

COMMERCIAL

ACME

4516 EAGLE
ROCK BLVD
UNIT 1/2
EAGLE ROCK

ACME
REAL
ESTATE

this way



WARNING
This Home
secured by
ACME

FOR LEASE



3 BEDS | 2 BATHS | 970 SQ FT | BUILT IN 1922 | STREET PARKING | COMMERCIAL 1210

BUNGALOW-STYLE COMMERCIAL LEASE ON VIBRANT EAGLE ROCK BLVD!

Excellent CENTRAL Eagle Rock location near to the 2 and 134 freeways on vibrant Eagle Rock Boulevard near Target, ARLA condos, Starbucks, and bars and restaurants. The property has 3 rooms, 2 full bathrooms, updated floors, updated kitchen, and a private garden/outdoor space. Ample, free street parking for patrons. Wonderful spot for a new or established business in the heart of HOT Eagle Rock. Available 3/1/23.

INVESTMENT HIGHLIGHTS

Excellent Central Eagle Rock/Glassell Park Location
Right on Eagle Rock Blvd
Easy Freeway Access to Major LA County Freeways
Conveniently Located Near Major Apartment Complexes with Lots of Foot Traffic
Unique, Private Outdoor Space

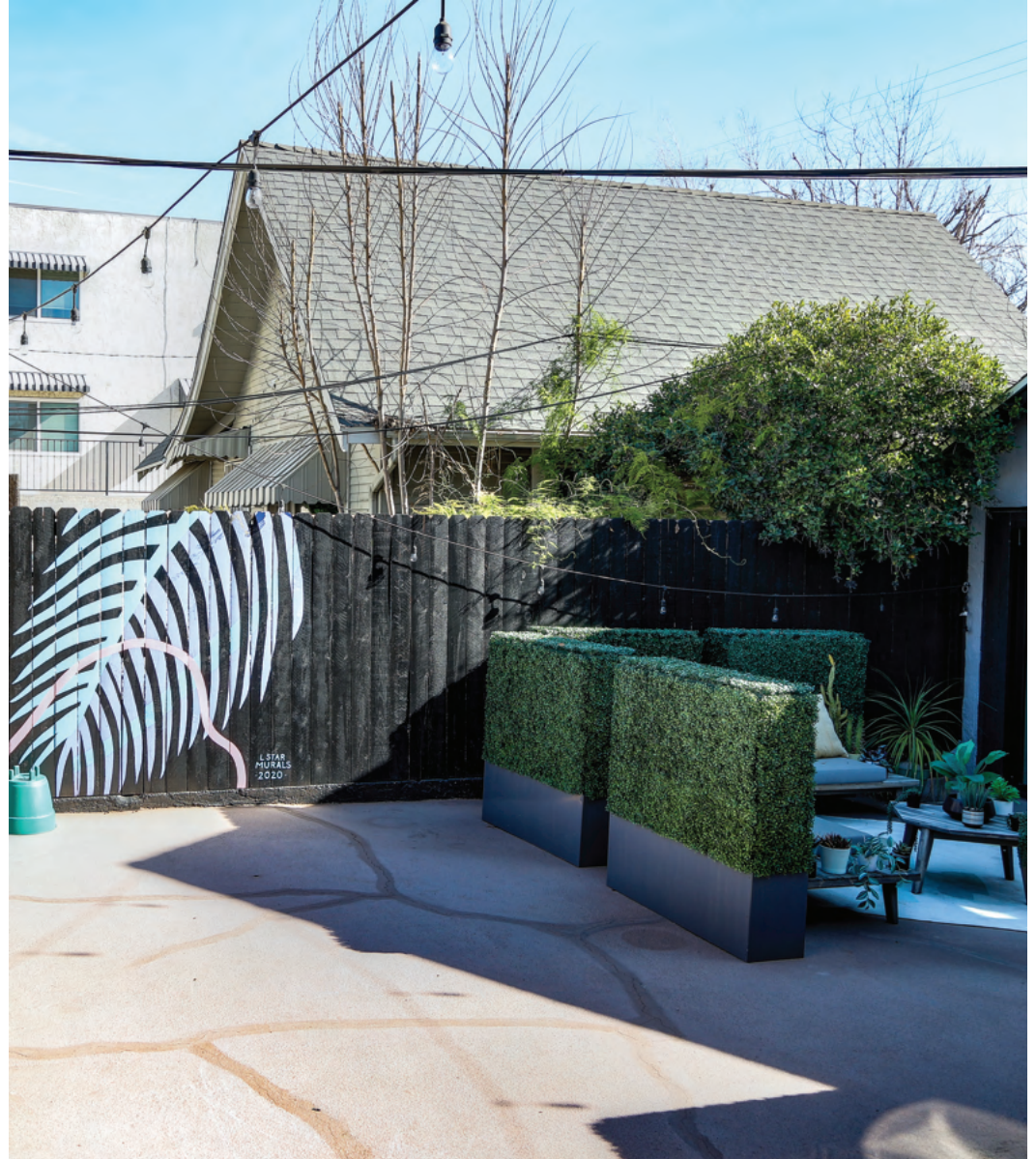


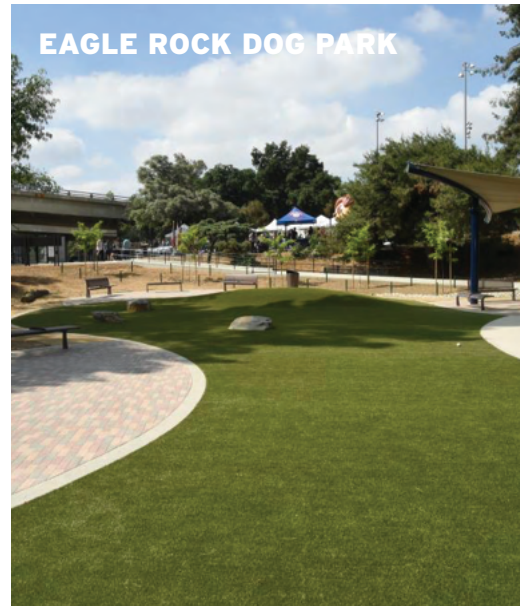
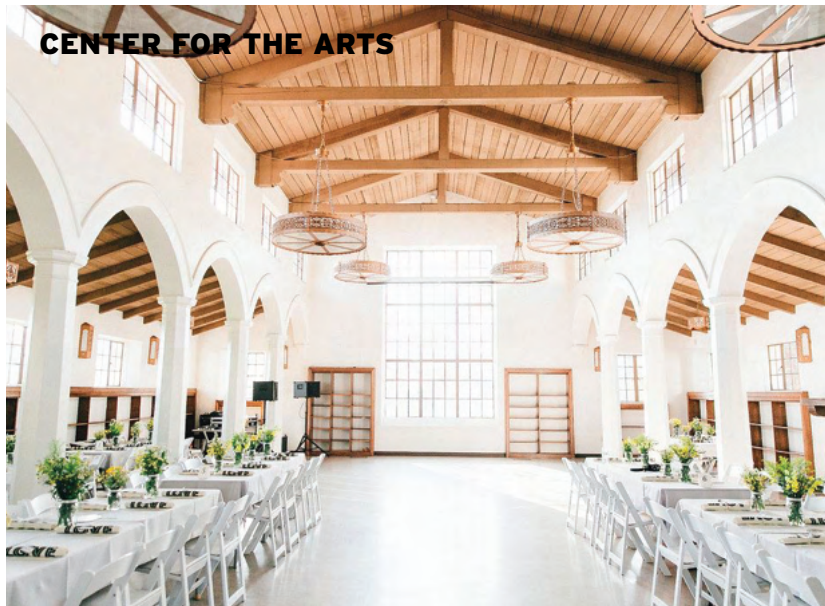
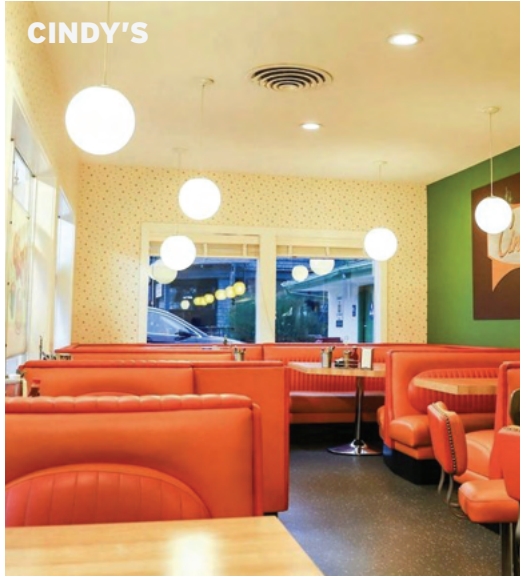
FOR LEASE

4516 EAGLE ROCK BLVD UNIT ½ | LOS ANGELES, CA 90041

INTERIOR







ABOUT THE NEIGHBORHOOD

Eagle Rock is an eclectic neighborhood northeast of Downtown, with working class roots and a hip, laid-back vibe. Vintage shops, coffeehouses, Southern-inspired diners and old-school Italian joints line commercial strips that surround quaint residential blocks. A retro-cool bowling alley and Occidental College, a small liberal arts school, liven up the area, along with several craft beer-focused watering holes.

EASILY ACCESSIBLE

- 11 minutes to Silver Lake
- 18 minutes to DTLA
- 12 minutes to Pasadena
- 15 minutes to Los Feliz
- 8 minutes to Highlan Park

Easy freeway access to major LA County freeways

