

# FOR LEASE

PREMIER STOREFRONT  
LANKERSHIM BLVD IN NOHO



***Lankershim Blvd***

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# CBM1

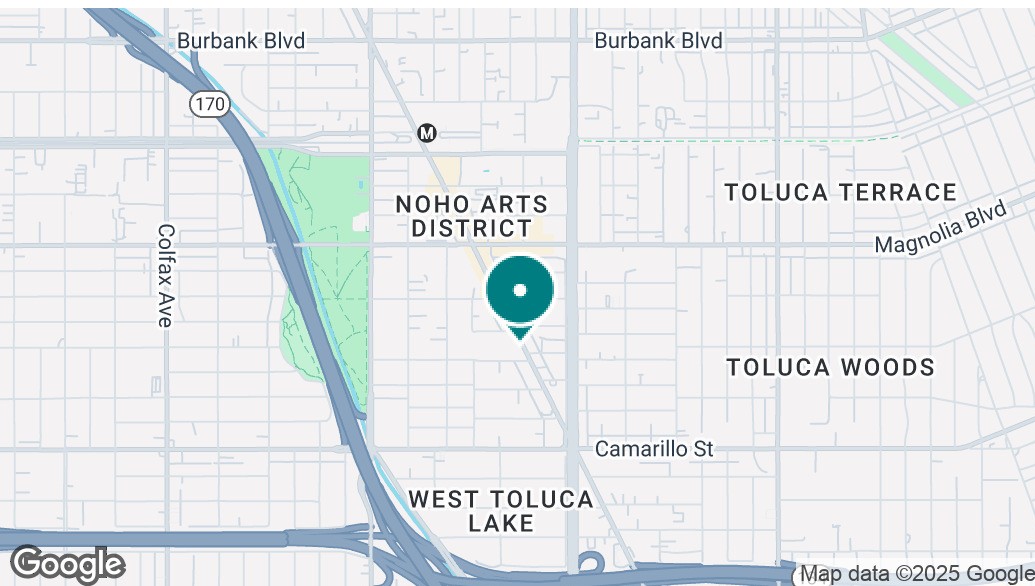
LEASING  
BROKERAGE  
INVESTMENTS



## PROPERTY SUMMARY

LANKERSHIM BLVD STOREFRONT FOR LEASE | 5011-5019 LANKERSHIM BOULEVARD, NORTH HOLLYWOOD, CA 91601

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## PROPERTY DESCRIPTION

Step into the epitome of contemporary workspace at 5011-5019 Lankershim Boulevard, North Hollywood! This unparalleled property showcases a sleek, modern design and an abundance of natural light, fostering a bright and energizing atmosphere. The versatile meeting spaces and spacious open floor plans provide an adaptable environment for businesses of all types. Perfectly situated in a prime, high-visibility location, the property offers unrivaled exposure for tenants. With the added convenience of proximity to a variety of dining and retail establishments, this leasing opportunity is an excellent choice for those seeking a modern, dynamic space to elevate their business.

## LOCATION DESCRIPTION

Immerse yourself in the thriving energy of North Hollywood! Situated along the vibrant Lankershim Boulevard, the area boasts a dynamic and diverse community, drawing in foot traffic from all corners of the city. Indulge in the district's unique blend of trendy boutiques, chic cafes, and lively entertainment venues, creating an inviting atmosphere for retail businesses. The nearby NoHo Arts District is a hub for creativity and culture, attracting a steady stream of visitors with its theaters, galleries, and eclectic shops. With its prime location and excellent visibility, the area offers an exceptional opportunity for retail businesses looking to capture the attention of a diverse and engaged audience.

## OFFERING SUMMARY

Lease Rate:	\$3.25 SF/month (Est. \$0.75 NNN)
Available SF:	1,785 SF
Building Size:	8,155 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	21,971	98,817	237,375
Total Population	44,089	228,387	568,829
Average HH Income	\$101,644	\$124,195	\$119,797

