

FOR LEASE: STREET FRONT RETAIL SPACES IN WEST HOLLYWOOD ADJACENT

8401

WEST 3RD STREET

//// WEST LOS ANGELES / CALIFORNIA ////



FOR MORE INFORMATION, PLEASE CONTACT:

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NEWMARK

PROPERTY INFO



±1,500 SF
UNIT B

±500 SF
ORLANDO UNIT

AVAILABLE SPACE



\$6.00/SF
UNIT B

\$4.00/SF
ORLANDO UNIT

ASKING RENT



92

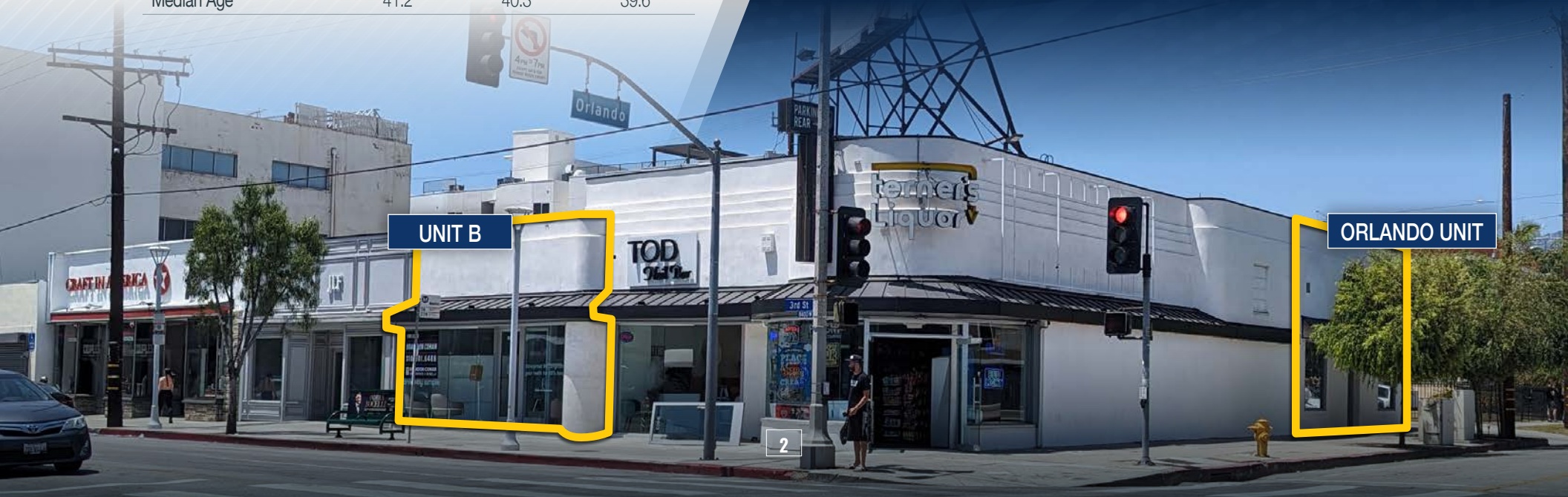
WALK SCORE

DEMOGRAPHICS

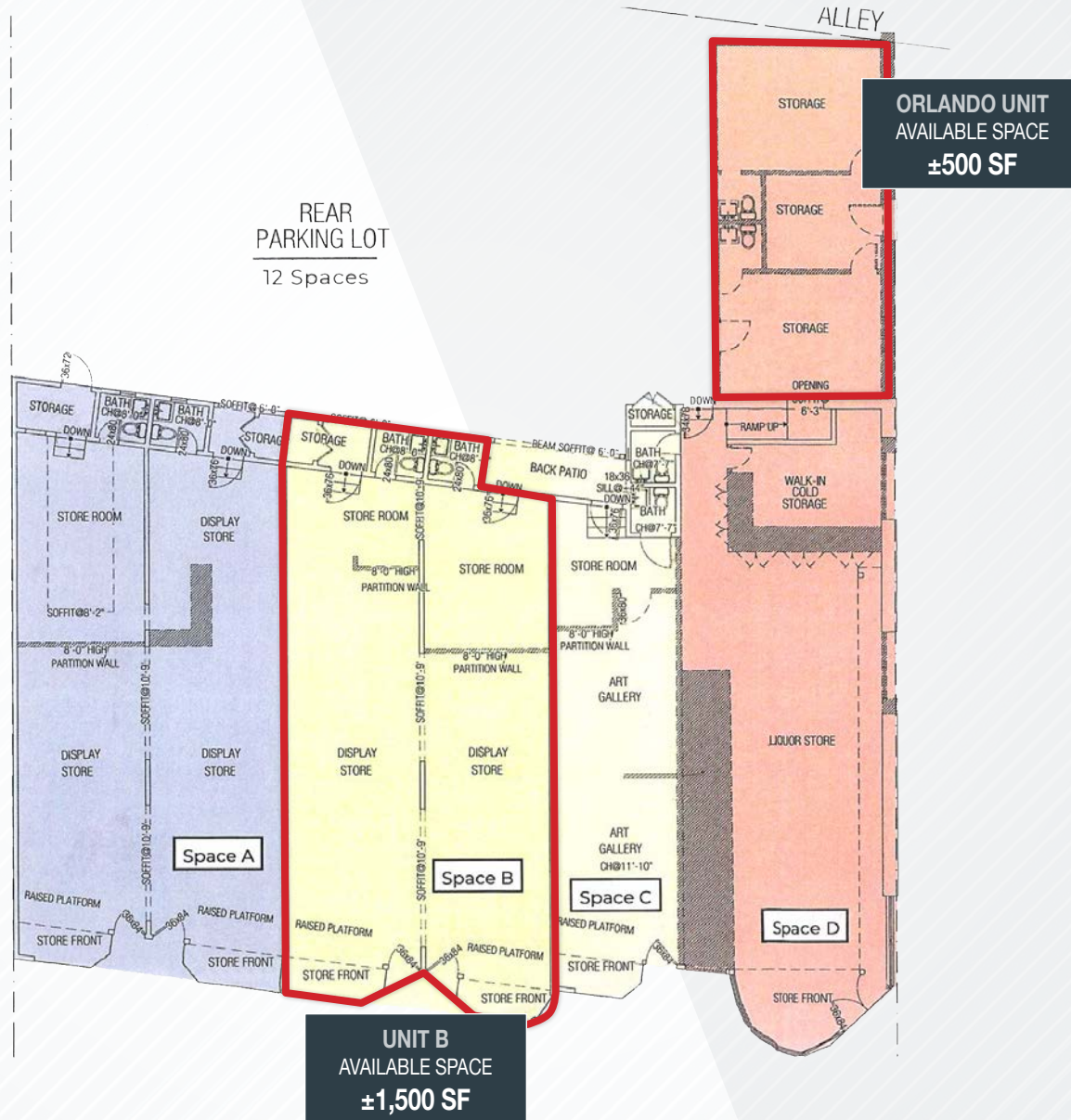
	1 MILE	2 MILES	3 MILES
Total Population	39,147	166,131	297,960
Avg Household Income	\$163,846	\$151,880	\$148,090
Employee Population	70,573	185,252	290,623
Median Age	41.2	40.3	39.6

