

FOR SALE
OR LEASE

2330

RIPPLE STREET

LOS ANGELES • CA • 90039

GREAT FOR USER OR DEVELOPER

CREATIVE CONVERSION OPPORTUNITY OR
FUTURE POTENTIAL GROUND UP DEVELOPMENT

SILVER LAKE ADJACENT

128,248 SF
Creative
BUILDING
ON 240,358 SF OF LAND



FOR SALE
OR LEASE

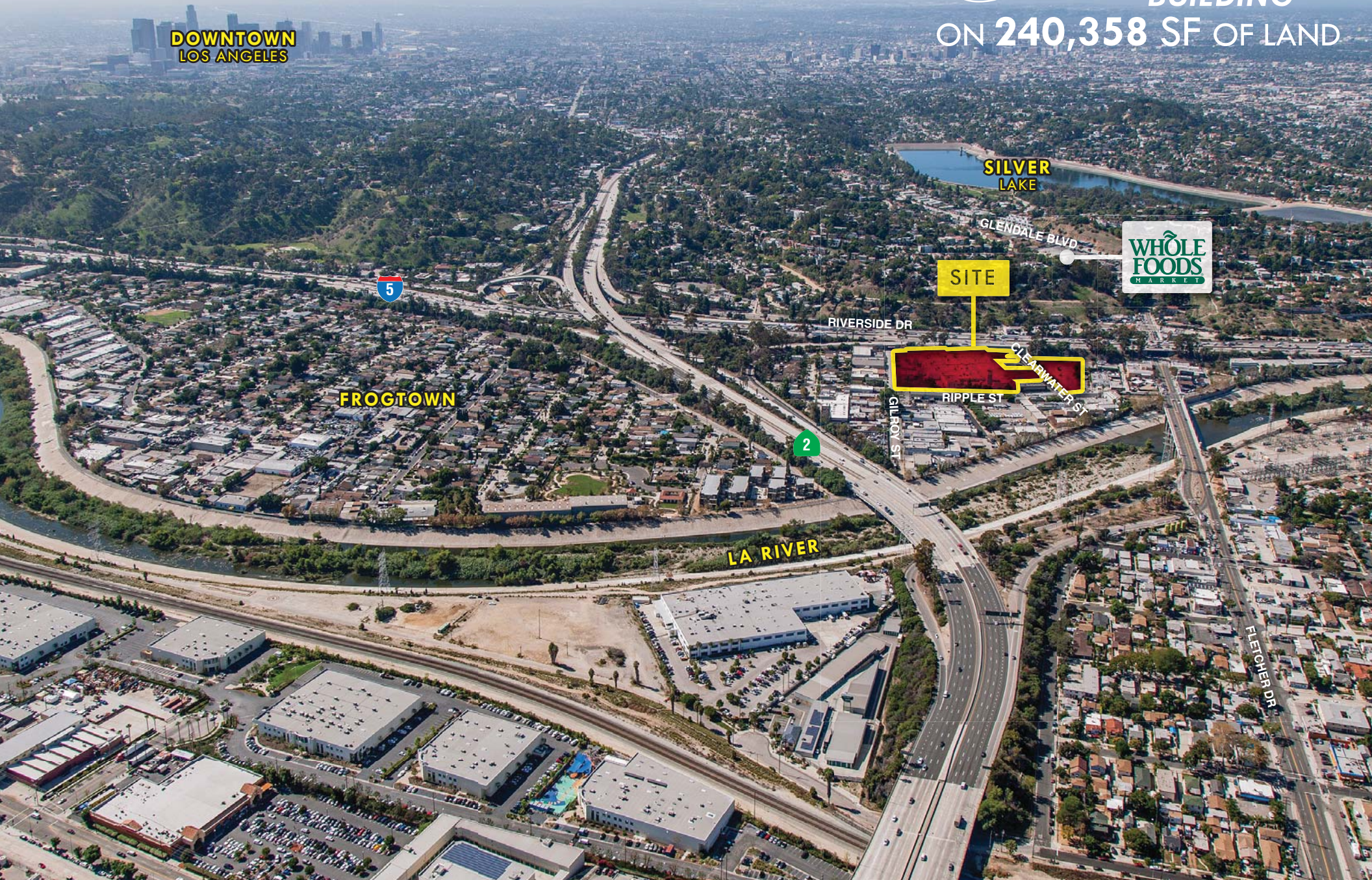
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DOWNTOWN
LOS ANGELES

128,248 SF
Creative
BUILDING
ON 240,358 SF OF LAND



FROGTOWN

SILVER
LAKE

WHOLE
FOODS
MARKET

SITE

RIVERSIDE DR

GILROY ST

RIPPLE ST

CLEARWATER ST

FLETCHER DR

LA RIVER

5

2

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PROPERTY FEATURES

- Former Dolly Madison “Hostess” Bakery Building
- 128,248 SF Creative Building on 240,358 SF Land
- Zone: M2-IVL-RIO (Buyer/Tenant Must Verify - Council District 13 Mitch O’Farrell)
- Prime Location Near Silver Lake, Echo Park & Frogtown
- Property includes Three Parcels: 5437-032-015, 5437-032-017, & 5437-032-016
- Property can be Delivered Vacant at Close of Escrow or Execution of the Lease

