

# FOR LEASE

## Frozen Yogurt Store Available



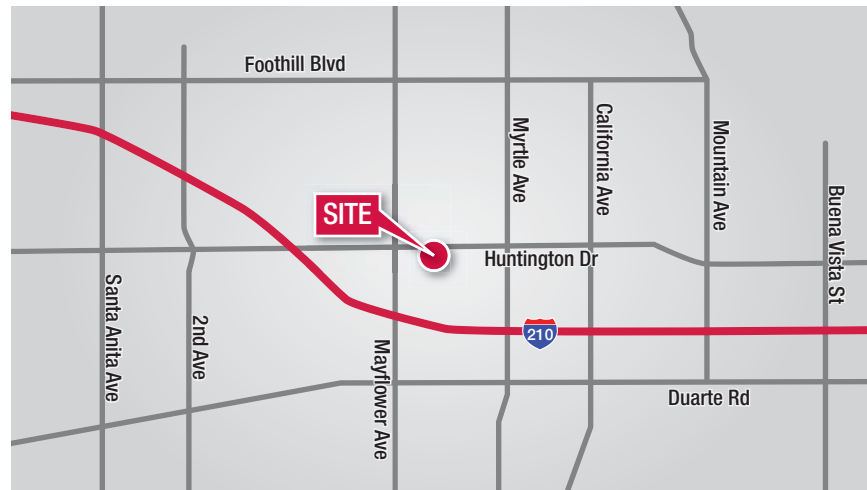
346 Huntington Drive  
Monrovia, CA

### HIGHLIGHTS:

- Adjacent retailers Henry's Market, Living Spaces, Radio Shack, McDonald's
- Total remodel complete in 2010
- Includes all FF&Es
- LOW RENT & NETS - Total of \$2,000 per month
- Key money includes trade name \$195,000.00



	1 Mile	3 Miles	5 Miles
Population	28,326	117,953	339,659
Average HH Income	\$63,783	\$82,693	\$78,227
Total Employees	14,489	52,146	118,003



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For information, please contact your exclusive listing agents:

**Jesse Paster**  
Senior Associate  
818 905 2400 ext 124  
DRE License #01316106  
jpaster@naicapital.com

16001 Ventura Blvd.  
Suite 200  
Encino, CA 91436  
fax 818 905 2425  
www.naicapital.com