## LEASE SPACE(S)

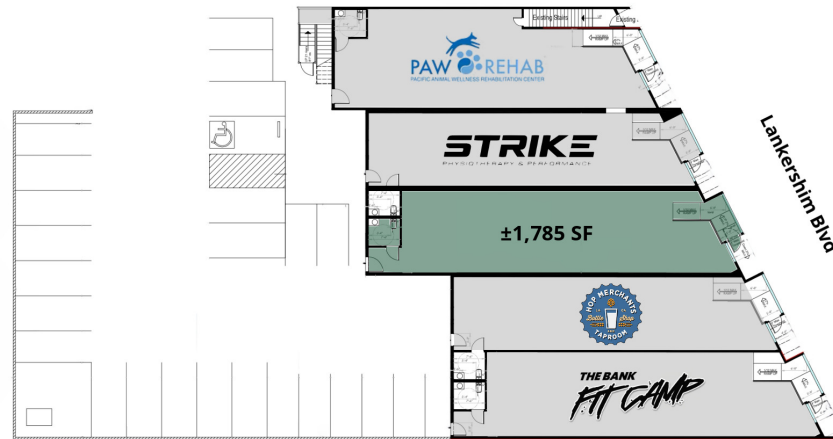
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## LEGEND

Available

Unavailable



## LEASE INFORMATION

Lease Type:	Est. \$0.75 NNN
Total Space:	1,785 SF

Lease Term:	Negotiable
Lease Rate:	\$3.25 SF/month

## AVAILABLE SPACES

SUITE	STATUS	SIZE	TYPE	RATE	DESCRIPTION
Suite 5015	Available	1,785 SF	Est. \$0.75 NNN	\$3.25 SF/month	Shell space with high ceilings and Private restroom

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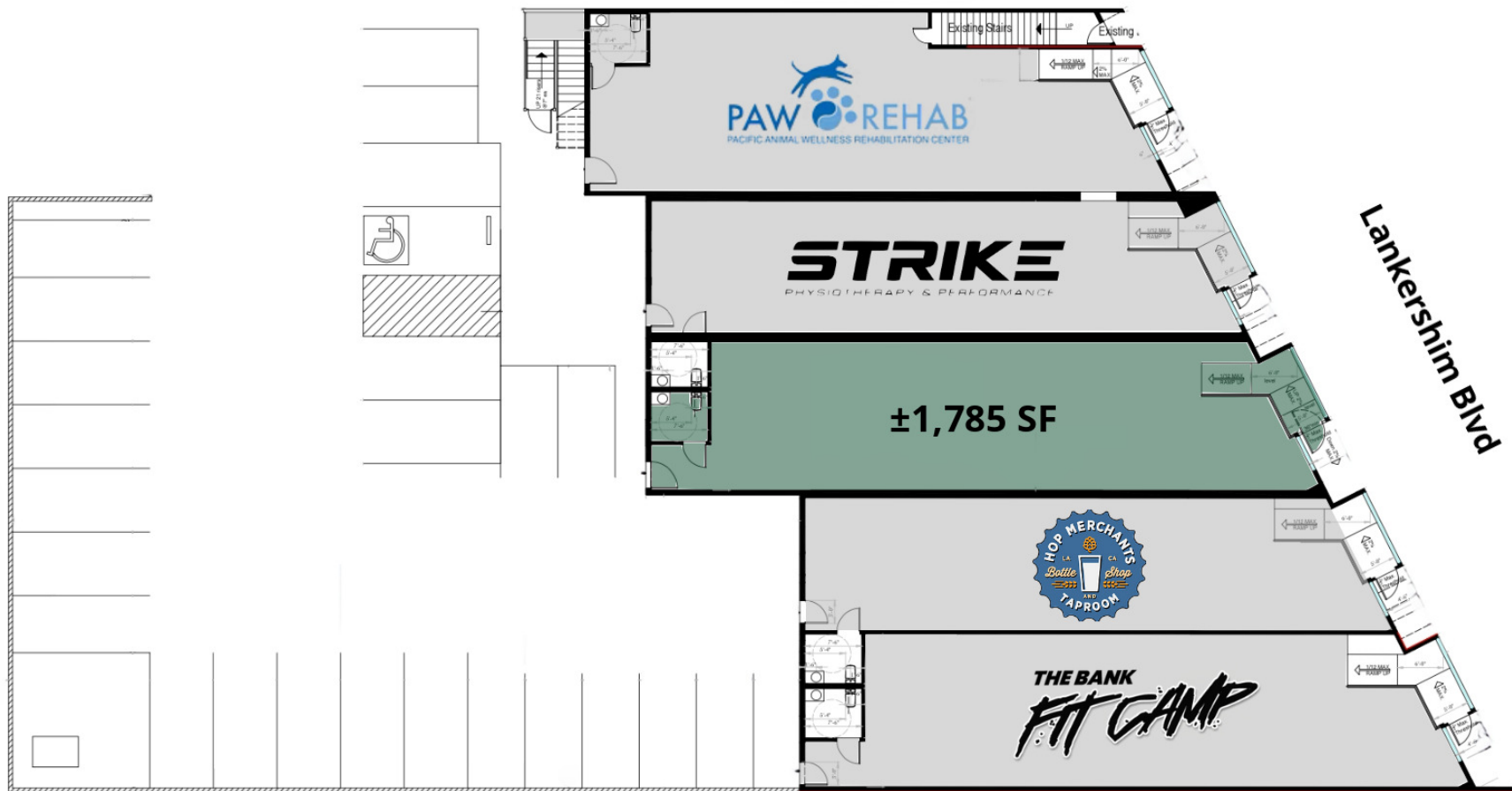
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## SITE PLAN