PRICING SUMMARY

- Unpriced
- Submit Offer to Purchase or Long Term Lease

For More Information,
Please Contact

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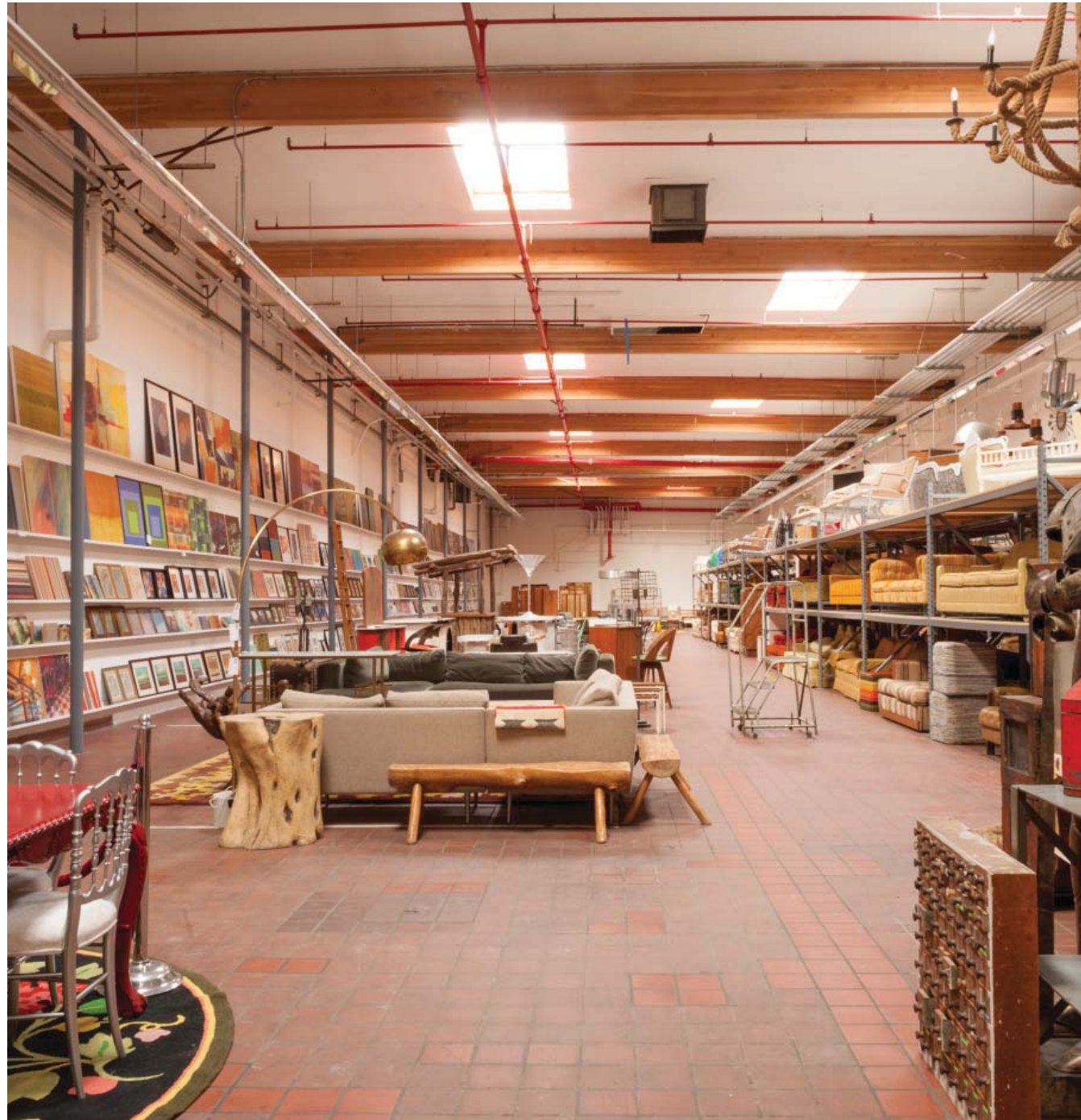
FOR SALE OR LEASE | 128,248 SF Creative Building on 240,358 SF Land

