



Former **Mezcalero**
space offering a
Mexican restaurant/bar
layout with a ready-to-
use kitchen and
immediate availability.

FOR LEASE

Prime High-Visibility 2nd Generation Restaurant & Retail Opportunity

510 South Broadway
Los Angeles, CA 90013

Available Units

2

Floor

1st Floor

Available Units	Use	Rentable SF	Asking Rent
Unit 1	Restaurant	3,830 SF	\$4.00/SF/Mo. NNN
Unit 2	Retail	3,830 SF	\$3.00/SF/Mo. NNN

Property Type

Retail / Restaurant

Property Highlights

- Ground-floor space with excellent street frontage along South Broadway
- **Unit 1:** 2nd generation restaurant; former restaurant build-out that offers strong pedestrian exposure and branding visibility
- **Unit 2:** Current interiors delivered in a flexible shell condition
- Ideal for food & beverage operators seeking a faster path to market in the heart of Downtown Los Angeles

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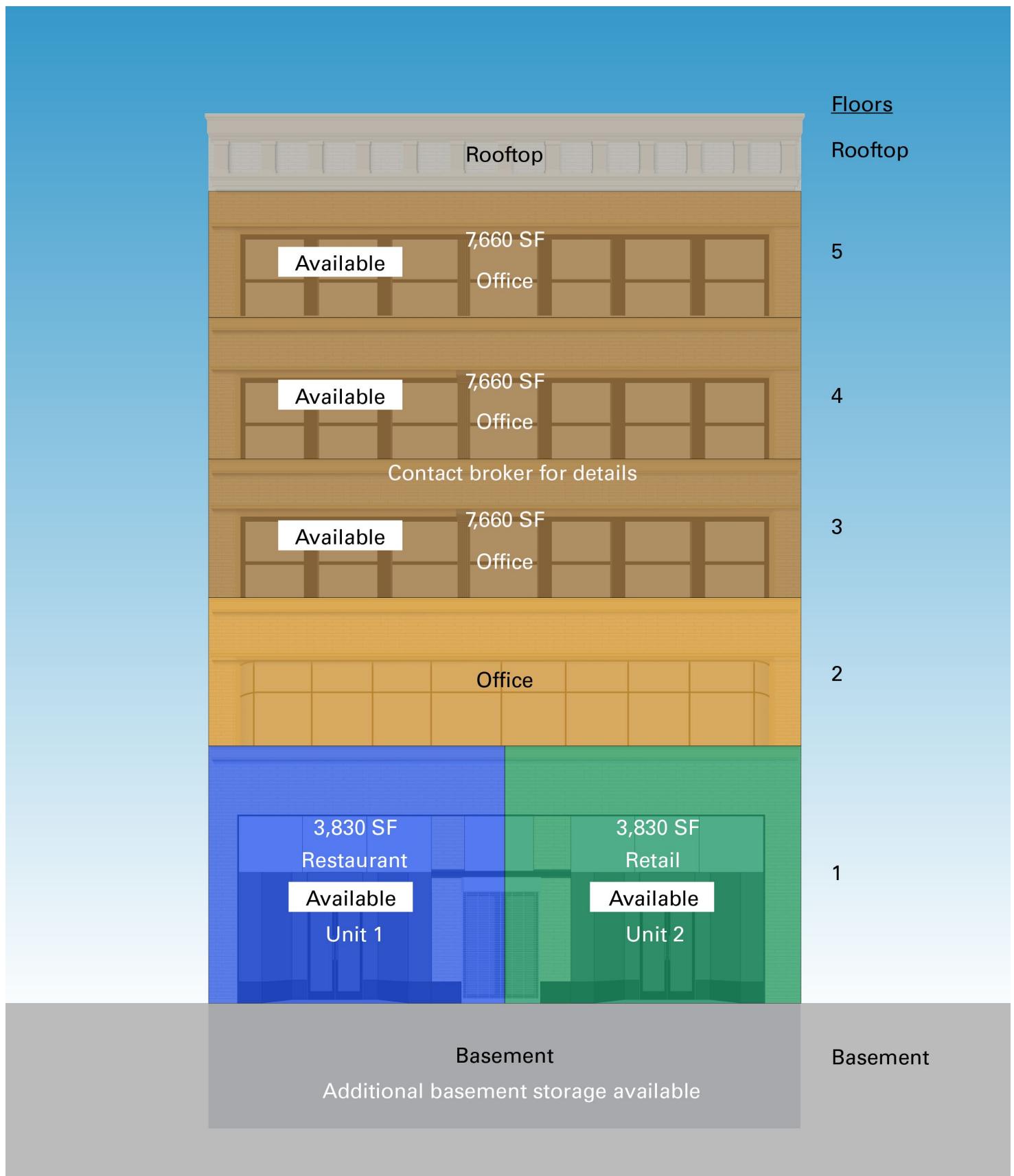
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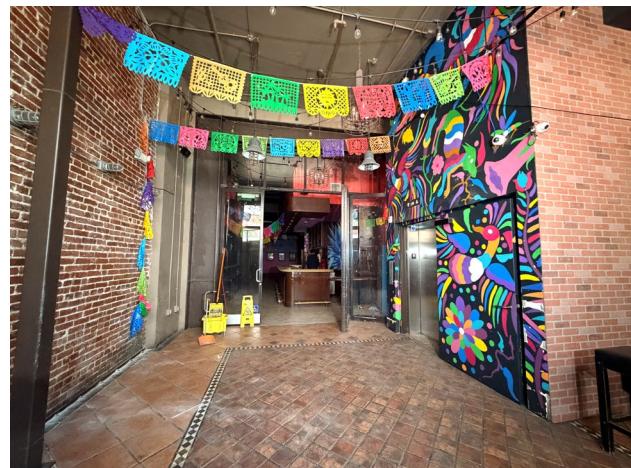
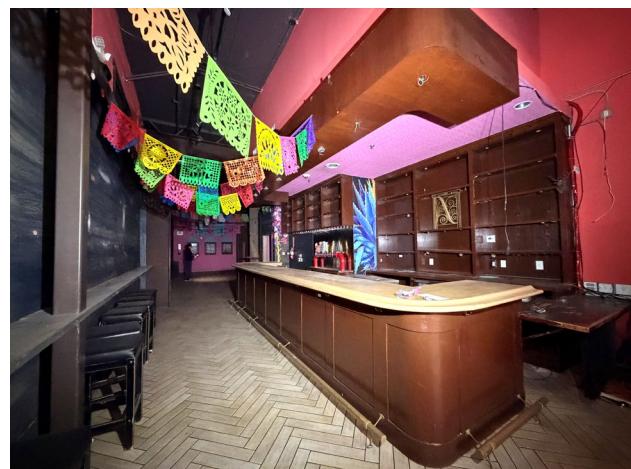
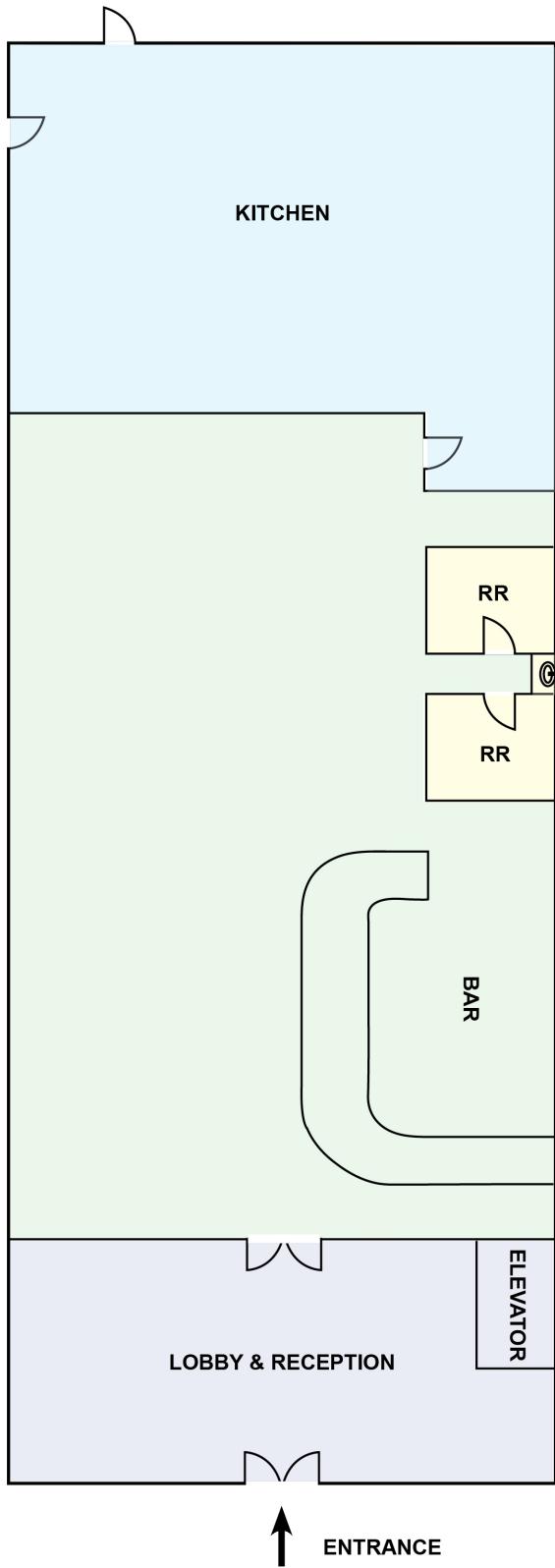
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R E A L T Y