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## ADDITIONAL PHOTOS

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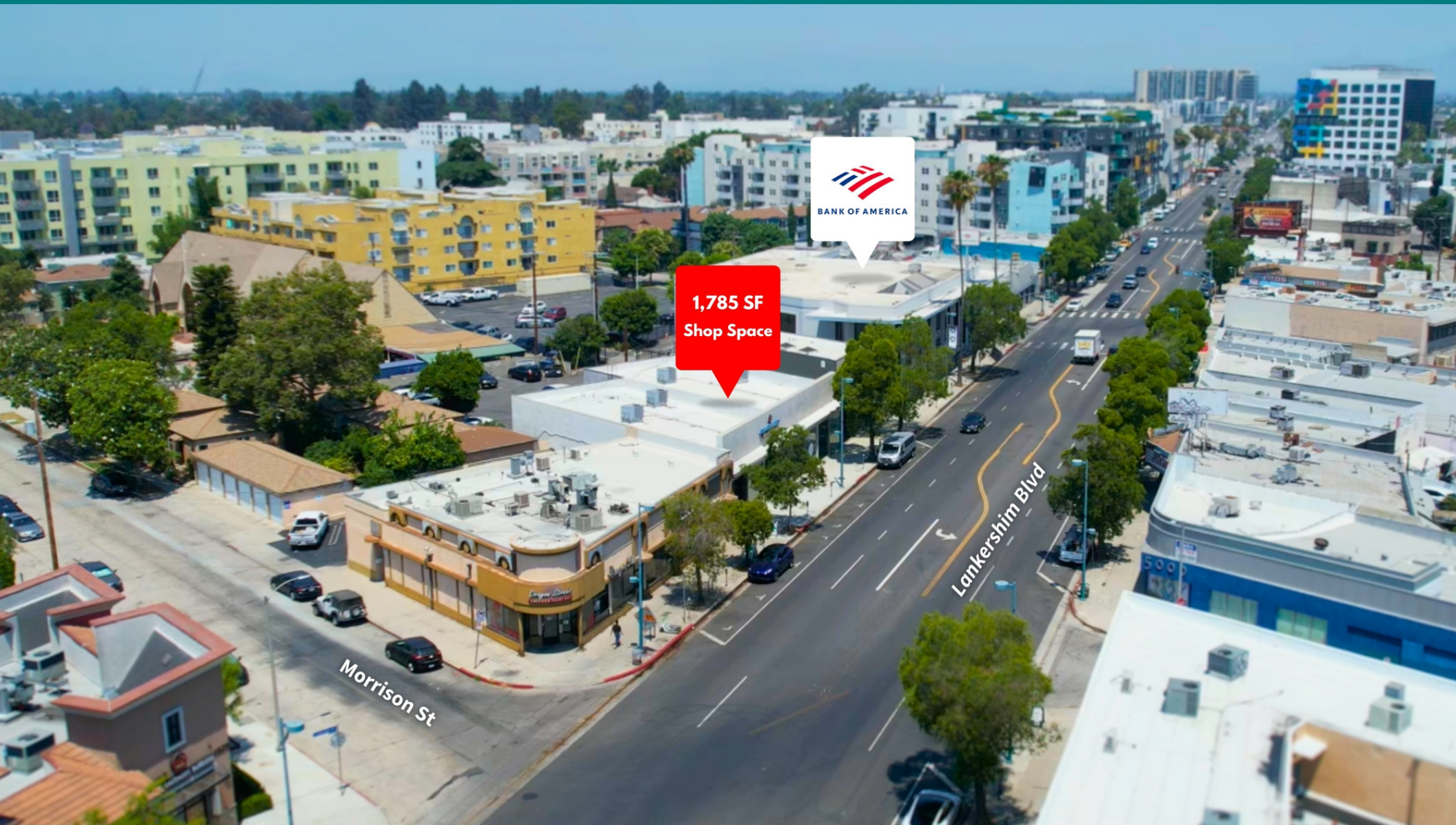
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## ADDITIONAL PHOTOS

