



**FOR LEASE**

**7952 ½ West Third Street**  
**LOS ANGELES, CA 90048**



**DARLENE FORAL**

**Vice President**

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# PROPERTY DESCRIPTION

7952 ½ West Third Street  
LOS ANGELES, CA 90048

**7952 ½ West Third Street** is located on a highly walkable stretch of the West Third Street Shopping District, between Crescent Heights and Fairfax. The property sits directly across from a consistently active Trader Joe’s and is just two blocks from The Grove and the Original Farmers Market—two of Los Angeles’ highest-traffic retail and lifestyle destinations, known for drawing both local and tourist foot traffic year-round.

The surrounding corridor is anchored by a well-established mix of independent retailers, cafés, beauty salons, and wellness-focused businesses. West Third Street serves a dense and affluent residential population and is frequented by professionals, creatives, and long-term residents alike. Notable neighboring businesses include Joan’s on Third, Verve Coffee Roasters, Sweetgreen, Magnolia Bakery, and La La Land Kind Café.

## PROPERTY INFORMATION

BUILDING SIZE	±676 SQ FT
RENT	\$4,000 per month / MG
USAGE	Retail
PARKING	2 Tandem Parking Spaces



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EXTERIOR



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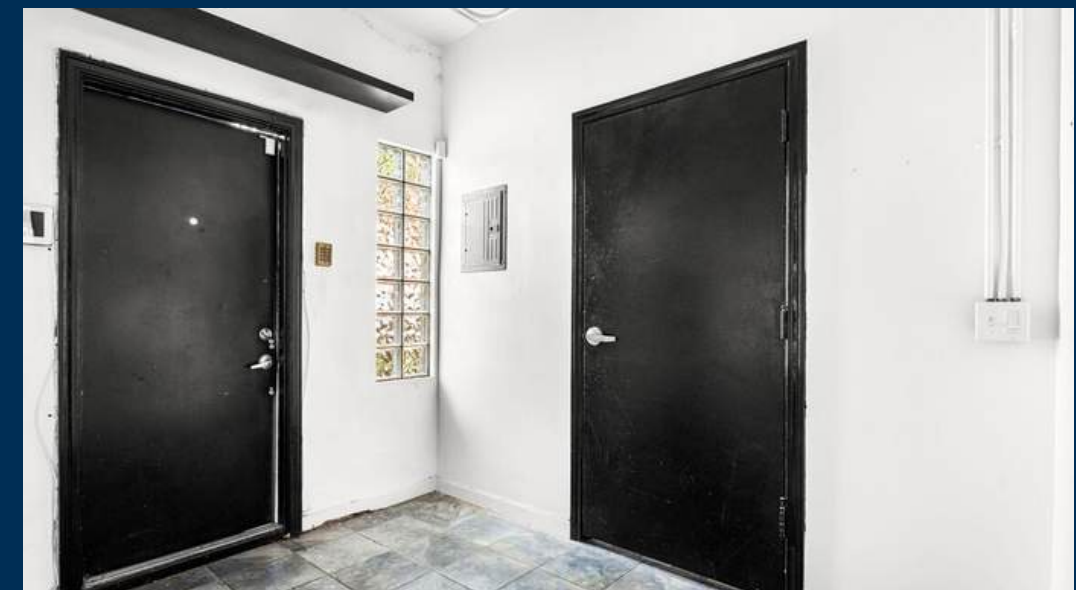
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**INTERIOR**



