



8515 LA CIENEGA BLVD

INGLEWOOD, CALIFORNIA

SHORT-TERM SUBLEASE OPPORTUNITY



PALOMA
REALTY PARTNERS

EXECUTIVE SUMMARY

Paloma Realty Partners is pleased to present an exceptional sublease opportunity at 8515 La Cienega Boulevard, strategically positioned in one of Los Angeles' most high-profile, high-traffic locations.

Offering $\pm 6,000$ – $8,000$ square feet within a larger $\pm 12,400$ SF industrial/showroom facility, the sublease provides tenants flexibility to right-size their operations while benefiting from a rare combination of functionality, visibility, and accessibility.

Located at a signalized, hard-corner intersection just minutes from LAX and the 405/105 Freeway interchange, the property benefits from constant exposure to local, commuter, and airport-related traffic. The site's C-3 zoning supports a variety of commercial, showroom, and warehouse operations, making it particularly well-suited for vehicle rental operations (car, limousine, van, Turo), freight/shipping companies, and flex office/showroom users seeking a premium, high-visibility location.

HIGHLIGHTS:

- $\pm 6,000$ – $8,000$ SF sublease within a larger $\pm 12,400$ SF industrial/showroom facility
- Combination office, showroom, and warehouse areas with multiple roll-up doors
- Prominent building signage opportunities on high visibility corner location
- Immediate access to the 405 and 105 freeways
- Proximity to LAX Airport, SoFi Stadium, Kia Forum, Intuit Dome, and more
- Suitable for vehicle rental operations (car, limousine, van, Turo) and freight/shipping businesses

ADDRESS:

8515 La Cienega Blvd
Inglewood, CA 90301

SUBLEASE SIZE:

$\pm 6,000$ – $8,000$ SF

SUBLEASE TERM:

Direct lease with landlord
available or sublease
through Jan 1, 2028

RENTAL RATE:

\$12,000 – \$16,000 /mo NNN
(~\$0.20/SF)

USE(S):

Office
Showroom
Warehouse

POWER:

600 Amps, 208Y/120 Volts,
3-Phase, 4-Wire, 60 Hz

ZONING:

C-3

FEATURES:

- Multiple roll-up doors for easy loading/unloading
- 24 surface parking spaces & additional warehouse parking
- Prominent building signage opportunities



NEARBY

W MANCHESTER BLVD



8515 LA CIENEGA BLVD

KIA FORUM

SOFI STADIUM

**CAR RENTALS
& LAX PEOPLE
MOVER**

INTUIT DOME

LAX

W CENTURY BLVD

I-405

I-105

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