LINKERSHIM BLVD STOREFRONT FOR LEASE | 5011-5019 LINKERSHIM BOULEVARD, NORTH HOLLYWOOD, CA 91601

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## ADDITIONAL PHOTOS

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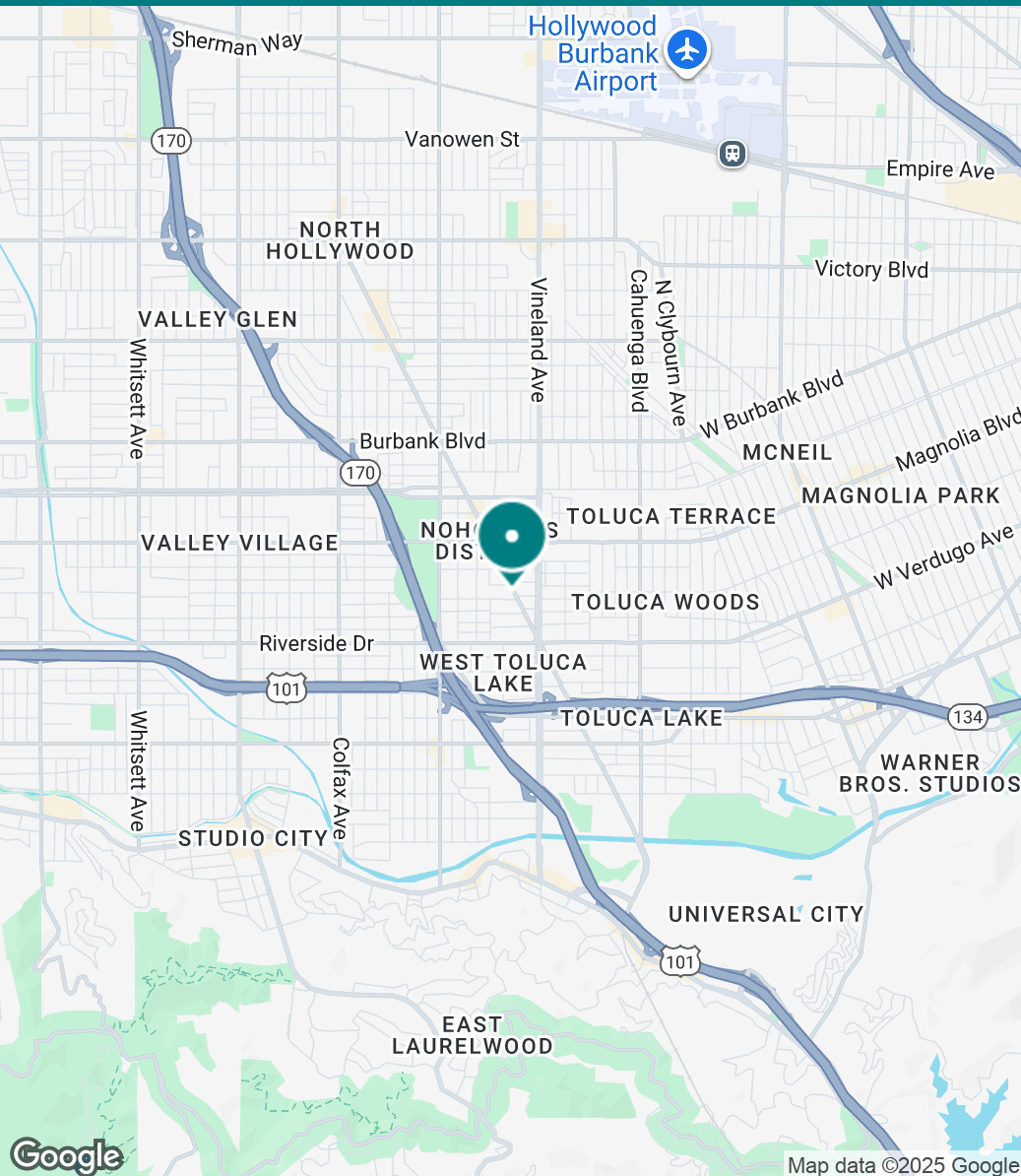
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## LOCATION MAP

