

# For Lease

1404 S Main St, 2<sup>nd</sup> Floor  
Los Angeles, CA 90015



For more information, please contact:

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DRE# 01227056



Park Industrial Realty  
800 McGarry St, 5<sup>th</sup> Floor  
Los Angeles, CA 90021  
Corporation DRE# 01983713

# Property Information

1404 S Main St, 2<sup>nd</sup> Floor, Los Angeles, CA 90015

Available SF:      Unit A: 730 SF  
                            Unit B: 2,730 SF  
                            Unit C: 2,650 SF

Year Built:         1915

Clear Height:      12 feet

Loading:            1 GL

Zoning:             M2

Lease Rate:         Unit A: \$1.40/SF gross  
                            Unit B: \$1.25/SF gross  
                            Unit C: \$1.10/SF gross

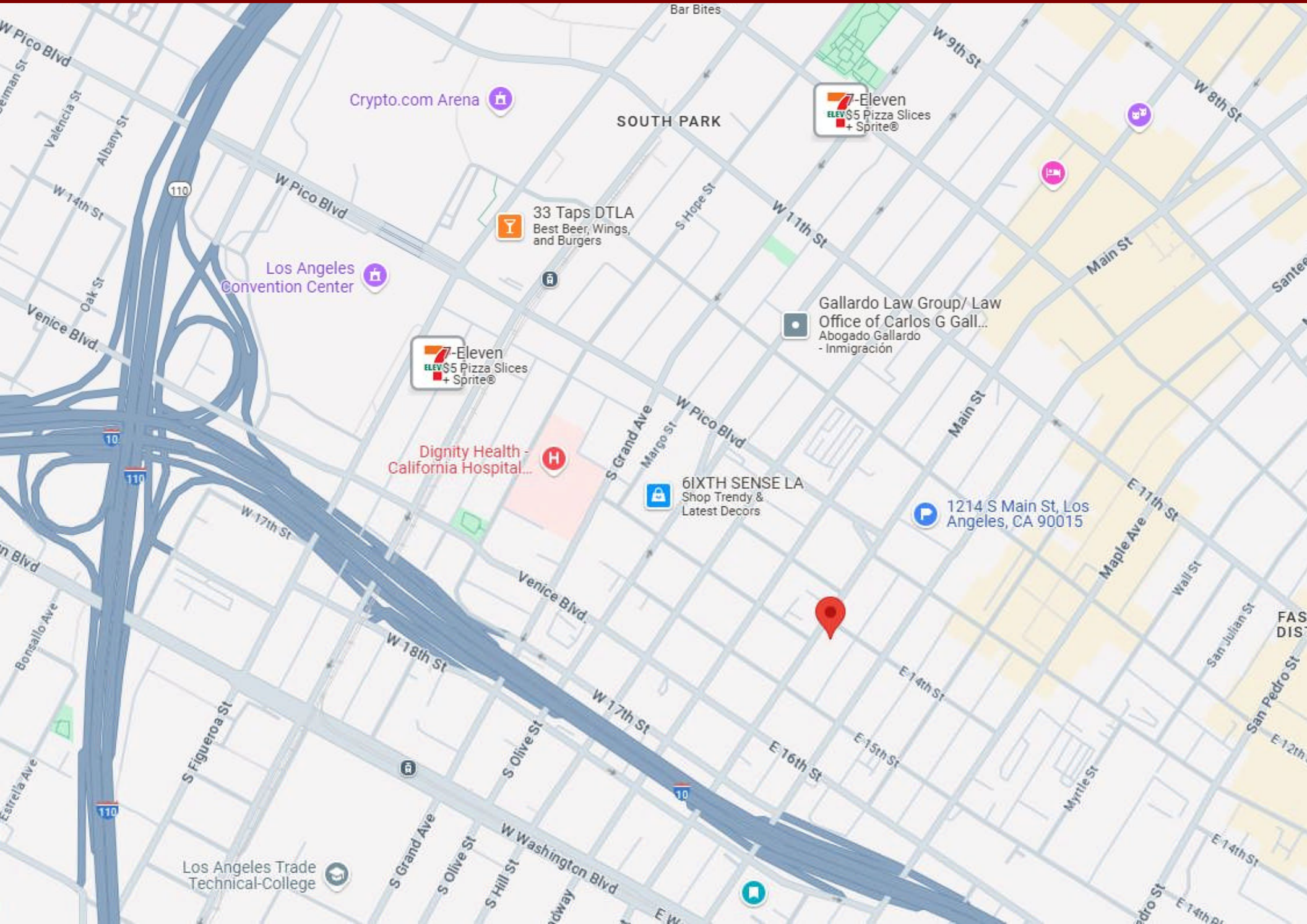
- Excellent Downtown LA location
- Great for office, warehouse or creative space
- 12 feet high ceiling
- Ground level loading
- Freight elevator
- Fully air conditioned spaces
- Beautiful hard wood flooring
- Secure fenced & gated parking
- In the heart of Fashion District
- Close to South Park

