



# 312 FIRST

Full 6,960 SF  
3rd Floor  
Now Available!

312 E 1ST ST.

LOS ANGELES, CA 90012

**CBRE**



# Availabilities

Floor	SF Avail	Rent/SF/Mo	Occupancy
3rd Floor	6,960	\$3.00 MG	Vacant
Suite 230	904	\$3.00 MG	Vacant
Suite 242	1,189	\$3.00 MG	Vacant



VIRTUAL TOUR



VIRTUAL TOUR

# Features



Brand-new tenant lounge and conference room



One block from Little Tokyo Metro Regional Connector



Amenity rich area & immediately adjacent to Japanese Village Plaza



Extensive Property Renovations



New creative builds available



Abundant below-market parking in surrounding parking structures





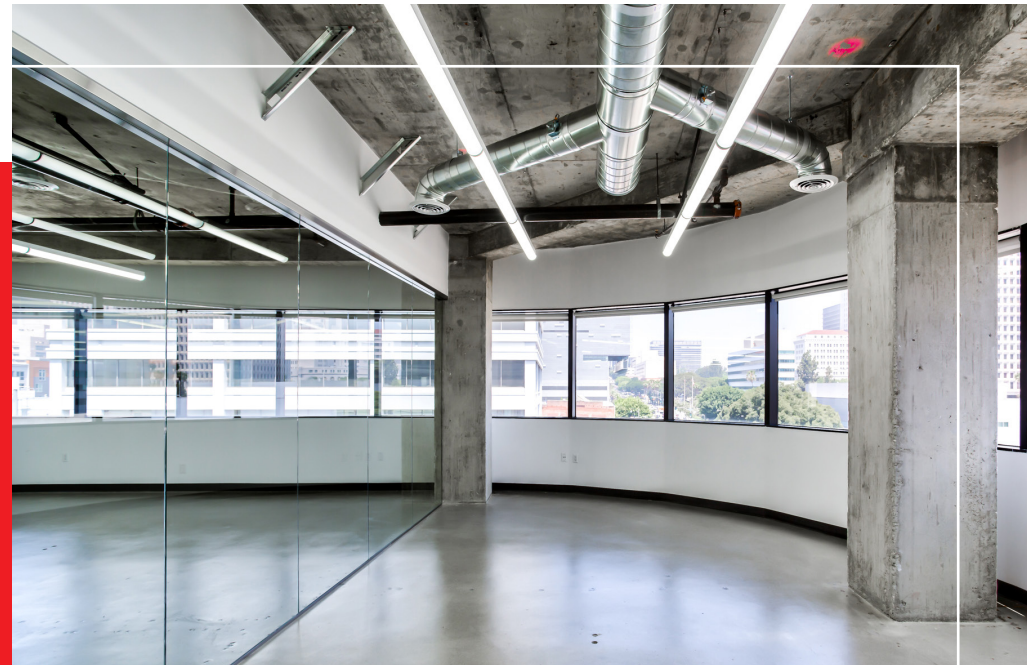
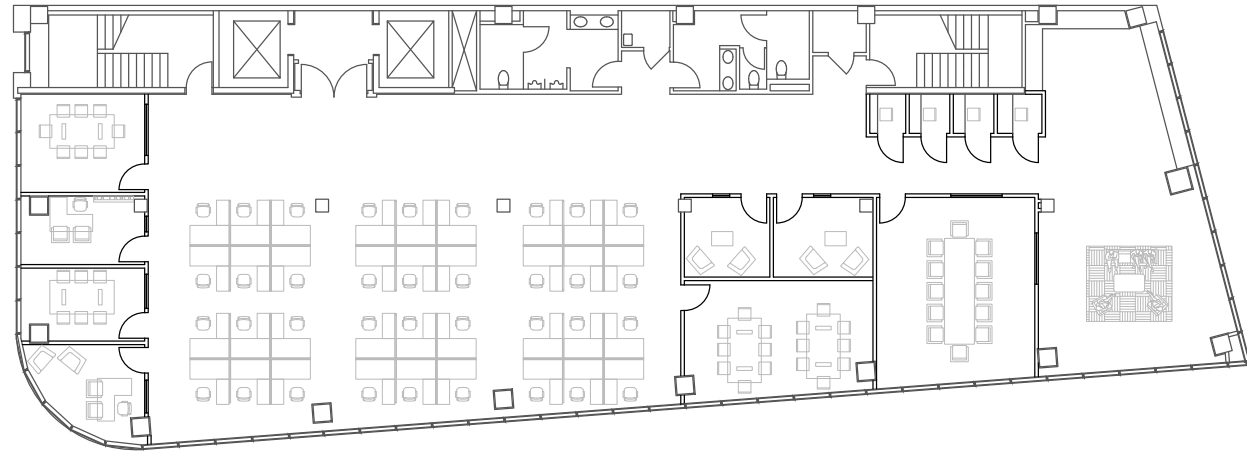
# 3<sup>rd</sup> Floor Plan

