



HUB

COLISEUM

3800 S Figueroa St., Los Angeles, CA 90037

LEASING BROCHURE

RESTAURANT / RETAIL OPPORTUNITY

±1,167 SF - ±2,426 SF New Construction Mixed-Use Project



8 min walk to
University of Southern California &
Doheny Memorial Library

11 min walk to
Leavey Library &
Ronald Tutor Campus Center



3 min drive to
USC Village



HUB
COLISEUM

Flower St

S. Figueroa St

approx. 28,800 CPD

HUB
COLISEUM

Steps from campus and downtown, and fully in the mix of everything Los Angeles has to offer. From school, restaurants, take-out joints, entertainment venues, and shopping plazas, all within walking distance.

RESTAURANT / RETAIL OPPORTUNITY

PROJECT OVERVIEW

±1,167 SF - ±2,426 SF
Mixed-Use
Development

- New construction mixed use housing development directly across from USC College campus
- High visibility ground floor retail for lease with convenient access to dedicated retail/visitor parking structure
- Built in customer base with 79 unit student housing apartments and within immediate proximity to the USC Coliseum
- Excellent national credit restaurant co-tenancy - Signed lease with Buffalo Wild Wings!
- High traffic counts fronting S. Figueroa St (over 28k CPD) and I-110 Freeway (over 277k CPD)

The information presented was obtained from sources deemed reliable; however SRS Real Estate Partners does not guarantee its completeness or accuracy.

3800
S. Figueroa St
Los Angeles, CA
90037



COLISEUM





ROOFTOP + POOL



TECHNOLOGY + WIFI

THE AMENITIES



MEET + STUDY



FITNESS + SPA



S. Figueroa St (approx. 28,800 cpd)

UP TO ±2,426 SF

1,259 SF

1,167 SF

1,299 SF

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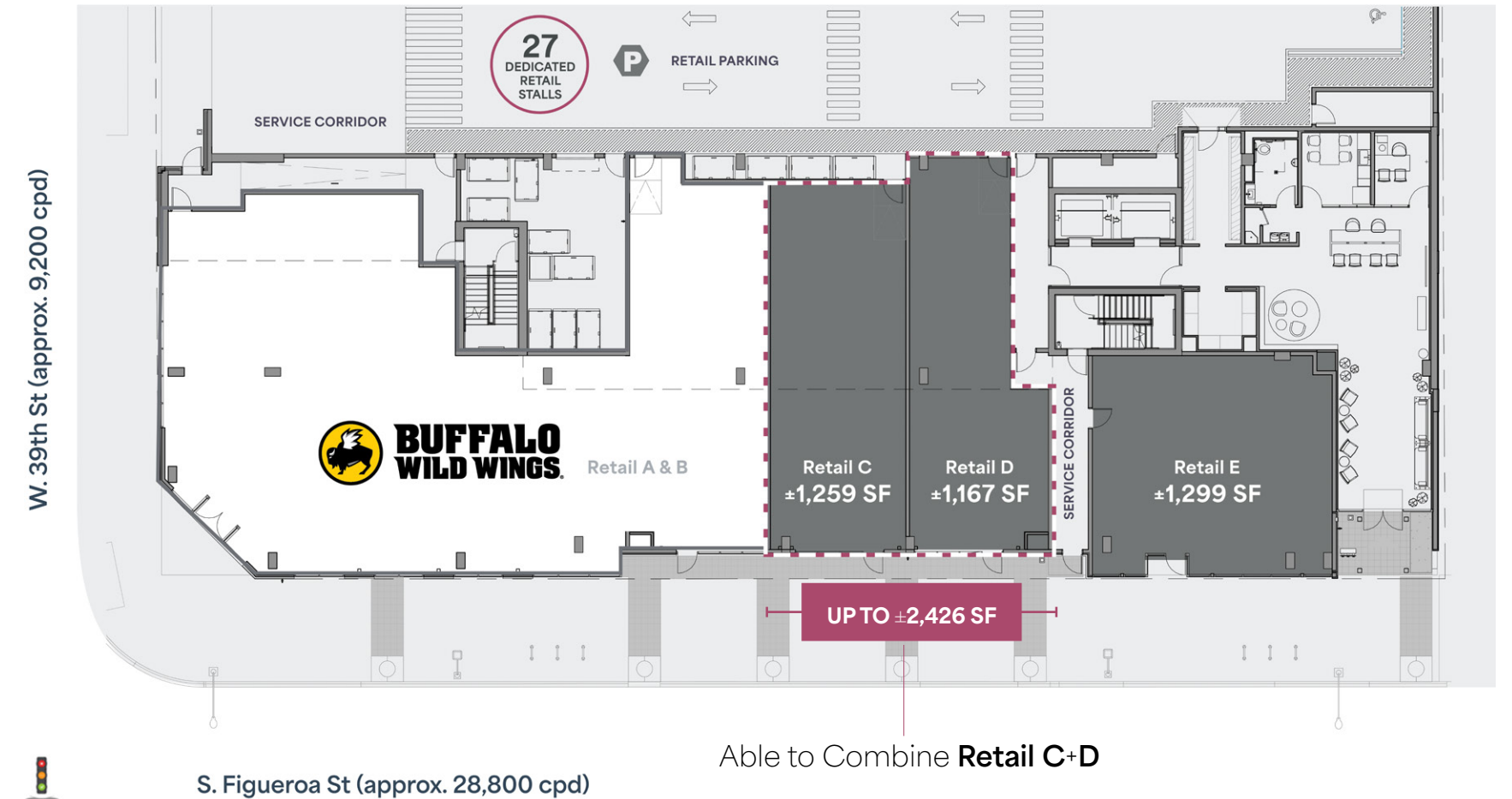
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RESTAURANT / RETAIL OPPORTUNITY

±1,167 SF - ±2,426 SF

Mixed-Use Development



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3800
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COLISEUM





SURROUNDING AREA



HUB

COLISEUM

HUB Coliseum
STUDENT HOUSING
3800 S Figueroa St, Los Angeles, CA 90037
Units / **79**
Floors / **7**
*Vivian Birndorf, Core Spaces

- 1

BMO STADIUM
Capacity / **22,000**
(24,000 capacity for concerts)
- 2

LA MEMORIAL COLISEUM
Capacity / **77,500**
(70,000 capacity for concerts)
- 3

THE LUCAS MUSEUM OF NARRATIVE ART
Opening / **2026**
- 4

UNIVERSITY OF SOUTHERN CALIFORNIA
2024 Total Enrollment / **48,945**
- 5

GALEN CENTER
Capacity / **10,258**
- 6

USC VILLAGE
accommodates 2,700 students annually
- 7

CRYPTO.COM ARENA
2024 / **250 EVENTS** / **4M VISITORS**
- 8

LOS ANGELES CONVENTION
2024 / **200 EVENTS** / **3.6M VISITORS**

HUB COLISEUM

is steps from campus and downtown
surrounded by national & regional tenants,
entertainment venues.

- Walkable to large number of adjacent residential and employment bases surrounding University of Southern California
- High volume spaces with expansive storefront and signage opportunities

RACE & ETHNICITY	half mile	one mile	two miles
White Alone	21.3%	15.8%	12.3%
Black Alone	15.2%	12.2%	13.2%
American Indian/Alaska Native Alone	2.5%	2.8%	3.1%
Asian Alone	13.7%	10.8%	4.4%
Pacific Islander Alone	0.1%	0.2%	0.1%
Hispanic Origin (Any Race)	54.1%	65.3%	73.3%

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FOR MORE INFORMATION, CONTACT

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