All information has been furnished from sources which we deem reliable, but for which we assume no liability. All measurements are approximate. Broker/Owner do not warrant its accuracy. Buyer/Lessee must verify all information.

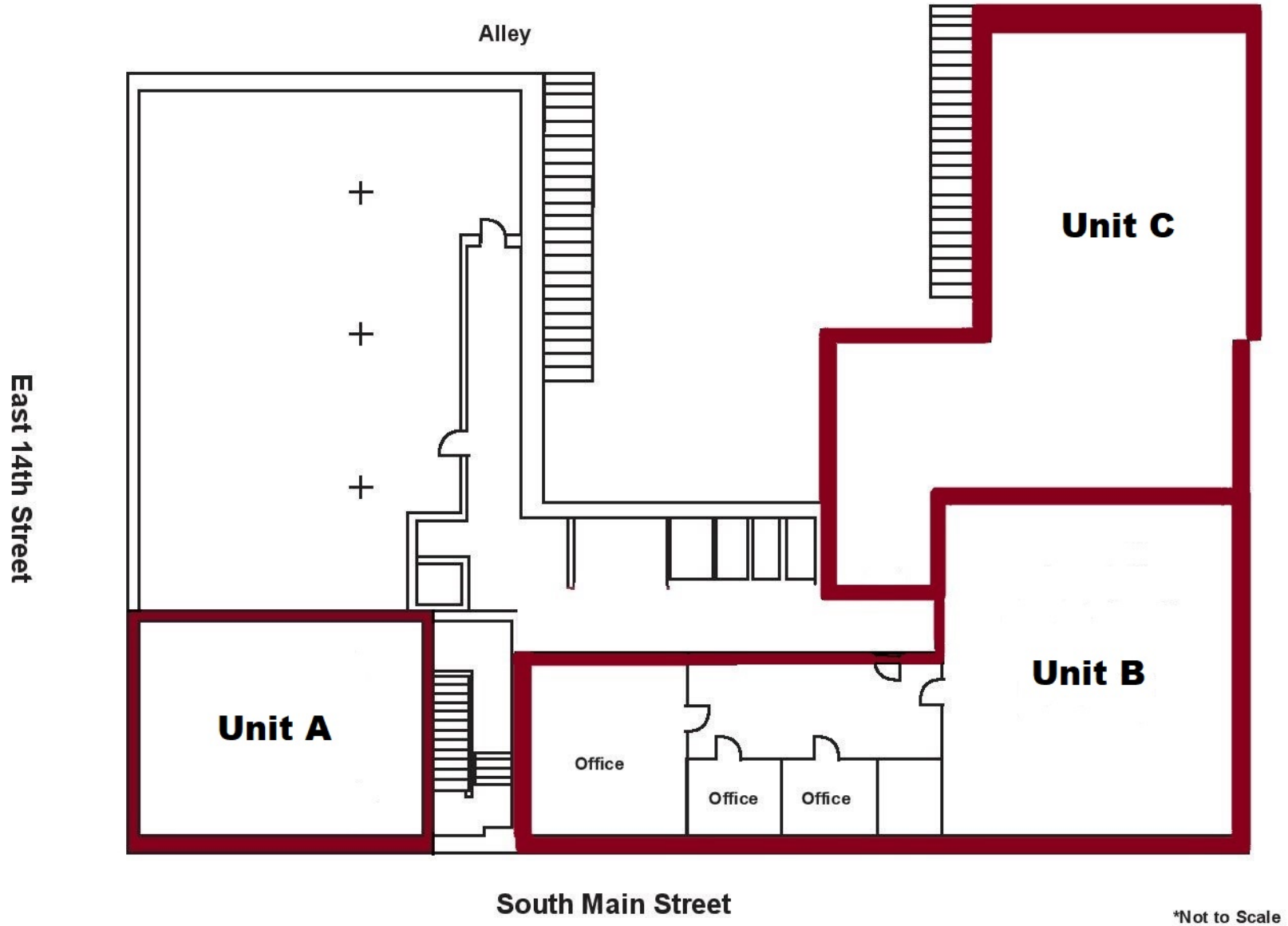