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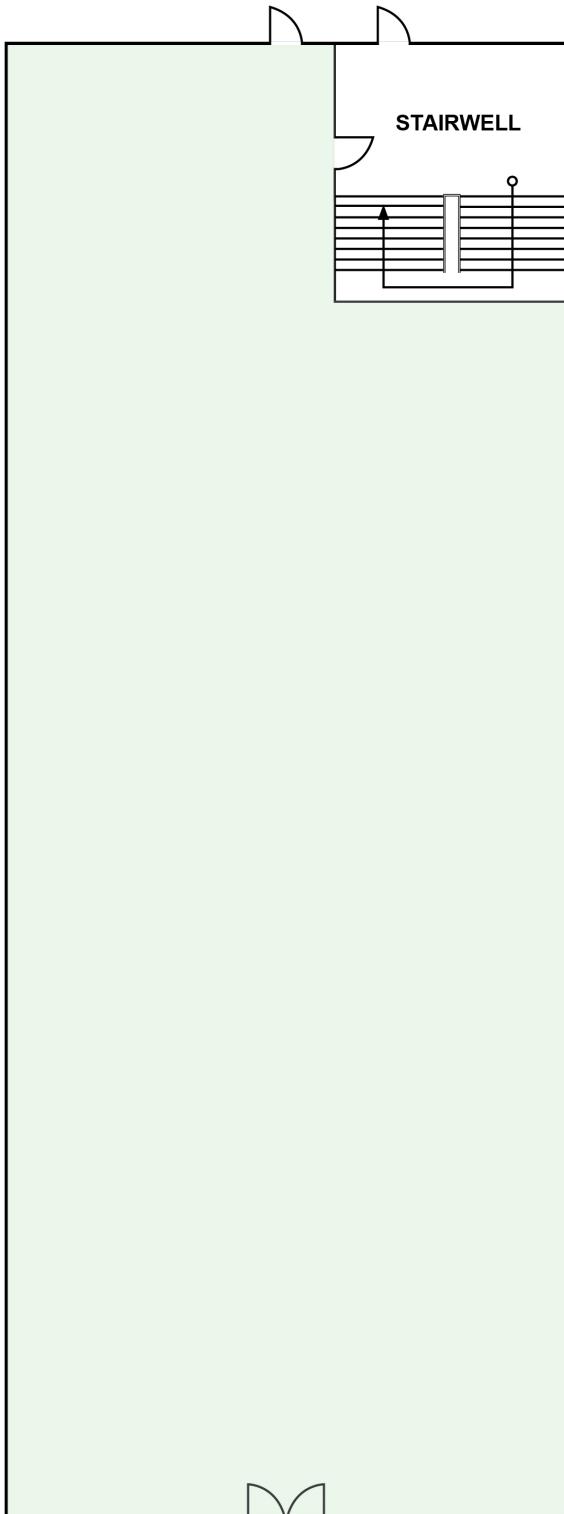


Unit 1 (Restaurant) Floor Plan & Photos



* Floor plan is for illustrative purposes only. All dimensions and layouts are approximate and subject to change.

Unit 2 (Retail) Floor Plan & Photos



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ENTRANCE



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