

11203 WASHINGTON PL

11203 Washington Pl
CULVER CITY, CA 90230





NO PARKING

TIOS

Guaranteed Auto Service

9GNM019

INVESTMENT SUMMARY

We are pleased to present the opportunity to acquire 11203 Washington Pl, a 1,189 square foot retail center located in the affluent and rapidly growing community of Culver City, CA. The Property is composed of a mix of national and regional quick service restaurants, personal care, and service tenants. 11203 Washington Pl offers investors an opportunity to acquire a high-quality retail strip center with a reliable and growing income stream and a unique ability to create value through continued lease-up.



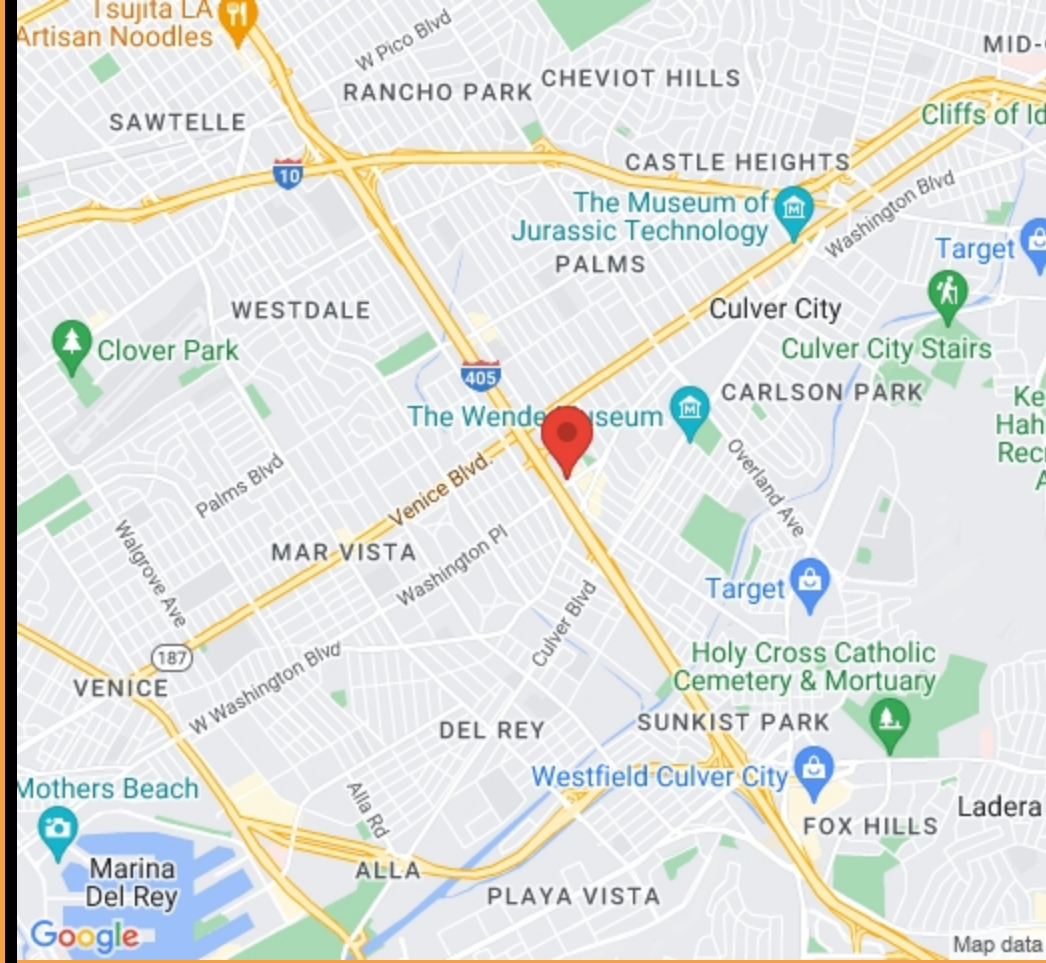
PROPERTY SUMMARY

Offering Price	Negotiable
Building SqFt	1,189 SqFt
Year Built	1964
Lot Size (acres)	0.26
Parcel ID	4213-021-023
Zoning Type	Commercial
County	Los Angeles
Frontage	0.00 Ft
Coordinates	34.008860,-118.414413



INVESTMENT HIGHLIGHTS

- High-performing intersection with excellent visibility.
- The anchor store provides a “daily needs” traffic generator to the shopping center.
- Value Add Opportunity.
- Excellent market & retail fundamentals.



