

800 SOUTH LA BREA | FOR LEASE

RETAIL/RESTAURANT OR SHOWROOM

Property Info

- Declared a Historic Cultural Monument in 2012, this 1937 construction exhibits Streamline Moderne design and sensibility
- Exterior clad in porcelain enameled steel panels
- Rounded Northwest corner & continuous elevation
- Cantilevered Overhang
- 18 foot high ceilings ideal for restaurant, retail, or showroom
- Clean environmental

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Leasing Info

- Rent: \$2.75 psf/mo + NNN - NNN: \$0.65 psf/mo - Total Covered Area: 12,261sf

- Lot: 12,383sf

- Zoning: C2





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- Located on the signalized corner of 8th and La Brea. 8th Street runs parallel to Wilshire Blvd. to the south and is a great alternate route to Downtown Los Angeles.

- Subject property is directly across The Essex Apartments, a 478-unit mixed use building on Wilshire & La Brea and in close proximity to multiple development projects.

- One block from Metro Purple Line Wilshire/La Brea station that is currently under construction.

Population12015 Total Population:4	Mile 5,556	Traffic Counts	2014
	1,622 92,379	La Brea & 8th St. La Brea & Olympic Wilshire	57,012 47,321 48,128



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5100 Wilshire - Art Deco Apartments 138 residential units 13,000 sf of ground floor retail

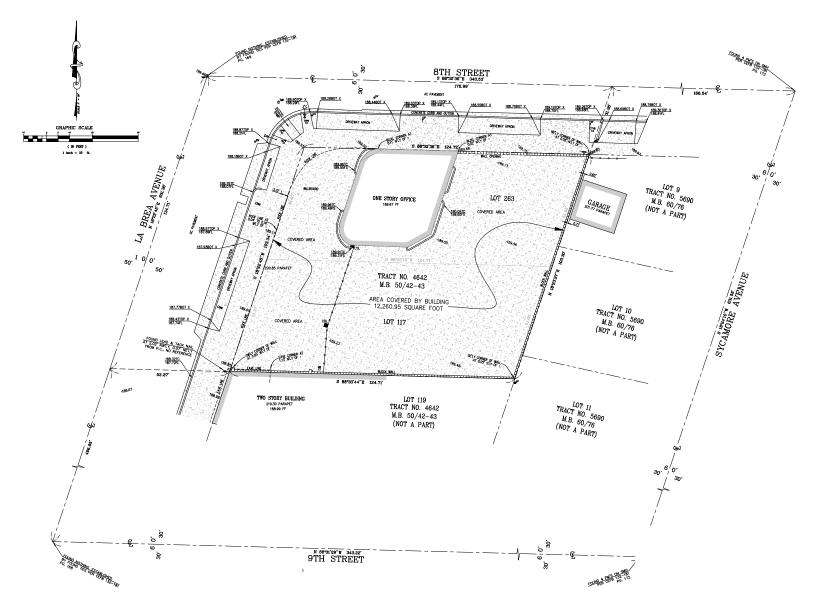


5500 Wilshire - Desmond at Wilshire 175 residential units



727 Cloverdale - LOHA apartments 43 residential units

SITE MAP



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