

# 7TH AND OLIVE

**FOR LEASE**  
**CREATIVE OFFICES**  
18,234 - 36,470 SF AVAILABLE



\*conceptual rendering, subject to change

**18K FULL FLOOR**  
**BUILD TO SUIT AVAILABLE**  
**ON-SITE PARKING**

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**CBRE**



# 7TH AND OLIVE

CREATIVE OFFICES

## An iconic building in the Historic Core. Now with newly renovated full floors with private access.

7th and Olive retains the charm of a classic turn of the century building while creating a cool and incredibly functional modern office building in the heart of the city's most exciting neighborhood. The former home of the Ville de Paris department store has been converted to beautiful workspaces with upgraded building systems, high ceilings, exposed brick walls and concrete columns, and flowing natural light.



FULL FLOOR

# Classic Looks with Modern Upgrades

## CREATIVE OFFICES

Newly renovated full floor suites provides private access with branded elevator lobby opportunities

Brand new lobby, building systems, elevators, and on-site security

Natural light on all floors with north and west exposures

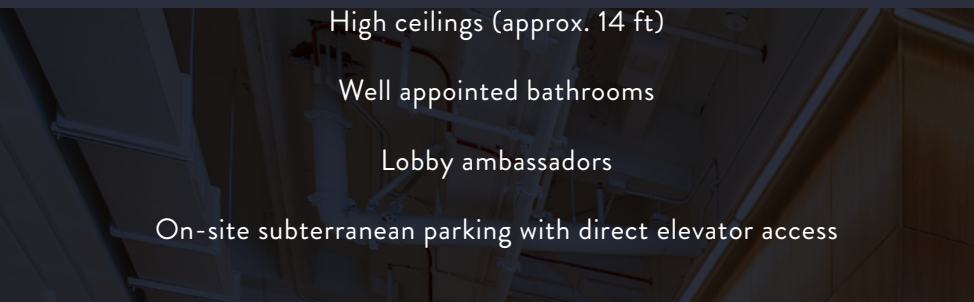
High ceilings (approx. 14 ft)