PROPERTY HIGHLIGHTS

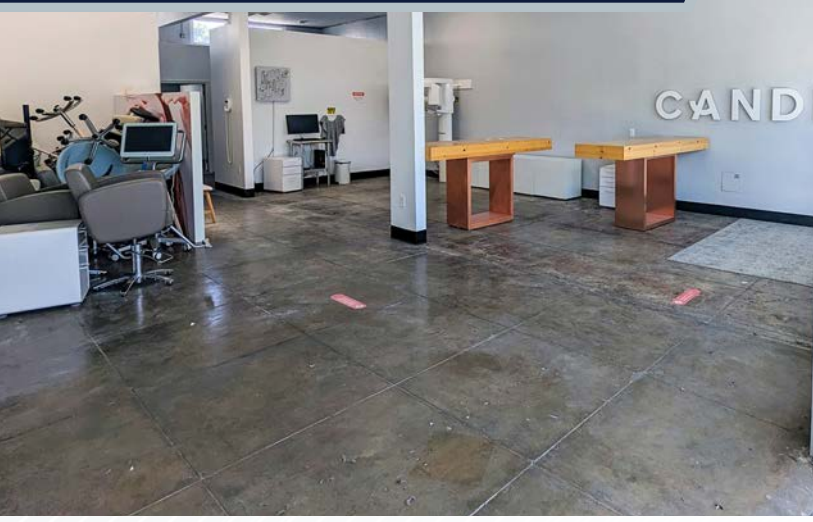
- Streetfront retail spaces available in the heart of the 3rd Street retail district, West Hollywood adjacent
- At the Northwest corner of 3rd Street and Orlando Avenue, directly adjacent to major retails and restaurants such as Pali House, Magnolia Bakery,
- Son of a Gun, Joan's on Third, Berri's Café, Toca Madera
- Just east of Ceders Sinai, Beverly Center mall and Beverly Connection retail center
- Parking at rear building access by an alley
- Ample natural light in each space, with skylights.



FLOOR PLAN



UNIT B IMAGES



ORLANDO UNIT IMAGES



AERIAL VIEW



50,685
CARS PER DAY

31,030
CARS PER DAY

6,609
CARS PER DAY

8401
WEST 3RD STREET

N LA CIENEGA BLVD

W 3RD ST

S CROFT AVE

S ORLANDO AVE

W 3RD ST

S KINGS RD

N LA CIENEGA BLVD

BEVERLY BLVD



AREA NEIGHBORS

Cedars Sinai
NORDSTROM rack
Saks Fifth Avenue
T.J. MAXX

BEVERLY CENTER
ROSS
DRESS FOR LESS

Marshalls
TARGET
J'adore Les Fleurs
MAGNOLIA BAKERY

TOCA MADERA
benefit
drybar
FACE HAUS

kreation
HEATED ROOM
BÜNDA

S ORLANDO AVE

PALIHOUSE
WEST HOLLYWOOD
Son of a Gun
LE LABO
GRASSE - NEW YORK

MELANIE
JOAN'S
ON THIRD

BOP
groundwork
Robata JINYA
West Hollywood

WARBY PARKER
BURRATA HOUSE
Sweetfin

VERVE
sweetgreen
wanderlust
CREAMERY

PAPER SOURCE

TRADER JOE'S

The Original FARMERS MARKET

THE GROVE

8401
WEST 3RD STREET

BACRA

mercado
MENDOCINO FARMS
sandwich market

Sidecar

WHOLE FOODS
MARKET

REGIONAL VIEW

8401

WEST 3RD STREET



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