# Area Map

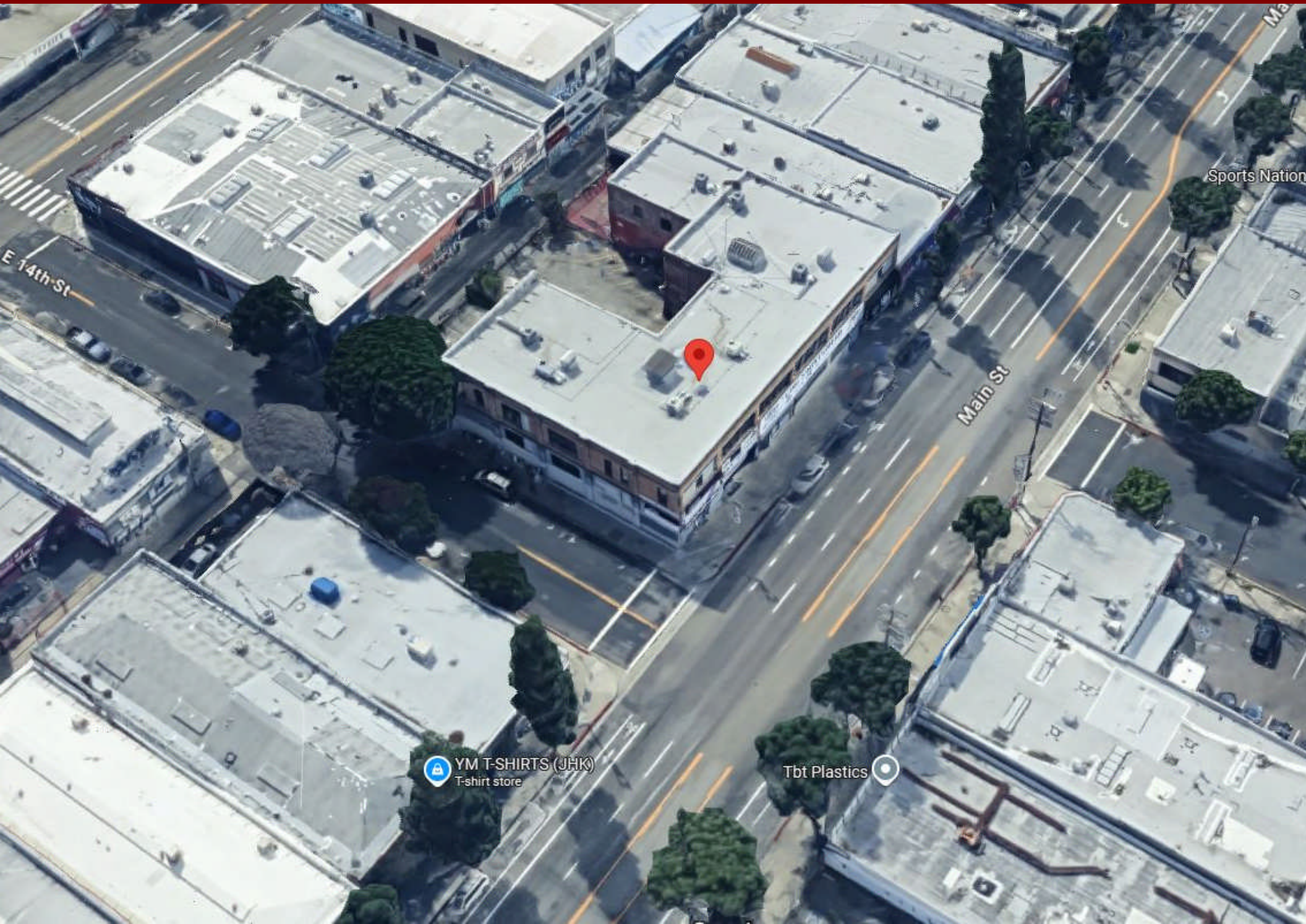


# Floor Plan





# Aerial Photo

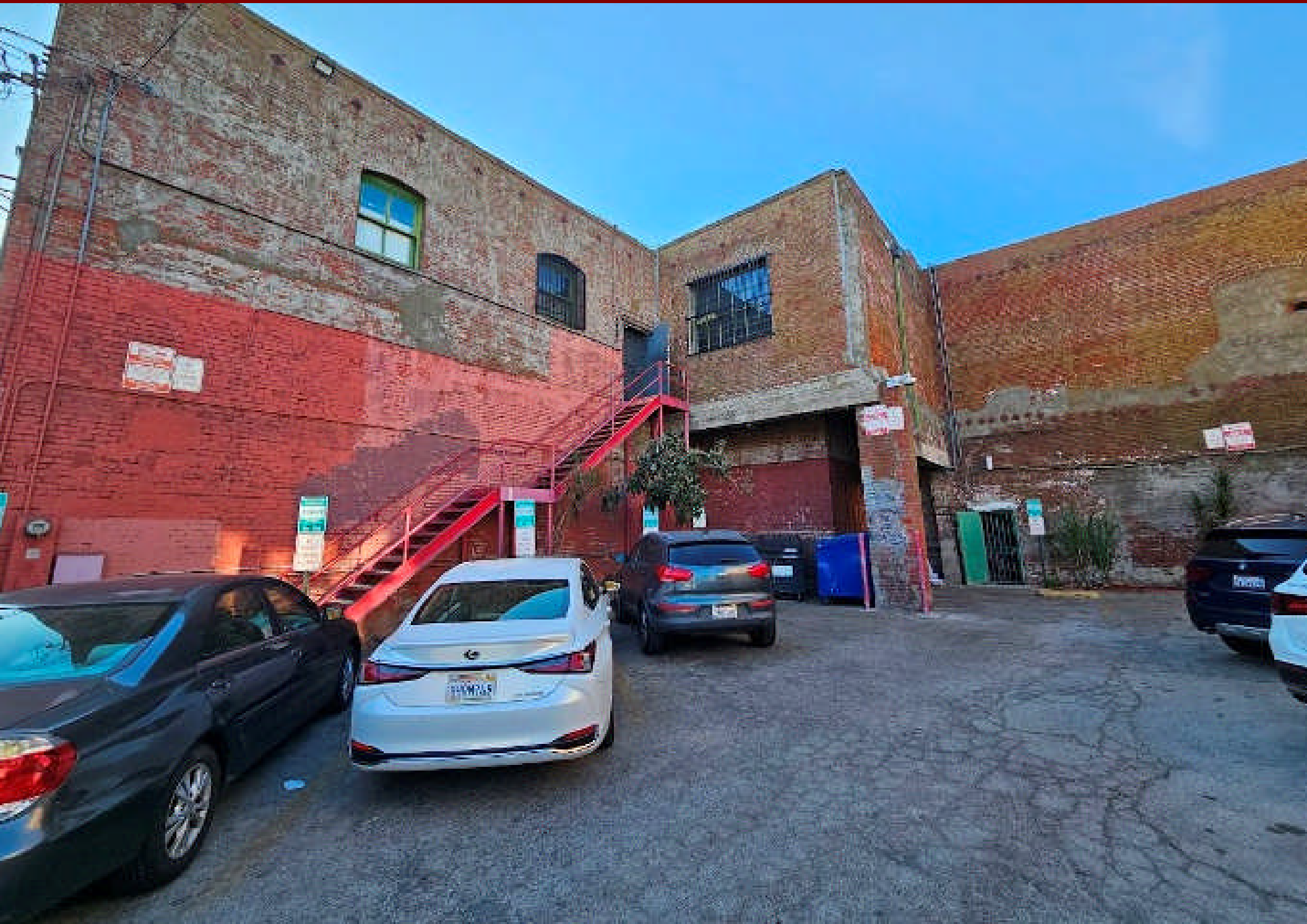


YM T-SHIRTS (JHK)  