Well appointed bathrooms

Lobby ambassadors

On-site subterranean parking with direct elevator access

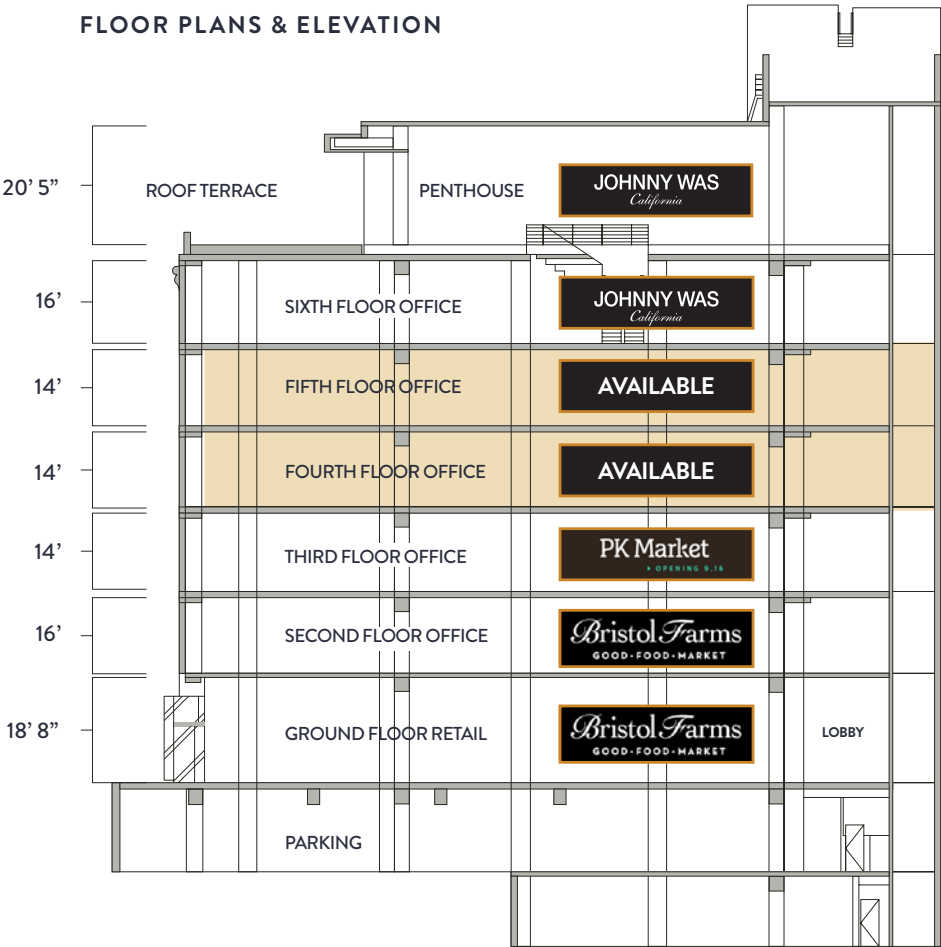
7TH AND  
OLIVE



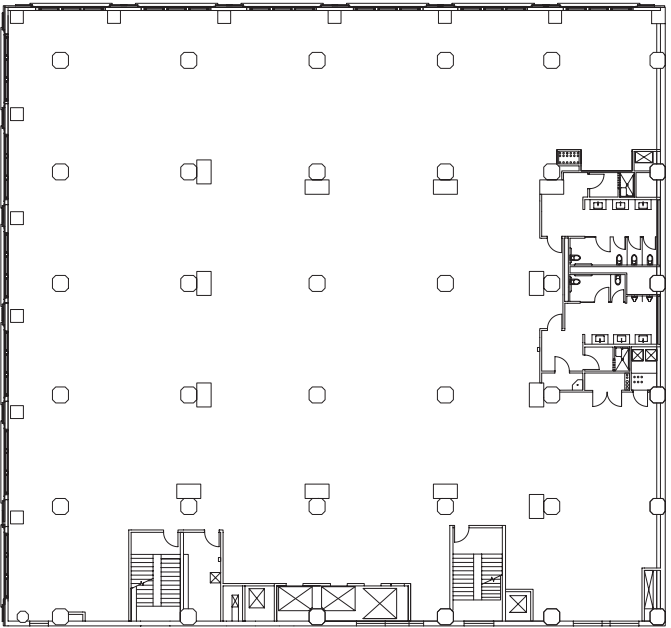
LOBBY



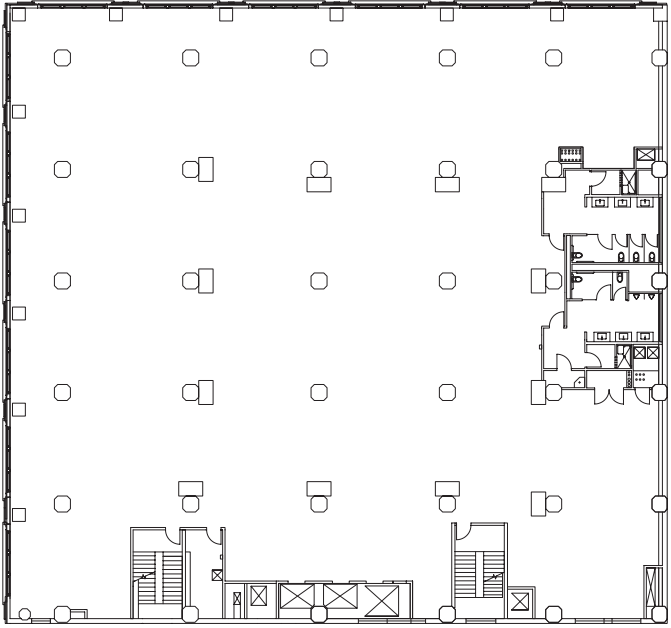
FLOOR PLANS & ELEVATION



FLOOR 4 - 18,234 SF



FLOOR 5 - 18,236 SF

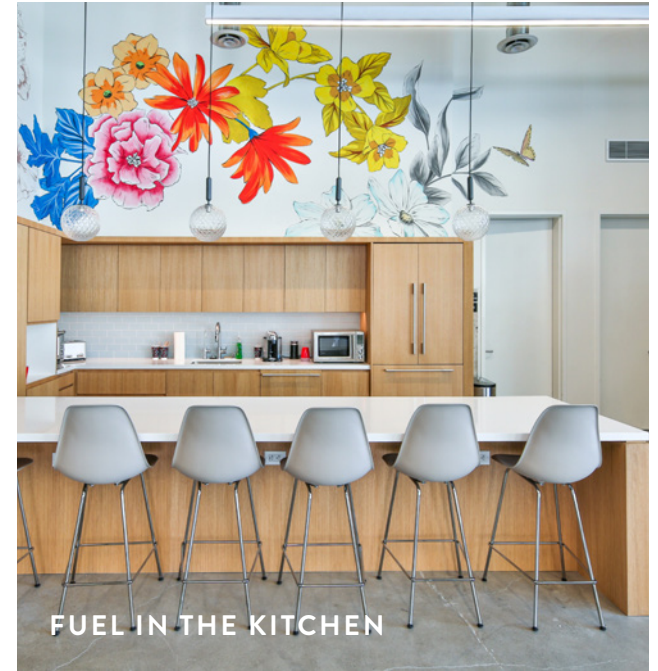




COLLABORATE IN  
THE OPEN WORKSPACE

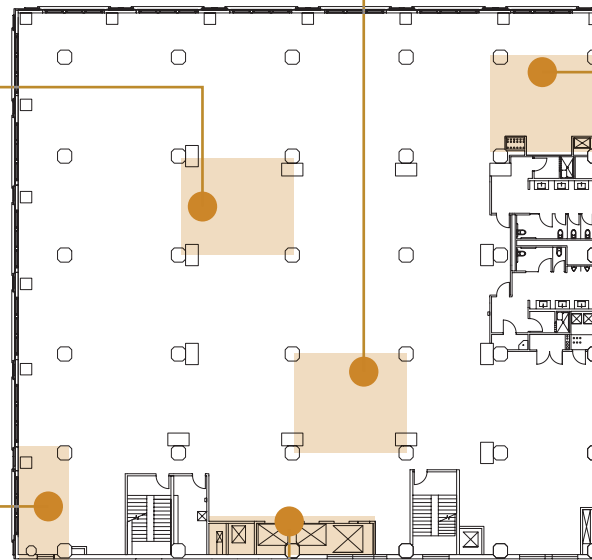


BRAINSTORM IN THE  
CONFERENCE ROOM



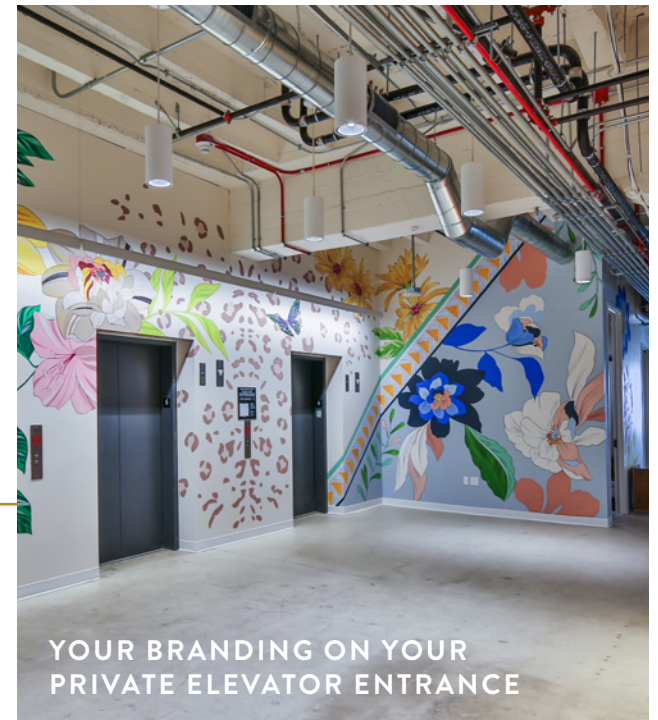
FUEL IN THE KITCHEN

FLOOR 5 - 18,236 SF



CREATE YOUR OFFICE

LIFESTYLE EXAMPLES ARE OF THE  
6TH FLOOR TENANT. CREATE YOUR OWN



YOUR BRANDING ON YOUR  
PRIVATE ELEVATOR ENTRANCE





# 7TH AND OLIVE

## Location Highlights

### At the Crossroads Between

THE FINANCIAL DISTRICT, THE HISTORIC CORE AND SOUTH PARK