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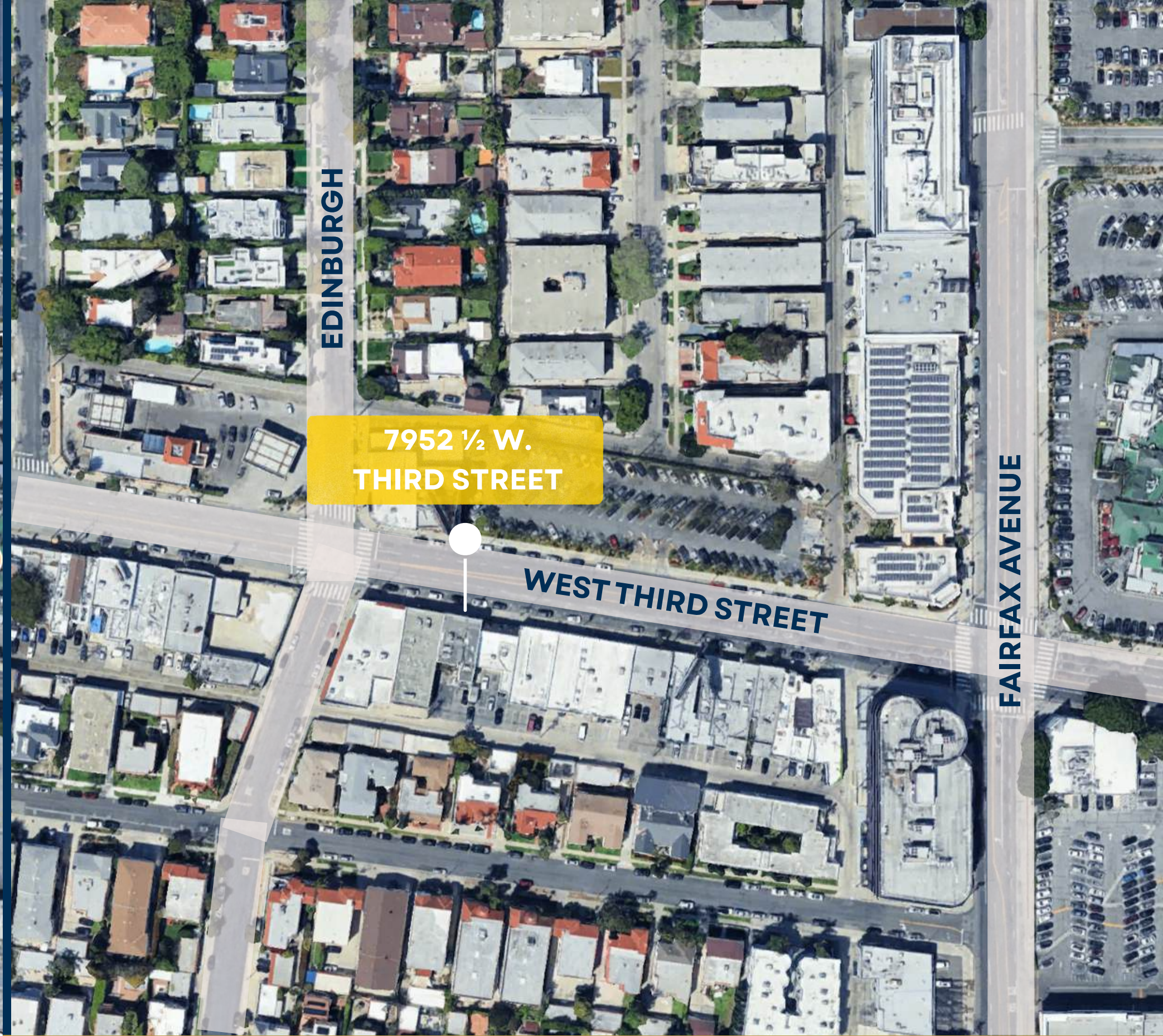
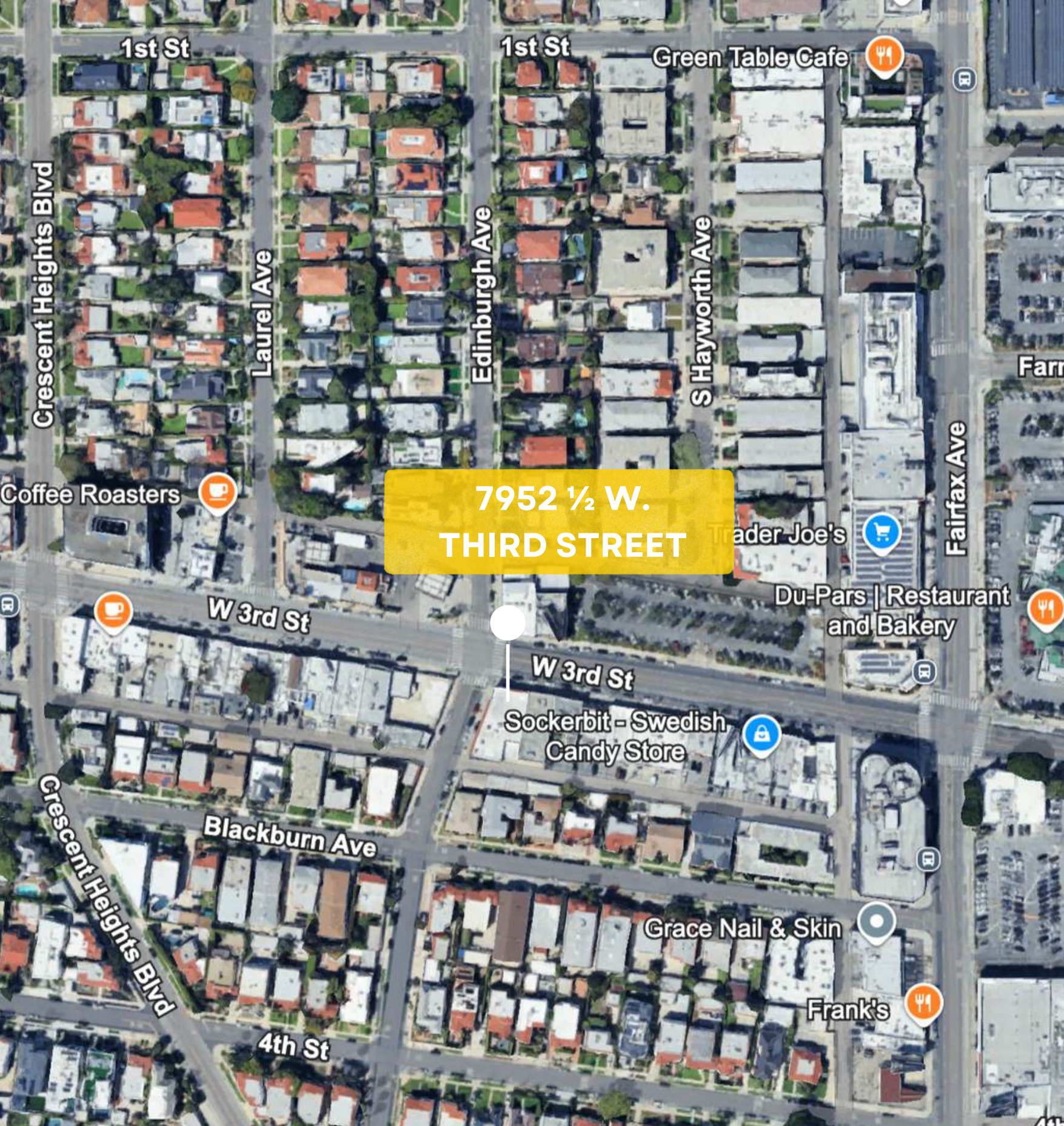
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