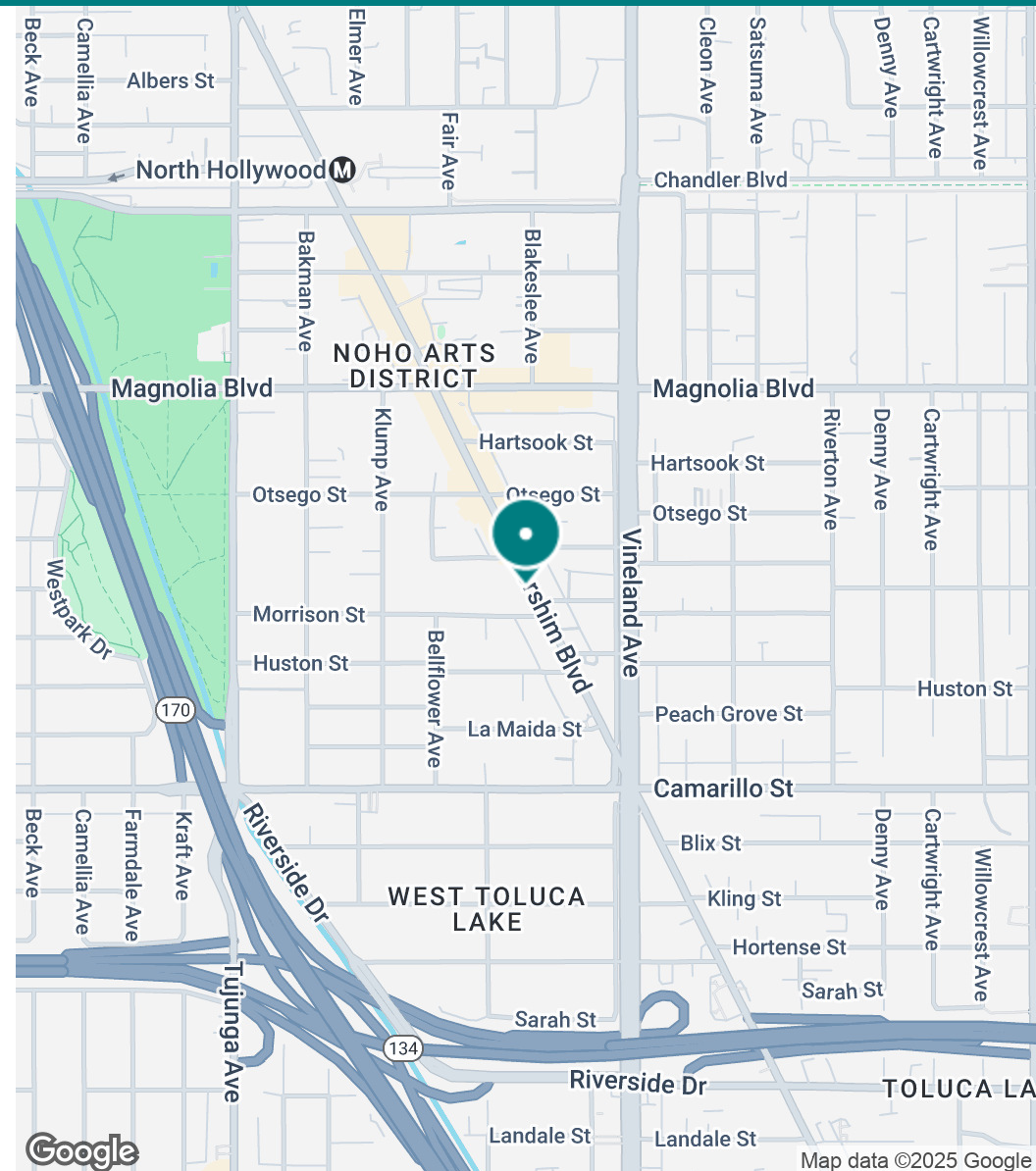
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# DEMOGRAPHICS MAP & REPORT

LANKERSHIM BLVD STOREFRONT FOR LEASE | 5011-5019 LANKERSHIM BOULEVARD, NORTH HOLLYWOOD, CA 91601

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	44,089	228,387	568,829
Average Age	39	41	41
Average Age (Male)	39	40	40
Average Age (Female)	40	41	42

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	21,971	98,817	237,375
# of Persons per HH	2	2.3	2.4
Average HH Income	\$101,644	\$124,195	\$119,797
Average House Value	\$1,049,153	\$1,179,923	\$1,125,521