### Walking Distance to the Hottest Boutique Hotels

FREEHAND, ACE, HOXTON, PROPER AND HOTEL PER LA

### Nearly 4,577 Residential Units Under Construction and 32,413 Proposed

### Neighborhood Grocers

BRISTOL FARMS COMING SOON TO THE GROUND FLOOR OF 712; PROJECT IS  
ADJACENT TO WHOLE FOODS

### Coffee

PHILZ, ANDANTE, CAFÉ INTEGRAL, FUNDAMENTAL, INSTALLATION COFFEE

### Health & Wellness

LA ATHLETIC CLUB, PURE BARRE, ORANGE THEORY, EQUINOX, CLUB PILATES,  
NEIHULE SALON & NAIL SPA

### Every Day Essentials

TARGET, CVS, WALGREENS

### Minute Clinic Medical

KECK MEDICINE OF USC, RELIANT URGENT CARE





SUGARFISH  
BY SUSHI NOZAWA



BOTTEGA LOUIE

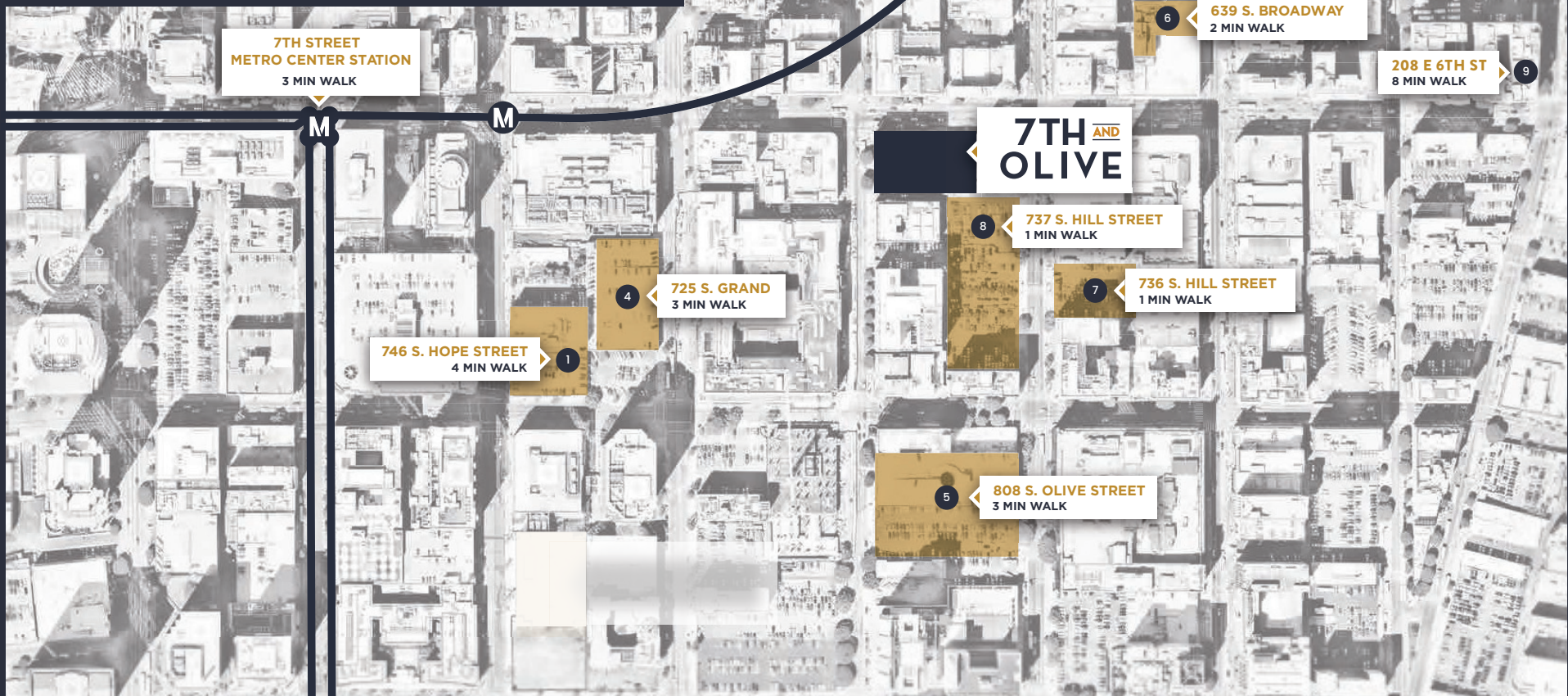


# Parking & Transit

While 7<sup>TH</sup> and Olive provides a multitude of transportation amenities including on-site parking, valet services, and close proximity to mass transit options, there are numerous adjacent off-site parking options for tenants that have additional parking needs.