PROPERTY PHOTOS



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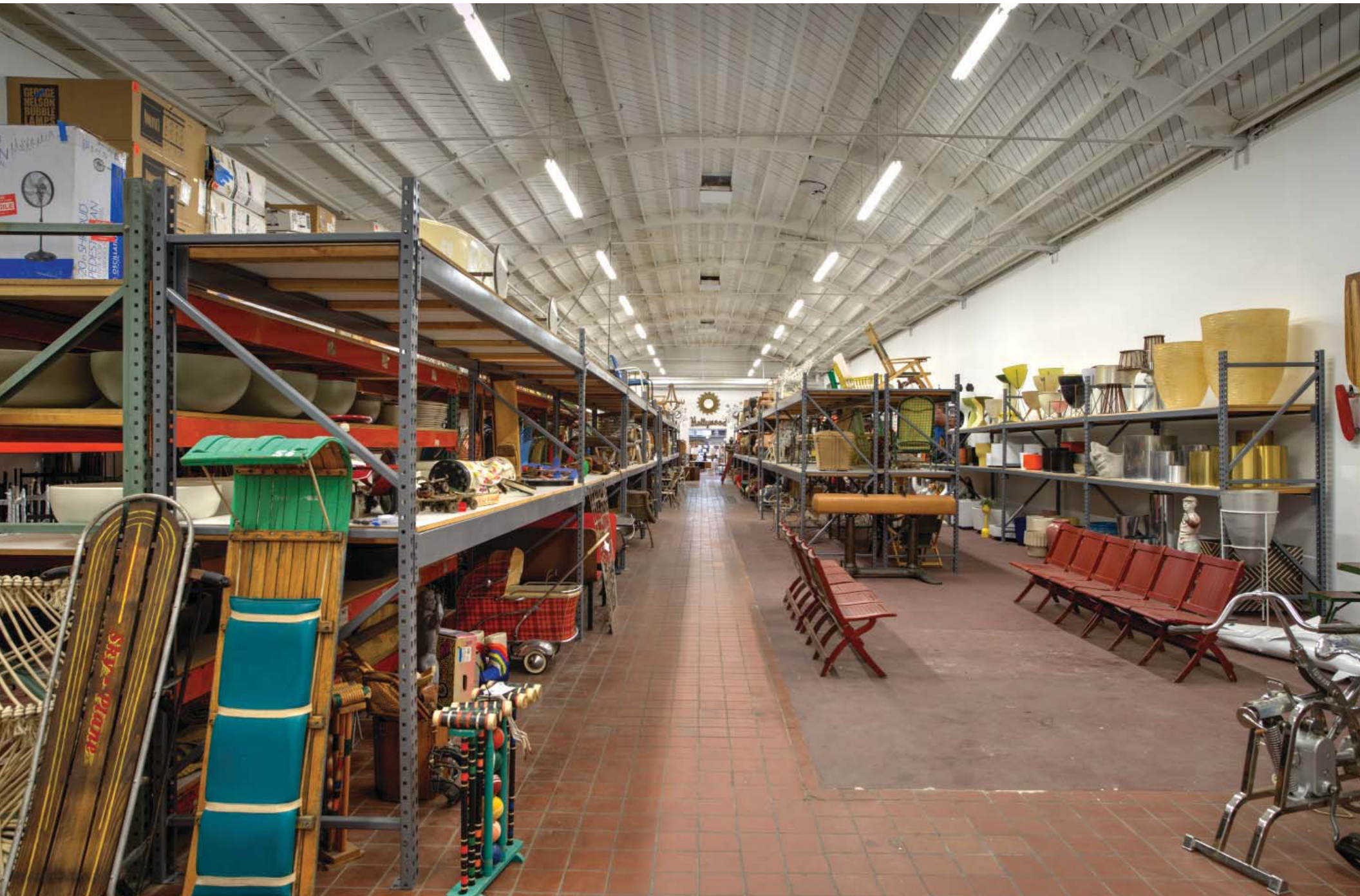
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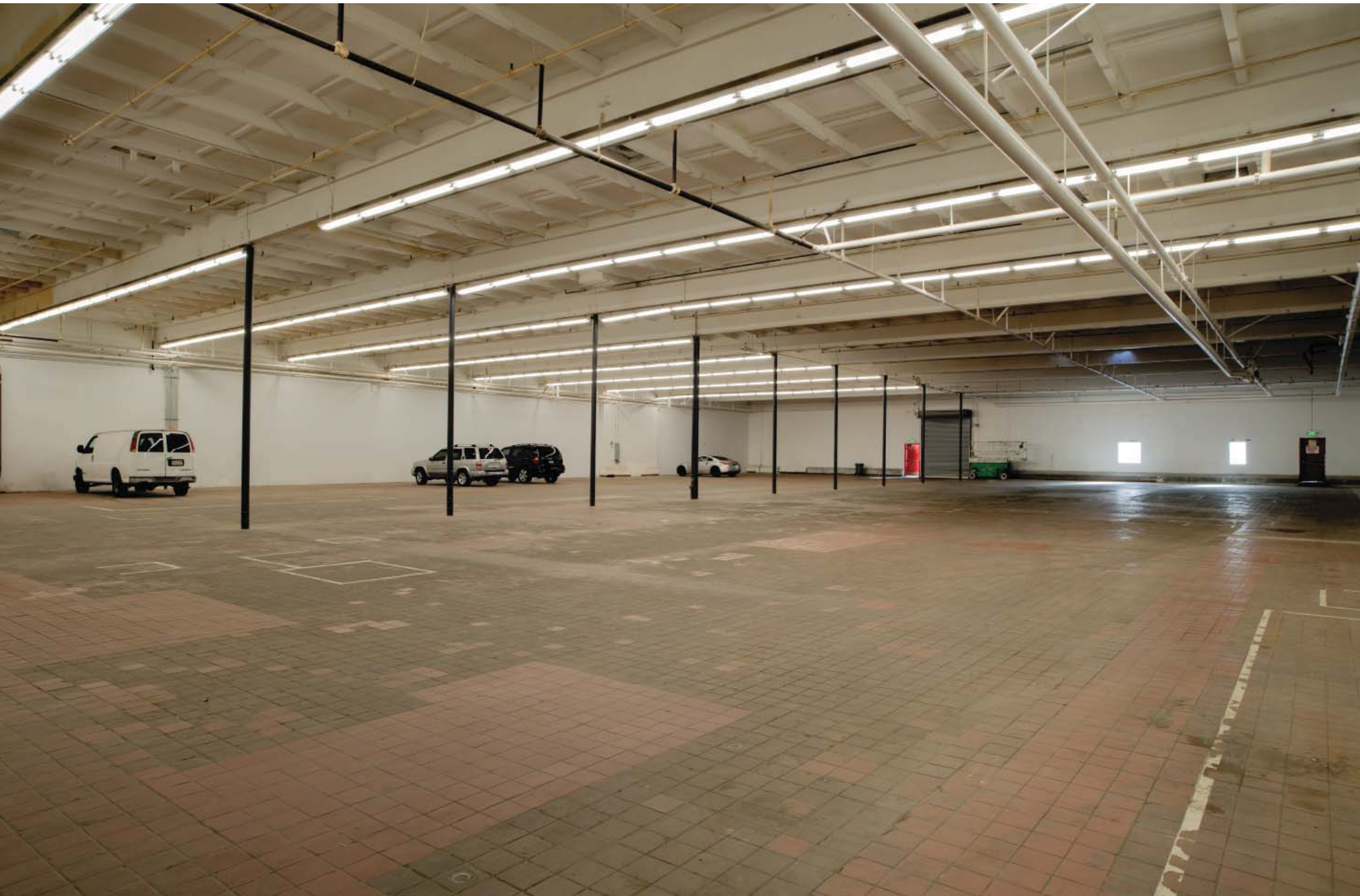
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PROPERTY AERIAL

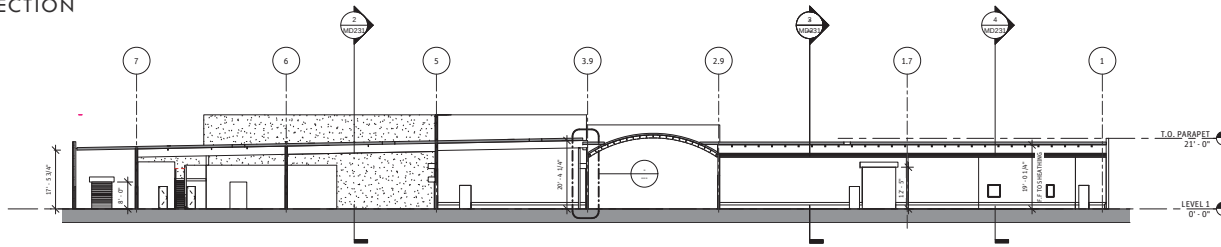


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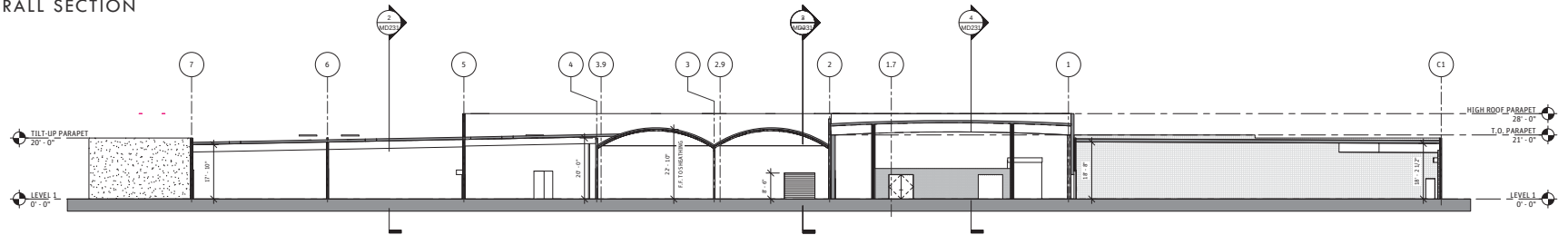
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FOR SALE OR LEASE | 128,248 SF Creative Building on 240,358 SF Land**ELEVATIONS**