Washington Pl

Chevron

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REGIONS

Grade	Self Serve
REGIONS	59.5¢
REGIONS	60.5¢
REGIONS	61.5¢
REGIONS	63.5¢

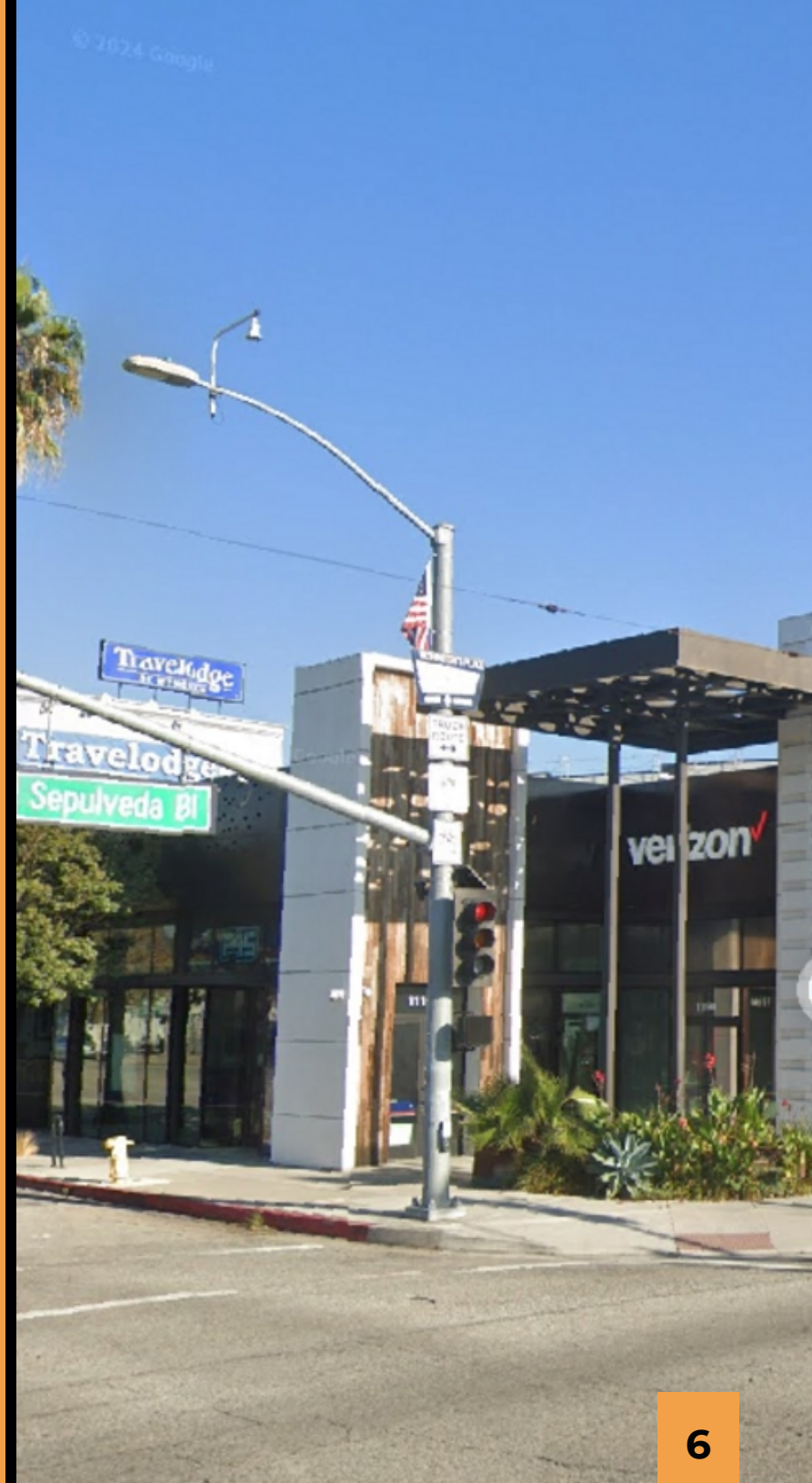
WE TASTE KITCHEN
PIZZA
PIZZA

40% OFF PIZZA

EXIT

LOCATION HIGHLIGHTS

- Excellent Visibility from Washington Pl and Surrounding Businesses.
- One of the fastest growing cities in California.
- One of the strongest and most desirable retail trade areas within Culver City.
- Excellent access, frontage and visibility.
- 11203 Washington Pl's premier location offers an investor a rare opportunity in a rapidly growing market with excellent demographics, strong local and regional fundamentals, and a steady increase in jobs and development that will continue to enhance and maintain the stabilization of the property.



