

FREESTANDING MEDICAL/VETERINARIAN/ RETAIL/OFFICE BUILDING FOR LEASE

11543 W. OLYMPIC BLVD, LOS ANGELES, CA 90064

**±6,560 SF
COMBINED**

±3,280 SF

±3,280 SF



**COMMERCIAL
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PROPERTY HIGHLIGHTS

- Freestanding Medical/Veterinary/Retail/Office Building
- On the Corner of Olympic & Colby
- Two Stories
- ±6,560 Combined SF (±3,280 SF Per Floor)
- \$2.90 - \$3.75 PSF/Mo, NNN
- High Traffic Count
- Near 10 & 405 Freeways
- Great Street Frontage/Signage
- 19 Parking Spaces



These materials are based on information and content provided by others, which we believe are accurate. No guarantee, warranty or representation is made by Commercial Asset Group, Inc. or its personnel. All interested parties must independently verify accuracy and completeness. As well, any projections, assumptions, opinion, or estimates are used for example only and do not represent the current or future performance of the identified property. Your tax, financial, legal and toxic substance advisors should conduct a careful investigation of the property and its suitability for your needs, including land use limitations. The property is subject to prior lease, sale, change in price, or withdrawal from the market without notice.

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ADDITIONAL PHOTOS

FIRST FLOOR

- 16 Treatment Rooms
- 2 Restrooms
- Kitchenette
- Great Frontage
- ±3,280 SF



SECOND FLOOR

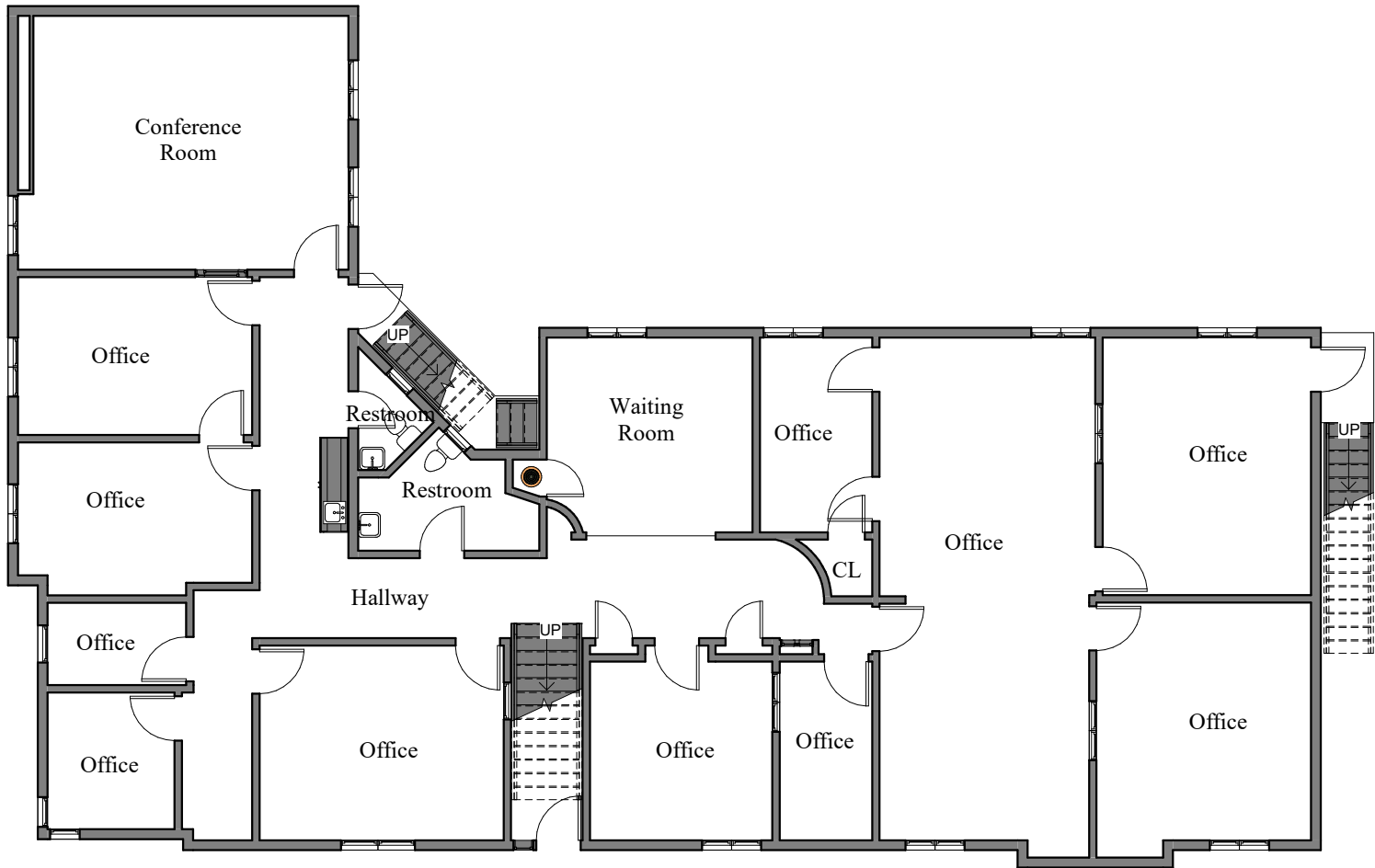
- Restroom
- 3 Access Stairways
- ±3,280 SF