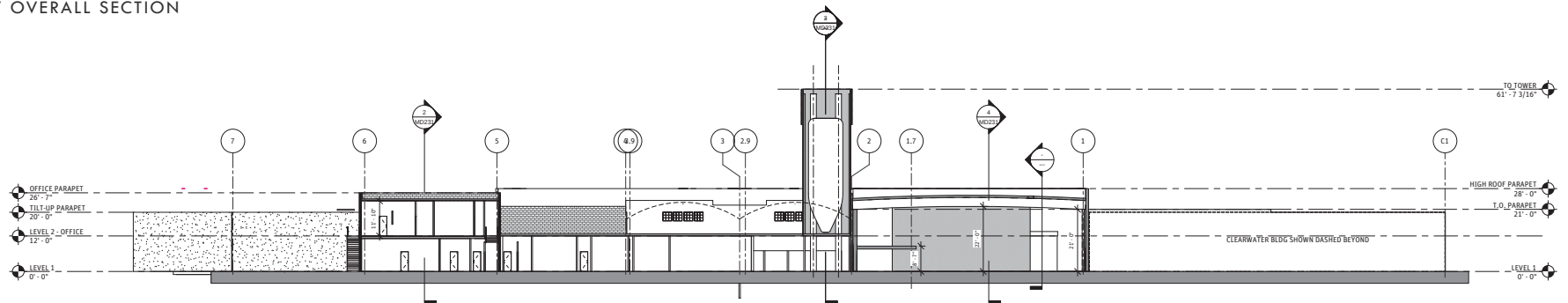
EAST-WEST OVERALL SECTION



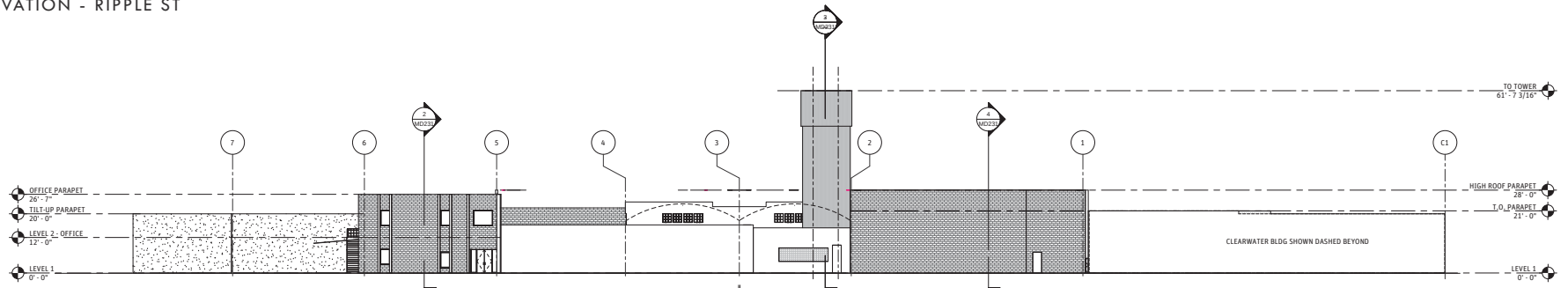
EAST-WEST OVERALL SECTION



EAST-WEST OVERALL SECTION



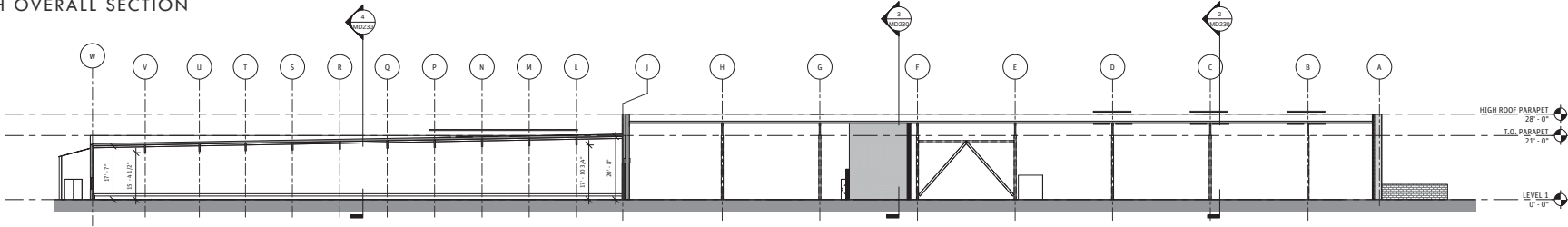
NORTH ELEVATION - RIPPLE ST



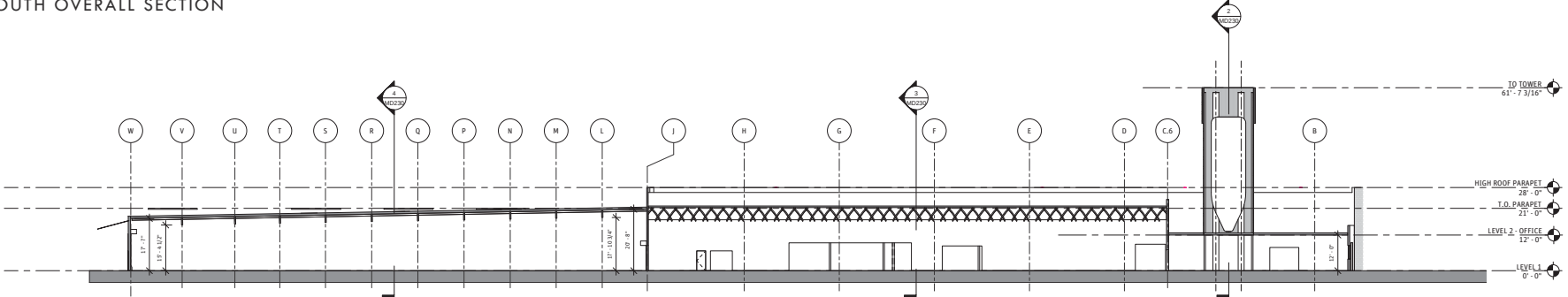
FOR SALE OR LEASE | 128,248 SF Creative Building on 240,358 SF Land