T-shirt store

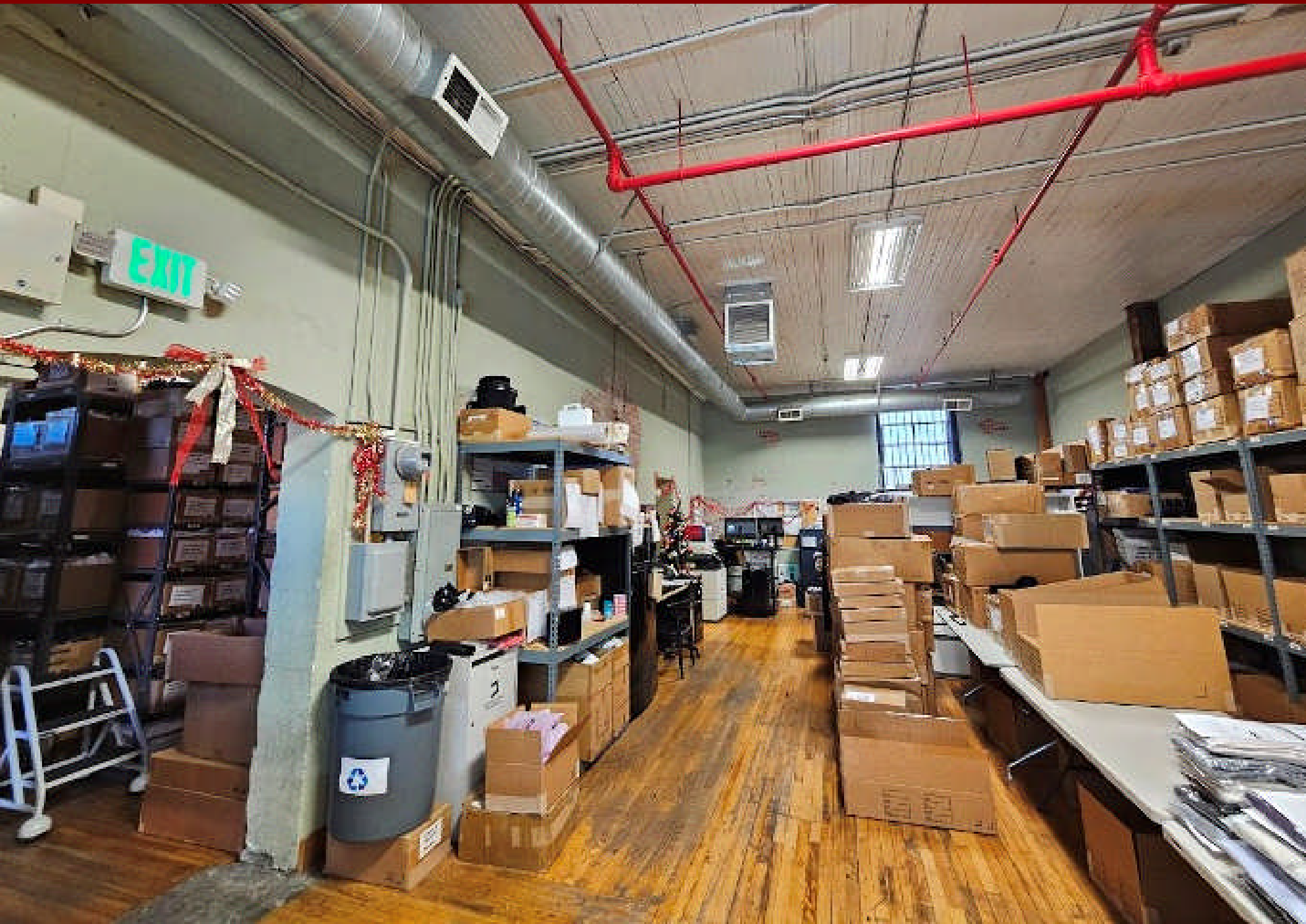
Tbt Plastics



# Property Photo



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