



**COMMERCIAL
REAL ESTATE**
the sign of a profitable property



OFFICE SPACES AVAILABLE FOR LEASE IN BEVERLY GROVE

8230 Beverly Blvd., Los Angeles, CA 90048



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PROPERTY FEATURES

8230 Beverly Blvd., Los Angeles, CA 90048



APPROX. 287-839 SF

OFFICE SPACES AVAILABLE FOR LEASE

- ✓ Secure entry with 24-hour access
- ✓ Elevator to the 2nd floor
- ✓ Great natural light
- ✓ Parking in rear
- ✓ Individual HVAC controls in most suites
- ✓ Utilities included
- ✓ Larger suites may be available

AREA AMENITIES

- ✓ Close proximity to Blue Bottle Cafe, Magnolia Bakery, Sweetgreen, La La Land Cafe, The Beverly Center, Cedars Sinai Medical Center, The Grove, and The Original Farmers Market
- ✓ Nearby popular dining includes Bacari, Oste, Joan's on Third, The Little Door, Bao Dim Sum House, and Swingers Diner

— DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
 Population	41,194	314,127	914,389
 Avg. HH Income	\$129,097	\$118,478	\$103,415
 Daytime Pop	47,476	345,718	974,328
 Traffic Count	± 47,414 CPD ON BEVERLY BLVD		

OFFICE SPACES
LOS ANGELES, CA

INTERIOR PHOTOS

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verizon



WORLD MARKET

veggiegrill

WHOLE FOODS

LACMA

LAIFITNESS

citi



amc



ACADEMY MUSEUM STORE



AERIAL MAP

CVS pharmacy

CHASE

BARNES & NOBLE

Mendocino Farms

The Cheesecake Factory

Staples

lululemon



COMMERCIAL
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