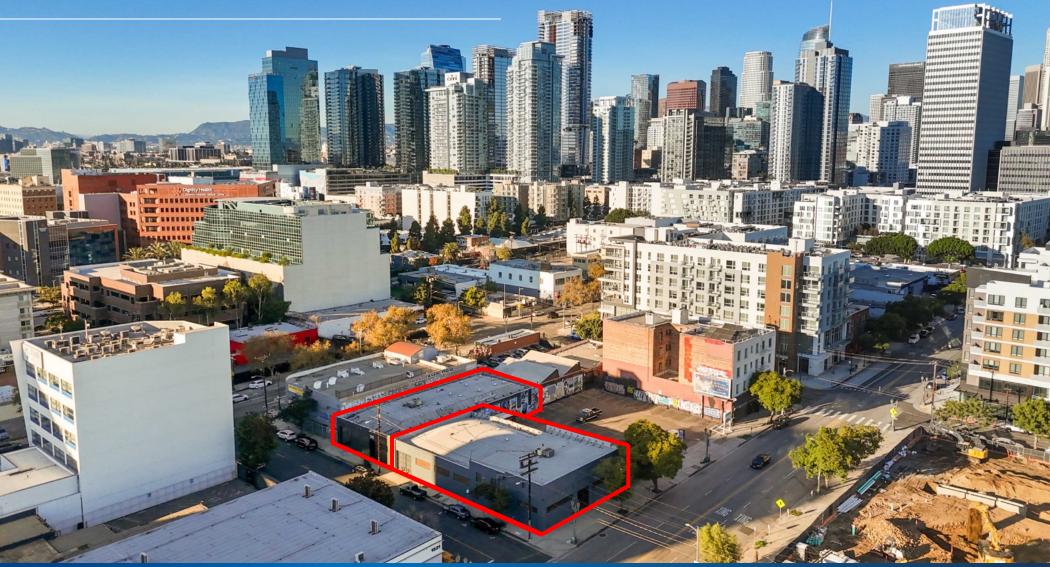


FOR SALE | TWO ADJACENT INDUSTRIAL FLEX BUILDINGS 215 West 15th St & 1421 South Hill St, Los Angeles, CA 90015



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PROPERTY INFO



215 West 15th St Los Angeles, CA 90015

Offices Two (2): Approx. 450 SF Total

Restrooms.....Three (3)

Roll Up Doors..... Ground Level (1): 10' x 12'

Power..... To be verified by buyer

Tenant Vacant

Sale Price: \$1,950,000

1421 South Hill St Los Angeles, CA 90015

Warehouse...... Approx. 1,370 SF Total Offices...... Three (3): 1,026 SF Total

Restrooms.....Four (4)

Tilt Up Doors..... Ground Level (1): 10' x 12'

Power. To be verified by buyer

Tenant Vacant

Sale Price: \$2,379,000



REMAX

215 West 15th St, Los Angeles, CA 90015

- **✓** Excellent Owner-User / Investment Opportunity
- Candidate for a larger assemblage and redevelopment
- ✓ In the heart of the Los Angeles Fashion District
- Adjacent to the LA Convention Center, Crypto Arena, and Downtown LA. Easy access to the I-10 and I-110 FWY
- ✓ Reception area: Approx. 350 SF. Security gate & window bars
- ✓ 12 ft. warehouse clearance with 10'x12' motorized roll-up door
- ▼ 800 SF drive in area which opens up to 3,525 SF of additional warehouse space

1421 South Hill St, Los Angeles, CA 90015

- **✓** Excellent Owner-User / Investment Opportunity
- ✓ Candidate for a larger assemblage and redevelopment
- ✓ In the heart of the Los Angeles Fashion District
- ✓ Adjacent to the LA Convention Center, Crypto Arena, and Downtown LA. Easy access to the I-10 and I-110 FWY
- ✓ Large reception area: Approx. 1,470 SF
- ✓ 12 ft. warehouse clearance with 10'x12' Tilt-Up Door
- √ 700 SF under the Mezzanine
- ✓ Mezzanine includes low ceiling storage area
- ✓ Security gate & window bars