ELEVATIONS

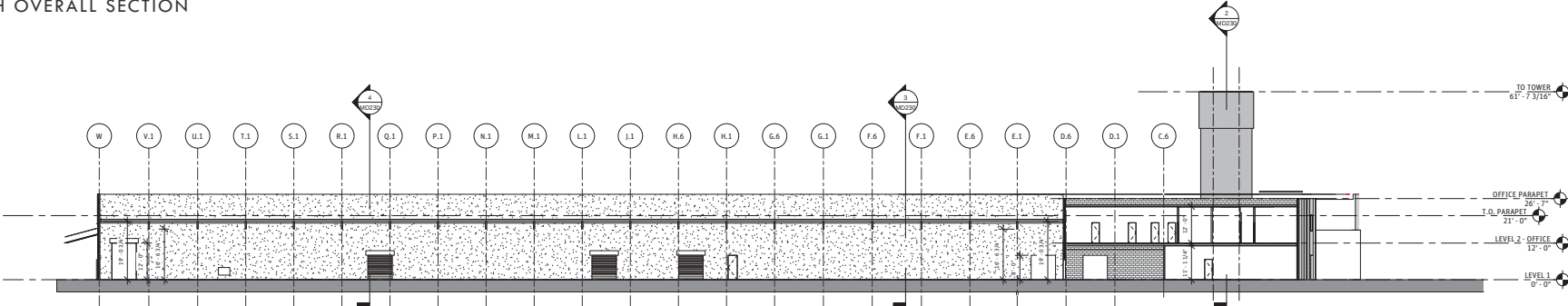
NORTH-SOUTH OVERALL SECTION



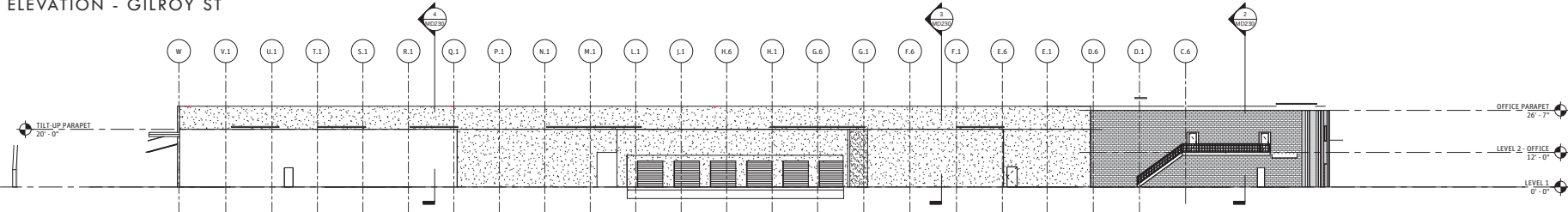
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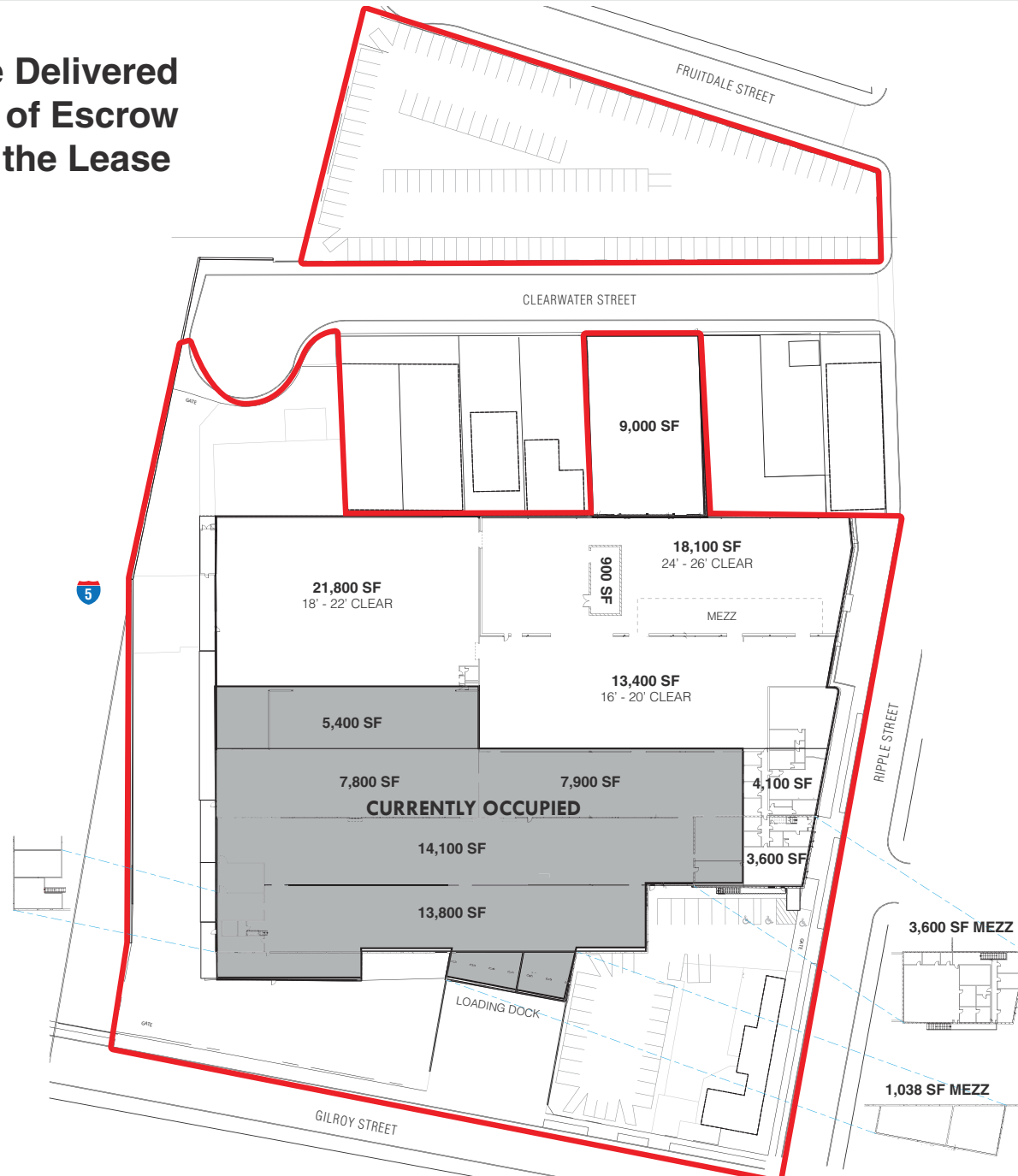
NORTH-SOUTH OVERALL SECTION