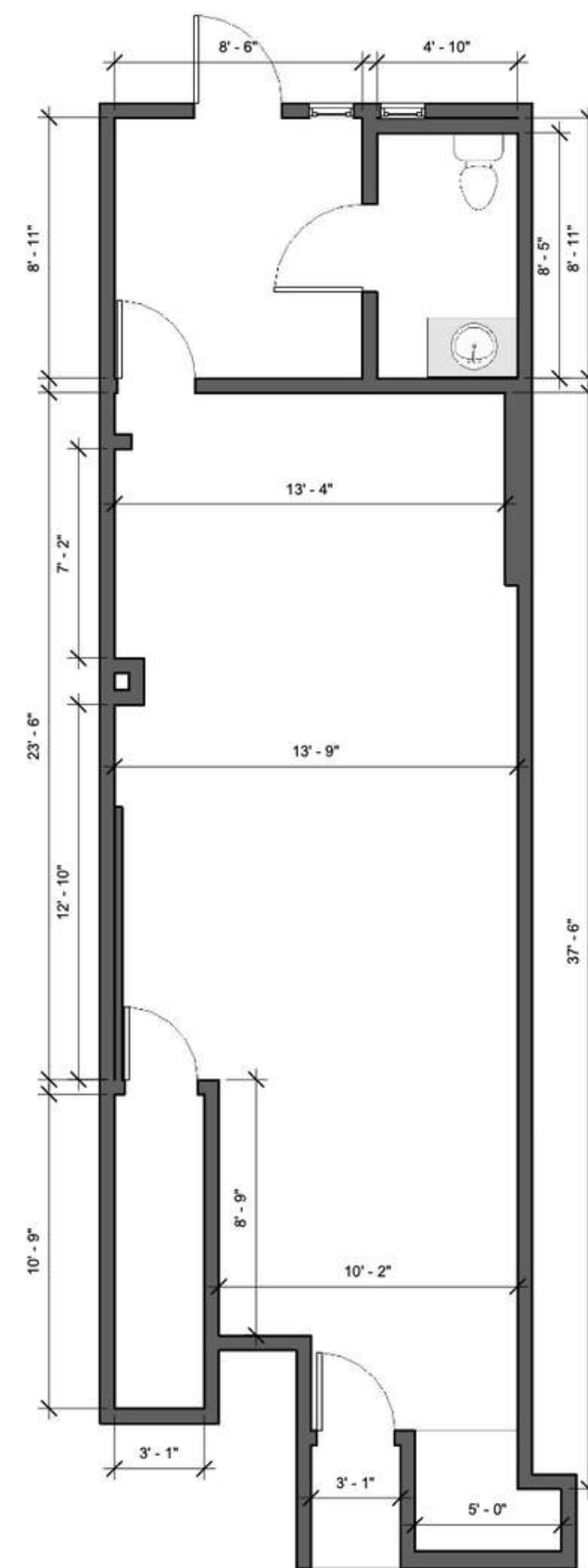
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FLOOR PLANS



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