



8921 W PICO BLVD

Los Angeles, CA



ASKING PRICE

\$4,000,000



CAP RATE

5.75%

- Prime Pico-Robertson Positioning
- Zoning Alpha: C4-1VI-O Development Upside
- Exceptional Consumer Demographics
- Infrastructure & Connectivity Advantage
- Owner-User Financing Potential
- Synergistic Portfolio Value

OFFERED EXCLUSIVELY BY

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ACCESS OFFERING MEMORANDUM