RACE	1 MILE	3 MILES	5 MILES
% White	53.5%	53.7%	52.7%
% Black	9.2%	5.5%	4.6%
% Asian	7.8%	8.0%	8.2%
% Hawaiian	0.2%	0.2%	0.1%
% American Indian	1.2%	1.1%	1.1%
% Other	14.4%	17.3%	19.8%

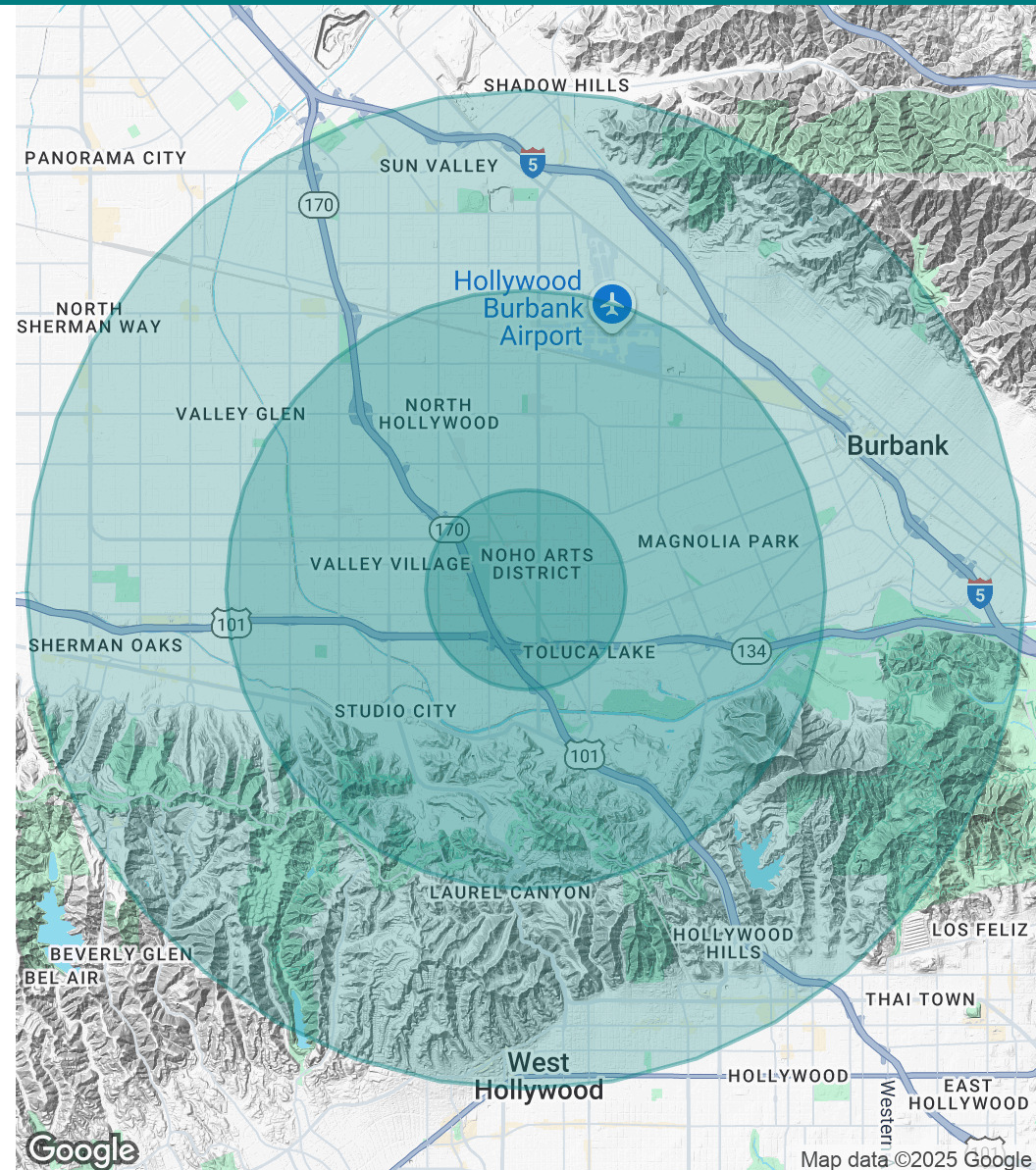
## TRAFFIC COUNTS

Lankershim Blvd	21,980/day
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*Demographics data derived from AlphaMap*

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## MEET THE TEAM

LANKERSHIM BLVD STOREFRONT FOR LEASE | 5011-5019 LANKERSHIM BOULEVARD, NORTH HOLLYWOOD, CA 91601

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