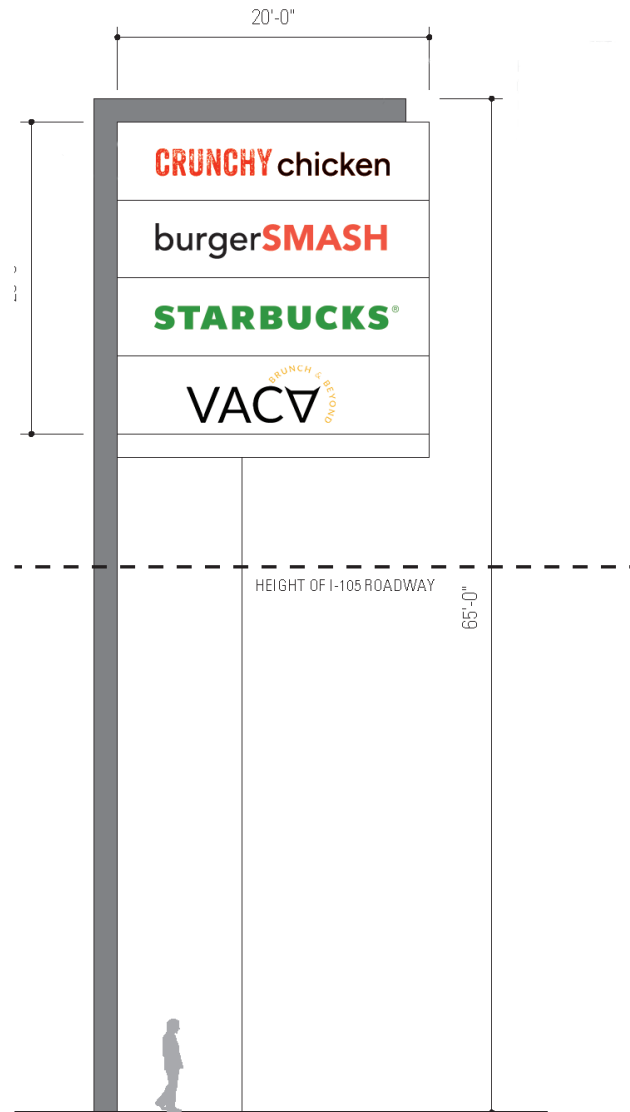
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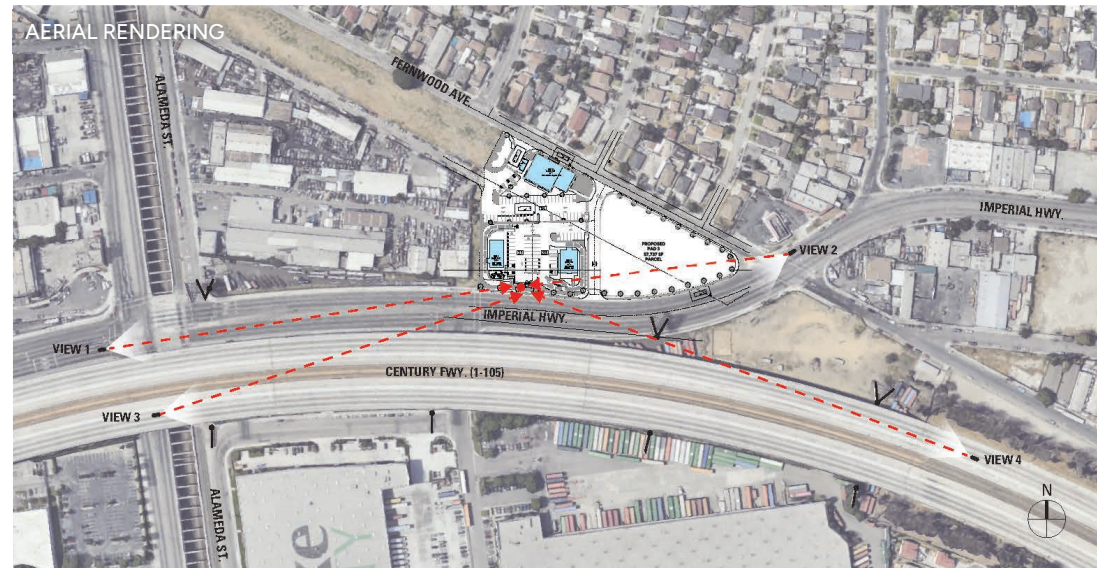


FREEWAY PYLON SIGNAGE

RENDERING OF PYLON SIGN FROM FREEWAY



AERIAL RENDERING



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