EAST ELEVATION - GILROY ST



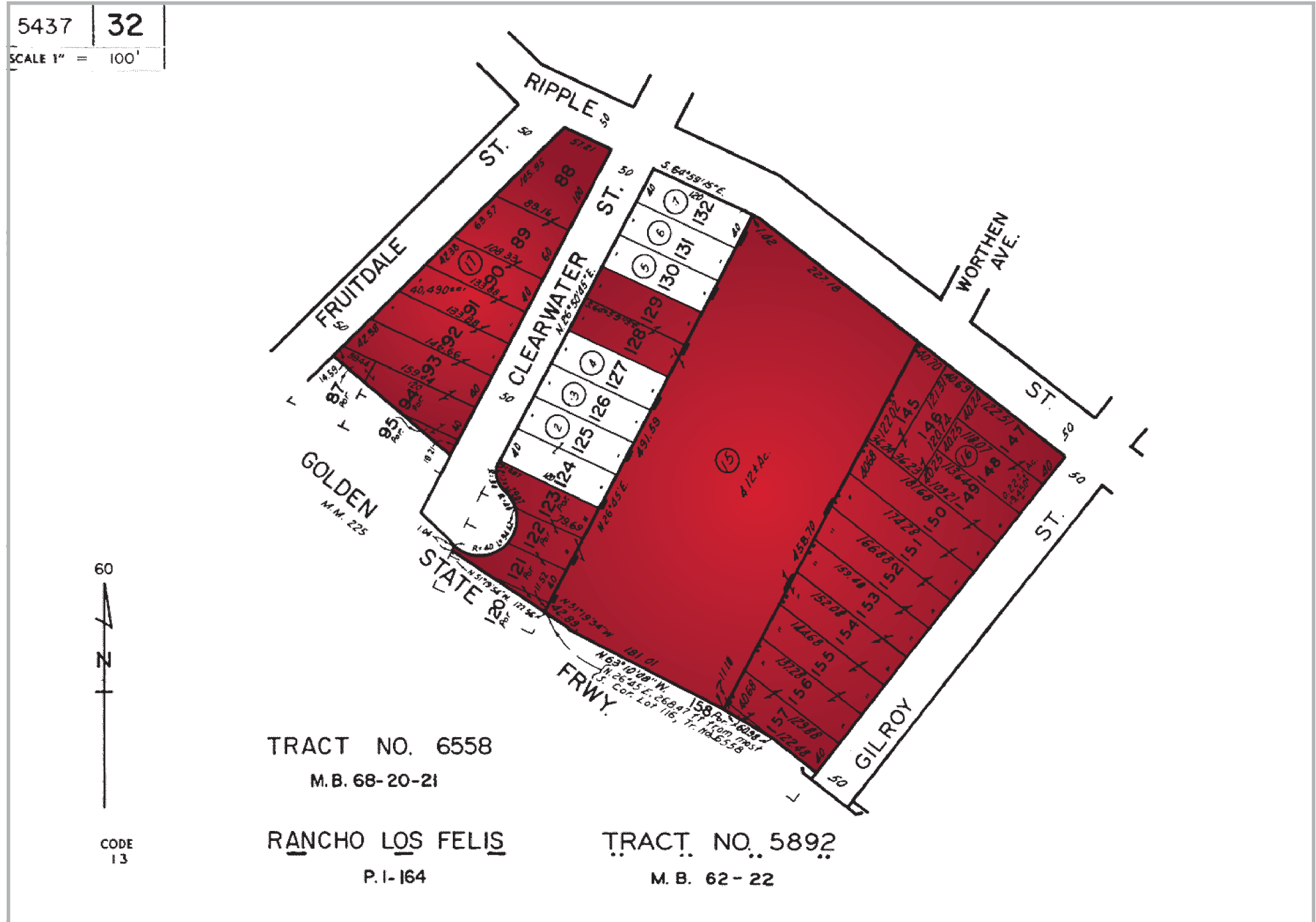
**Property can be Delivered
Vacant at Close of Escrow
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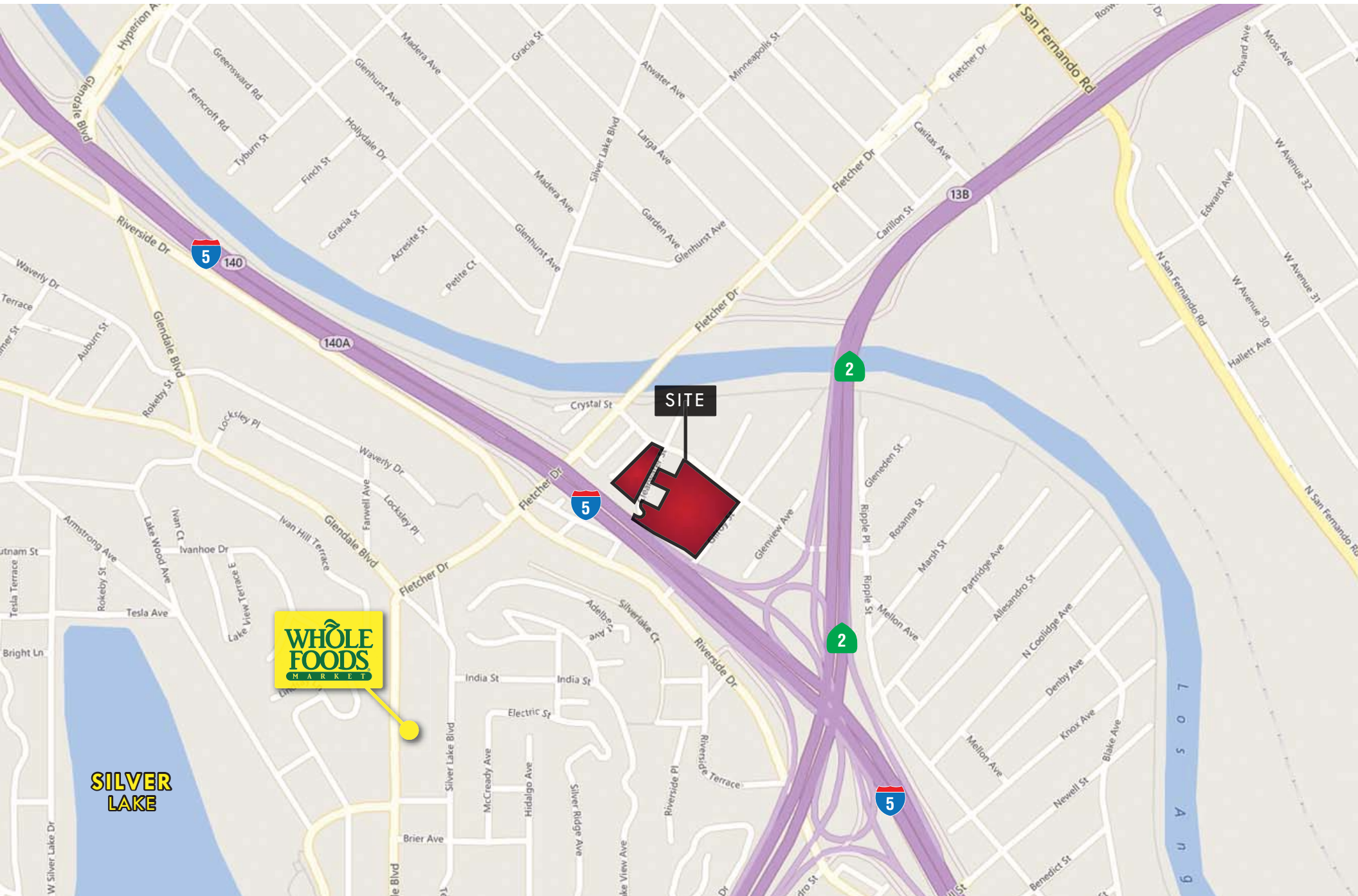