The 7<sup>TH</sup> Street/Metro Station is a 3 minute walk to 7<sup>TH</sup> and Olive.

Access to the Red, Gold, Purple, Expo and Blue Lines







- |    |                         |    |                       |
|----|-------------------------|----|-----------------------|
| 1  | BOTTEGA LOUIE           | 22 | FUNDEMENTAL DTLA      |
| 2  | SEVEN GRAND             | 23 | WHOLE FOODS           |
| 3  | LITTLE SISTER           | 24 | RALPH'S FRESH FARE    |
| 4  | LA ATHLETIC CLUB        | 25 | LA PERLA              |
| 5  | SUGARFISH               | 26 | FREEHAND HOTEL        |
| 6  | LE GRAND                | 27 | FIG AT 7TH            |
| 7  | TENDER GREENS           | 28 | NORDSTROM RACK        |
| 8  | PITCHOUN                | 29 | H&M                   |
| 9  | WATER GRILL             | 30 | ZARA                  |
| 10 | TOCAYA MODERN MEXICAN   | 31 | TARGET                |
| 11 | CASELL'S HAMBURGERS     | 32 | ACE HOTEL             |
| 12 | SHAKE SHACK             | 33 | ACNE STUDIOS          |
| 13 | MOCHINUT                | 34 | A.P.C.                |
| 14 | COGNOSCENTI COFFEE      | 35 | MYKITA                |
| 15 | LEVEL LOS ANGELES       | 36 | VANS                  |
| 16 | CLIFTON'S REPUBLIC      | 37 | APPLE                 |
| 17 | PHILZ COFFEE            | 38 | URBAN OUTFITTERS      |
| 18 | THE BLOC                | 39 | JUMPMAN LA            |
| 19 | LULULEMON POP UP        | 40 | KARL STRAUSS          |
| 20 | JOEY DTLA               | 41 | WILSHIRE GRAND CENTER |
| 21 | ALAMO DRAFTHOUSE CINEMA | 42 | CVS                   |





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