6,960 SF



VIRTUAL  
TOUR

- Modify-to-Suit Available
- Full-Floor Identity
- New, move-in ready creative space
- Abundant glass & exposed concrete
- Private restrooms

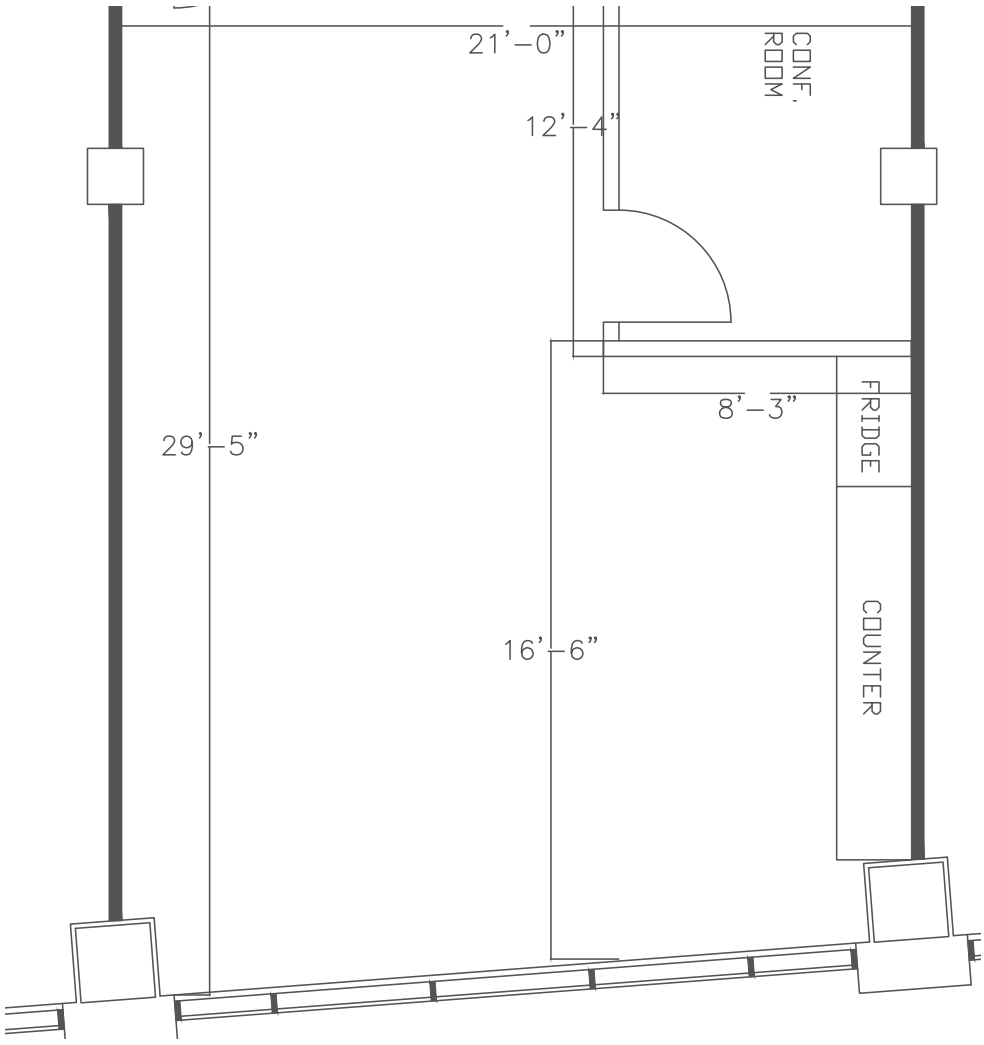


# Suite 230

904 SF



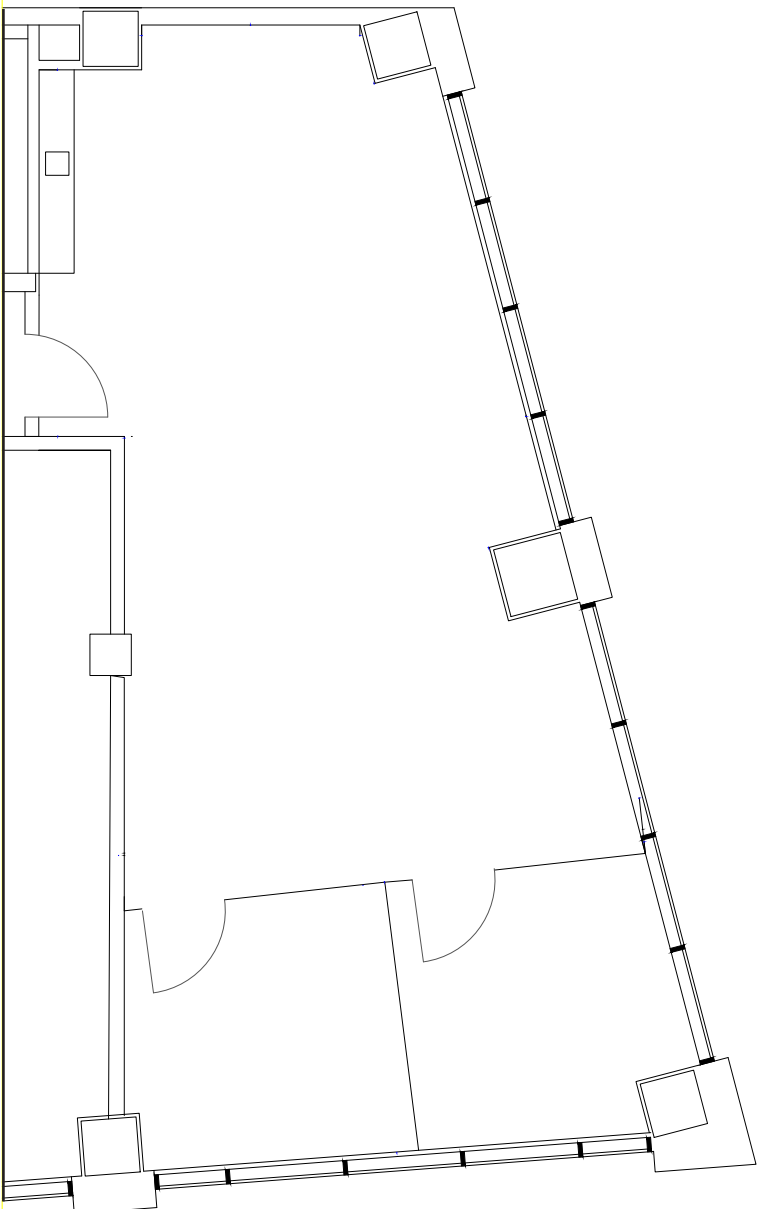
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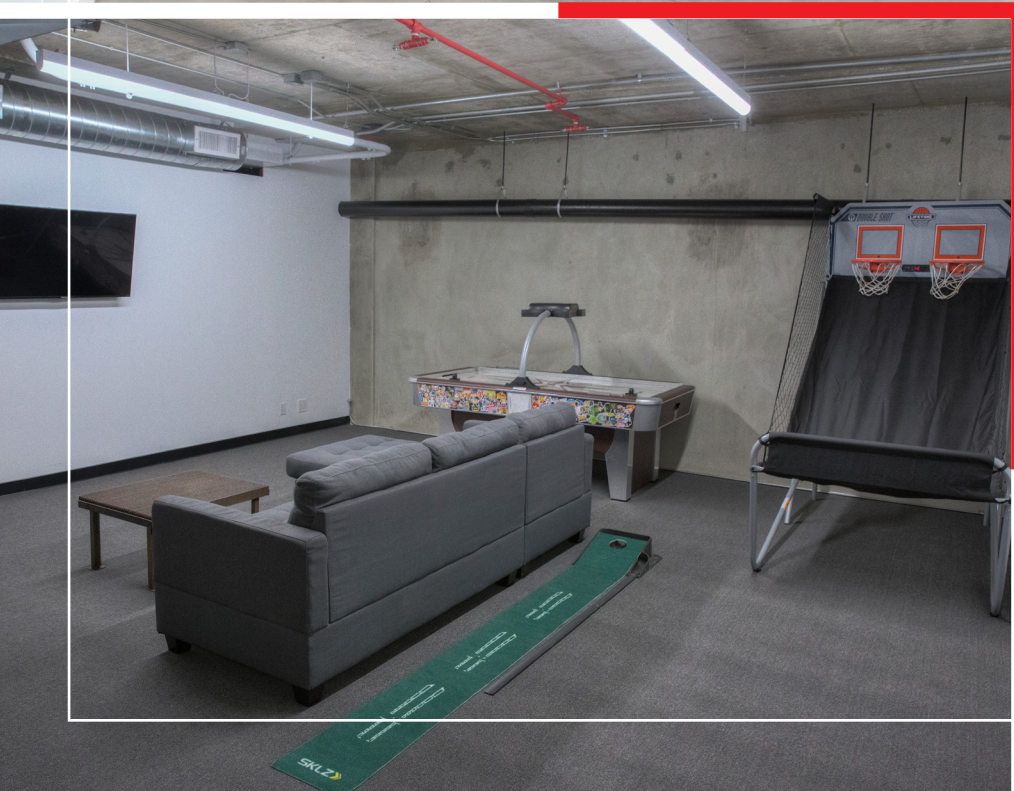


# Suite 242

1,189 SF









# Aerial



USC

LA Live | Staples Center

Historic Core

Arts District

San Pedro Street

Japanese Village Plaza

Little Tokyo/Arts District Metro Station

Santa Monica



Financial District

Grand Central Market

LAPD Headquarters

Caltrans | LADOT

Weller Court

Bunker Hill

The Broad

Federal Courthouse

LA Times Square

West Hollywood

Hollywood

Walt Disney Concert Hall

Los Angeles City Hall

312  
FIRST



Over 2,000  
residential units  
within 1/4 Mile.






BRICKSTAR  
CAPITAL

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CBRE

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