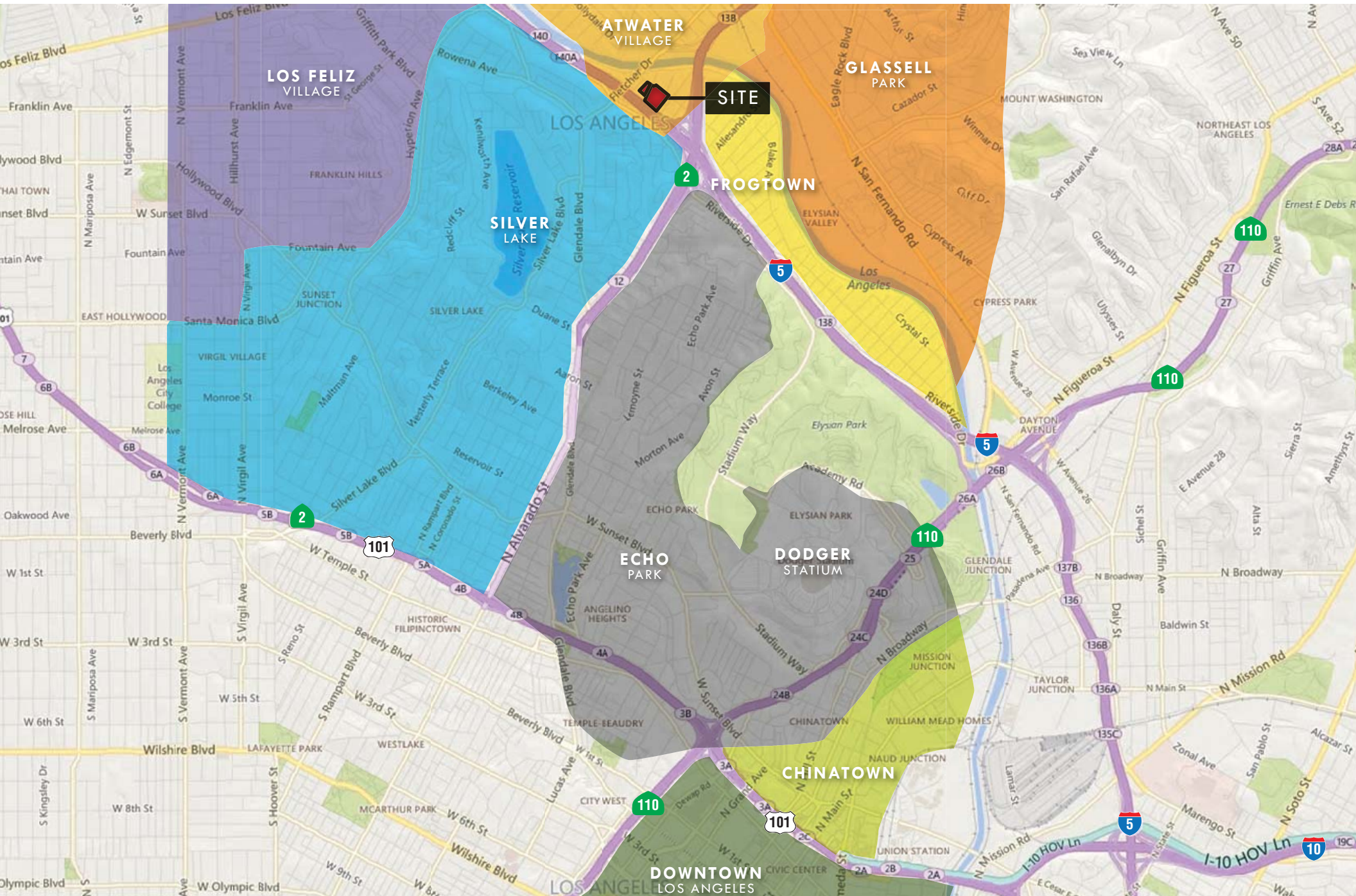
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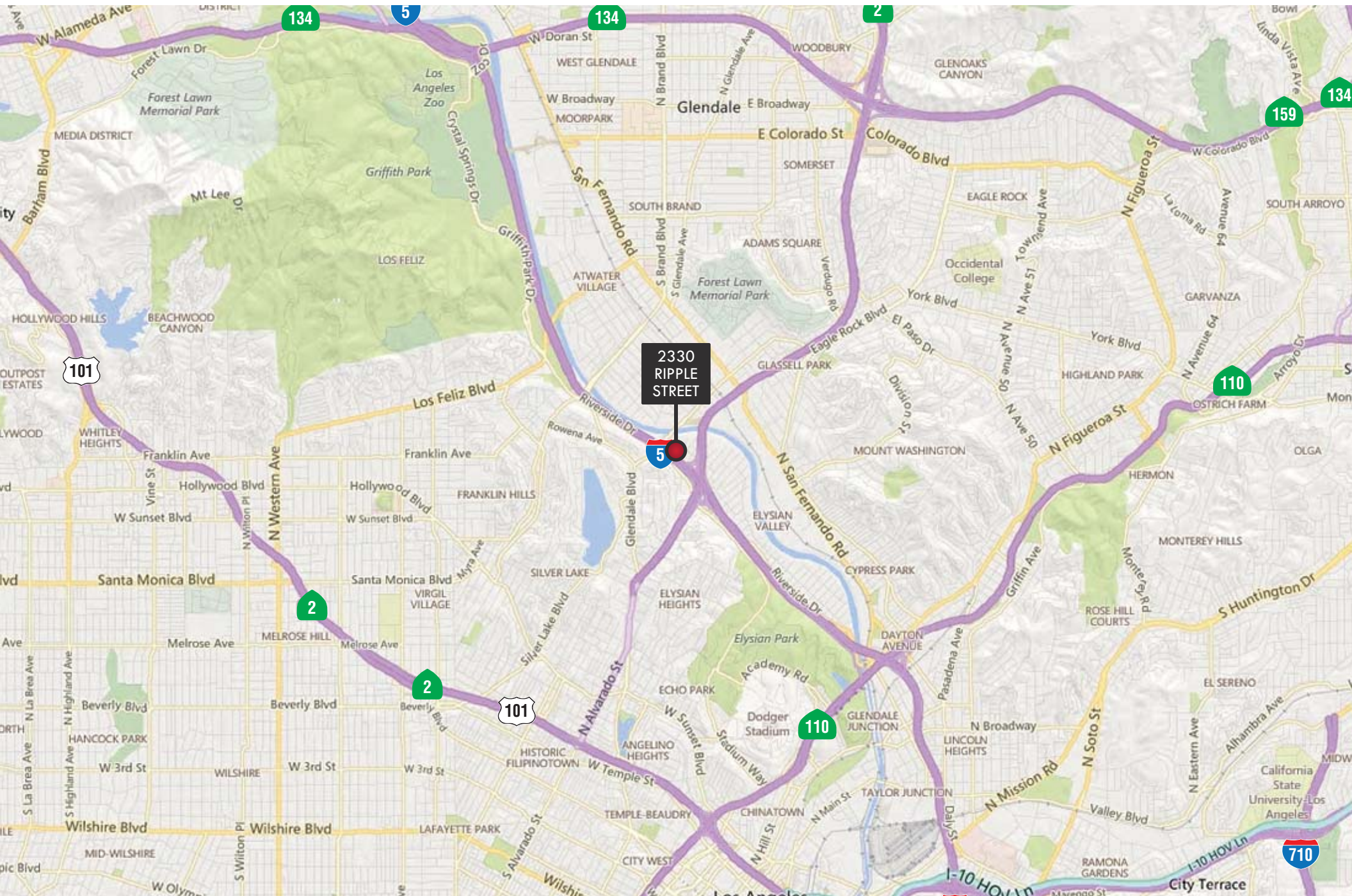