CITY OF CULVER CITY

INCORPORATED

9/19/1917

AREA

CITY 5.1 SQ MI
LAND 5.1 SQ MI
ELEVATION 95 FT

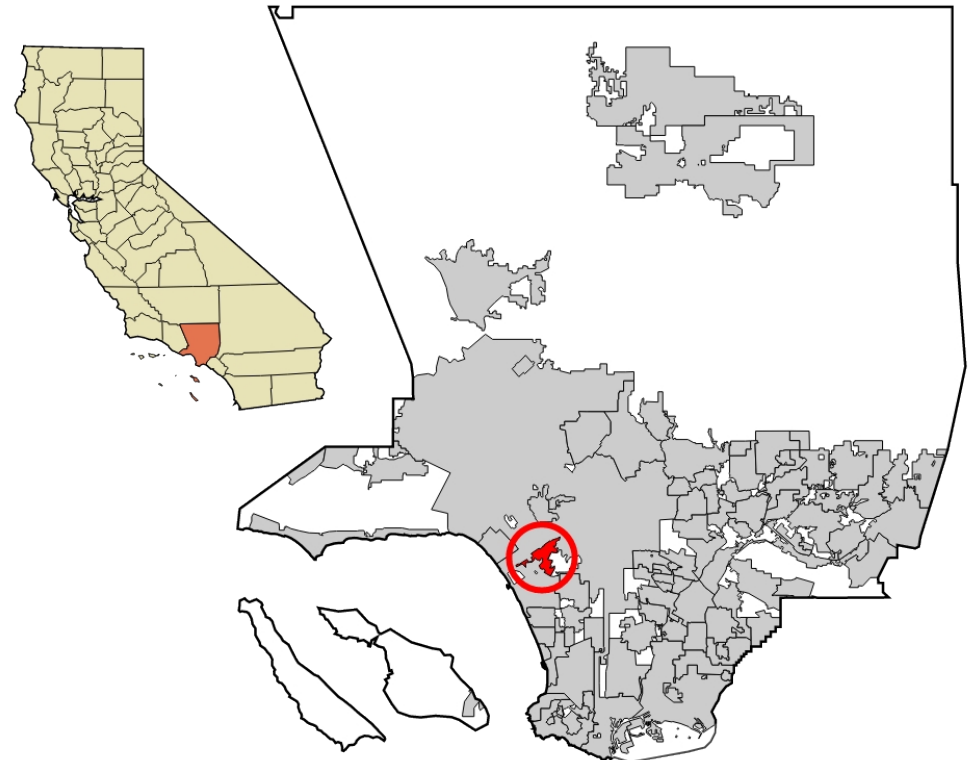
POPULATION

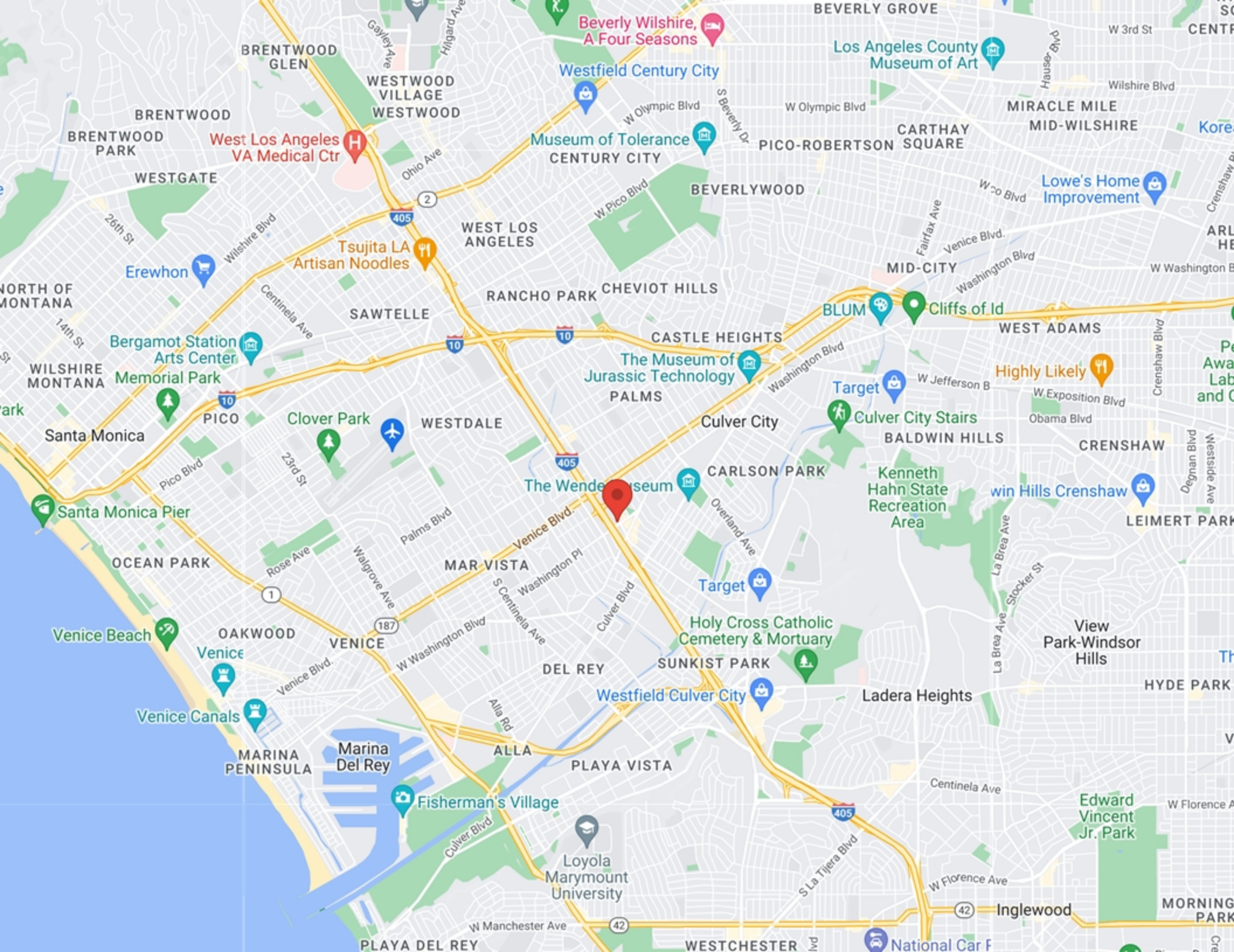
POPULATION 40,779
DENSITY 7,977.11 SQ MI



ABOUT CULVER CITY

Culver City is a city in Los Angeles County, California, United States. As of the 2020 census, the population was 40,779. In the 1920s, the city became a center for film and later television production, best known as the home of Metro-Goldwyn-Mayer studios from 1924 to 1986.





Beverly Wilshire, A Four Seasons

West Los Angeles VA Medical Ctr

Westfield Century City

Los Angeles County Museum of Art

Museum of Tolerance CENTURY CITY

CARTHAY SQUARE

MIRACLE MILE MID-WILSHIRE

Lowe's Home Improvement

Tsujita LA Artisan Noodles

WEST LOS ANGELES

BEVERLYWOOD

MID-CITY

Cliffs of Id

WEST ADAMS

Bergamot Station Arts Center

The Museum of Jurassic Technology

Target

Highly Likely

Memorial Park

Clover Park

WESTDALE

CASTLE HEIGHTS

Target

Culver City Stairs

W Exposition Blvd

Santa Monica

The Wende Museum

Culver City

Kenneth Hahn State Recreation Area

win Hills Crenshaw

Santa Monica Pier

OAKWOOD

VENICE

MAR VISTA

DEL REY

SUNKIST PARK

Holy Cross Catholic Cemetery & Mortuary

View Park-Windsor Hills

Venice Beach

Venice

Venice Canals

MARINA PENINSULA

Marina Del Rey

Fisherman's Village

Loyola Marymount University

PLAYA VISTA

Westfield Culver City

Ladera Heights

Edward Vincent Jr. Park

W Manchester Ave

WESTCHESTER

National Car F

Inglewood

MORNING PARK

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**PROPERTY SHOWINGS ARE BY APPOINTMENT ONLY.
PLEASE CONTACT THE HARVEST REALTY DEVELOPMENT ADVISOR FOR MORE DETAILS.**

EXCLUSIVELY PRESENTED BY:



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