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FLOOR PLAN



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NEIGHBORING TENANTS

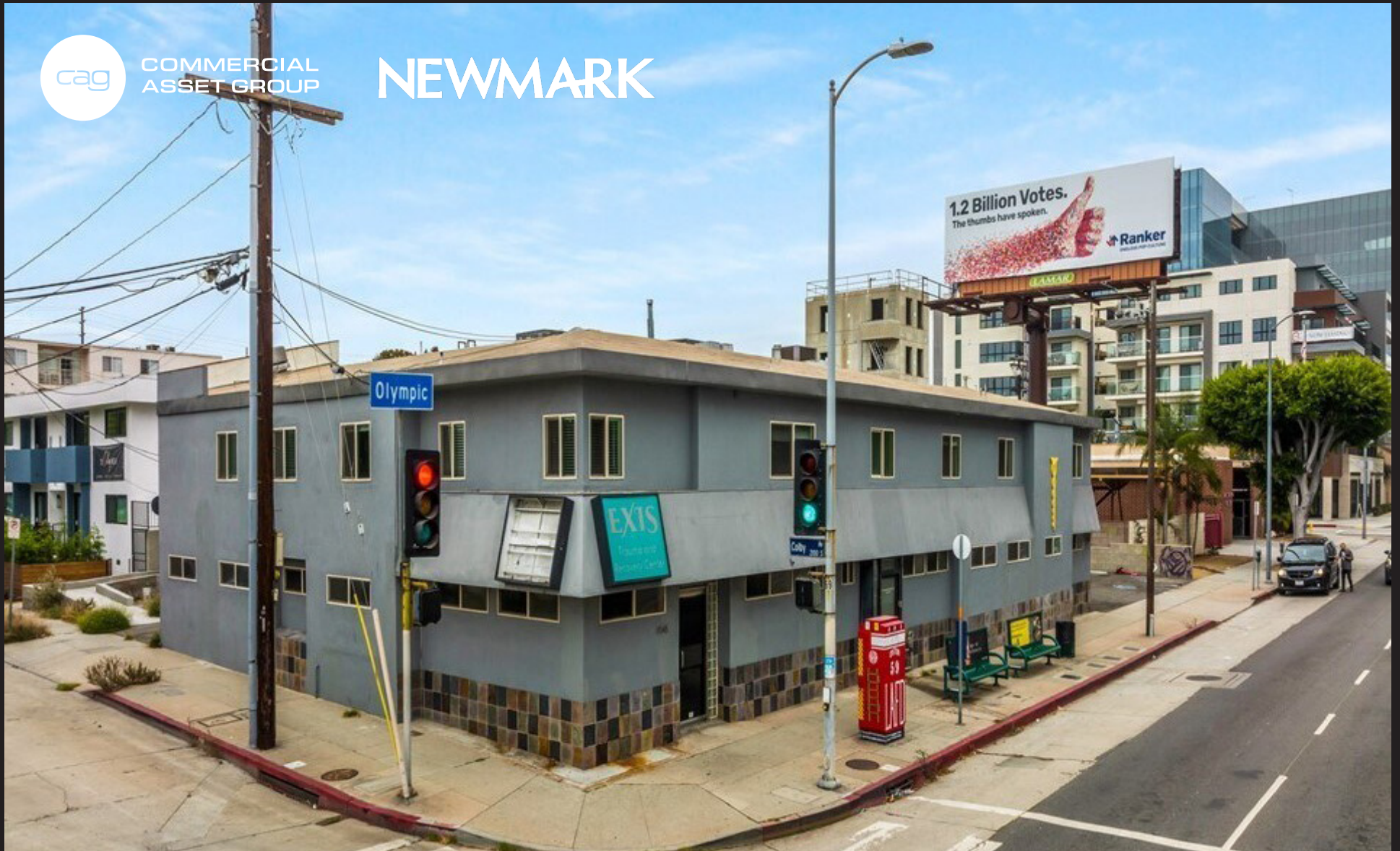


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