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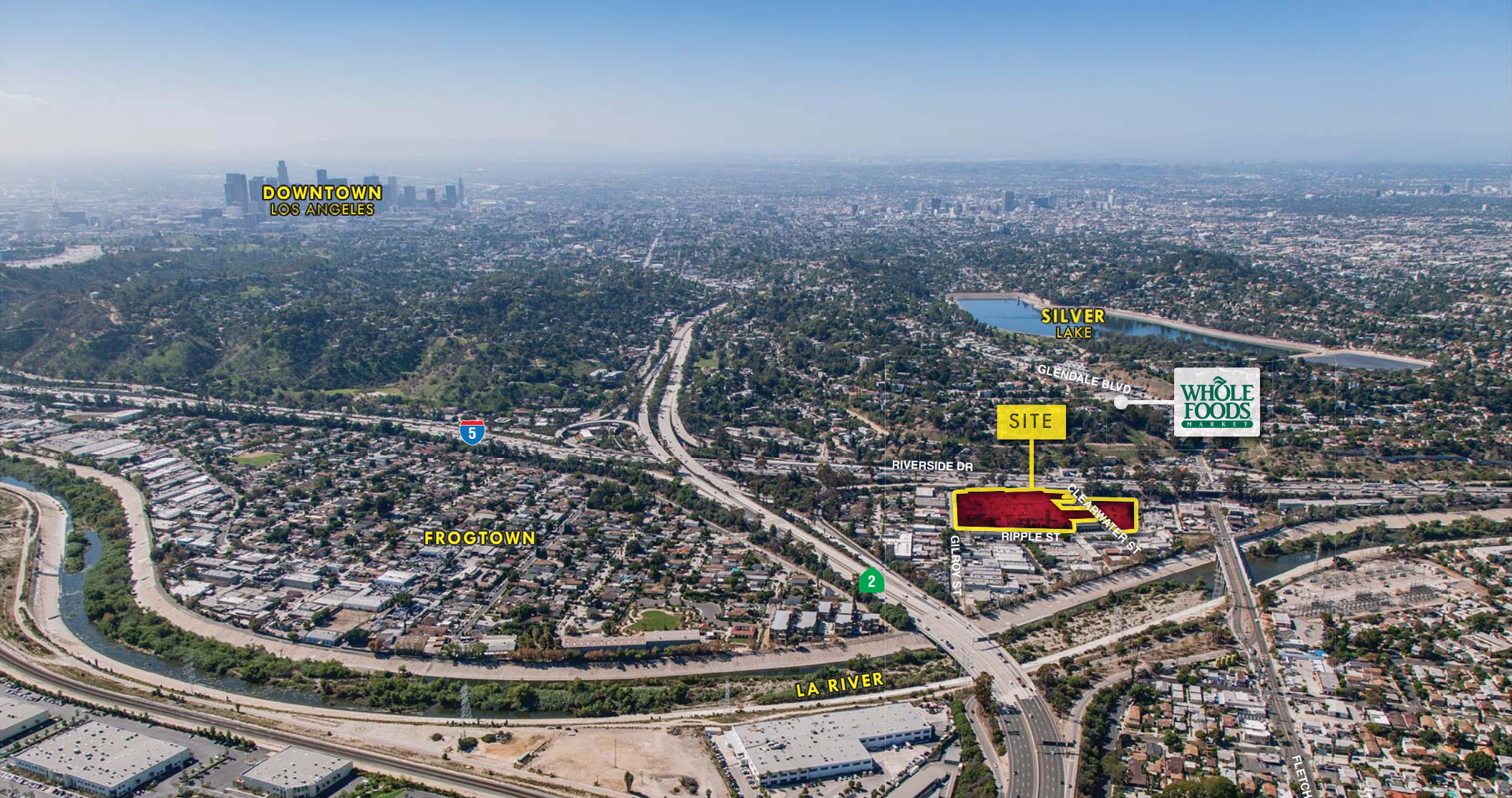
PARCEL MAP





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