

# FOR LEASE - HIGH TRAFFIC WEST LOS ANGELES END CAP



**3101 OVERLAND AVENUE**  
**LOS ANGELES, CA 90034**



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## PROPERTY INFORMATION

Address: 3101 Overland Avenue., Los Angeles, CA 90034

Available Space: ~~Unit C : 950 square feet~~ **LEASED**  
~~Unit E : 950 square feet~~ **LEASED**  
Unit F : 1,000 square feet

Parking: 24 Parking Spaces

Rental Rate: ~~Unit C: \$3.75 NNN per square foot per month.~~ **LEASED**  
~~Unit E: \$3.95 NNN per square foot per month.~~ **LEASED**  
Unit F: \$3.95 NNN per square foot per month.

Tenant to pay its pro-rata share of real property taxes, property and general liability insurance, repairs and maintenance, estimated at \$1.25 per square foot per month.

## PROPERTY HIGHLIGHTS

- ◆ Southwest Corner of Overland Avenue and National Boulevard;
- ◆ Convenient parking in front;
- ◆ Monument signage available.

**For further information or tour, please contact exclusive agent:**

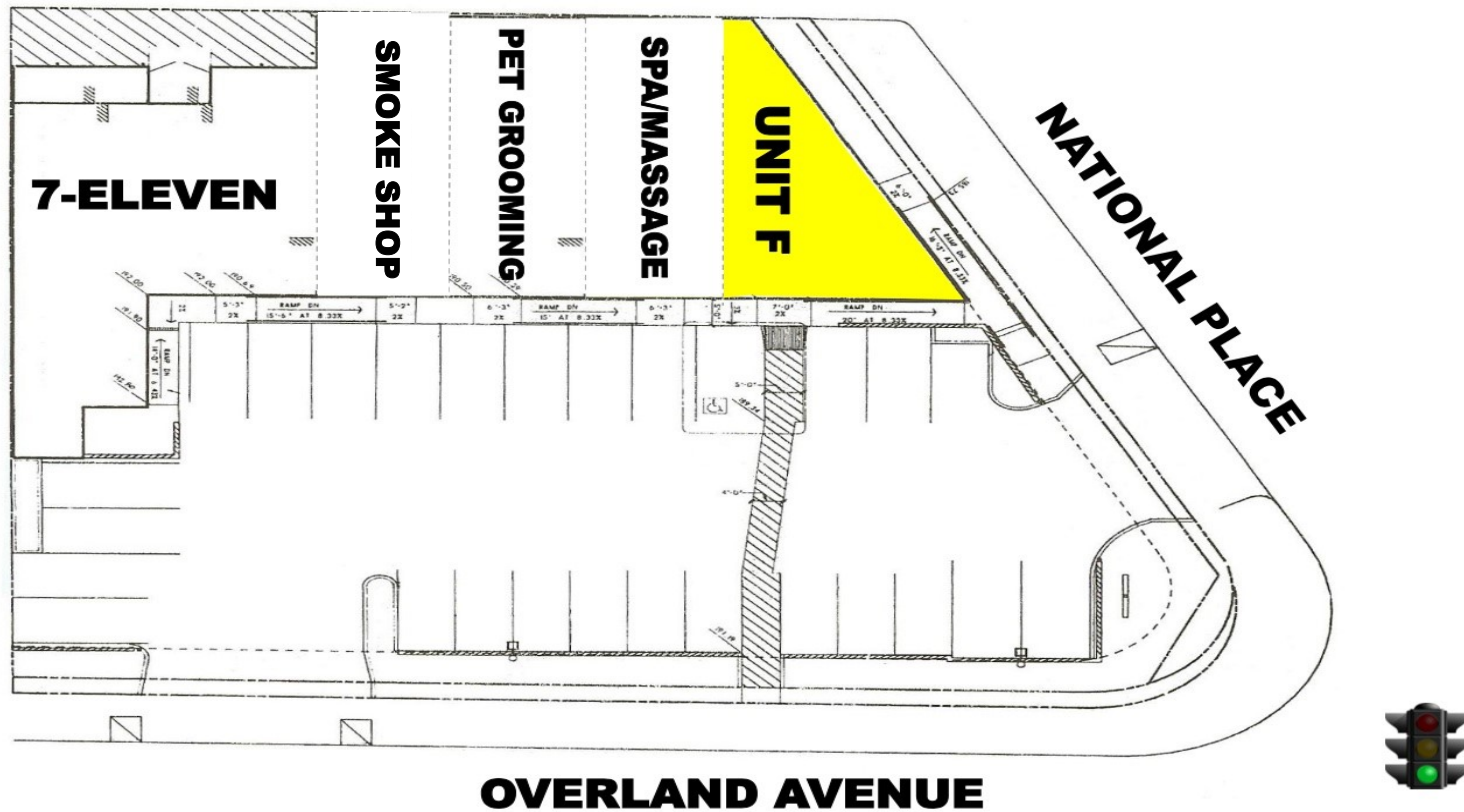
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This information has been obtained from sources believed reliable, and the information contained on any site plan is for illustration purposes only, not drawn to scale, and not intended to make any representation or warranty as to the actual number of parking spaces, or to the size or nature of improvements, nor the identity or location of any existing or proposed tenant. While we do not doubt the accuracy contained in this offering package, we have not verified it and make no guarantee, warranty or representation about it. You and your advisors should conduct a careful and independent investigation to determine to your satisfaction the suitability of the property for your specific needs. Westside Retail, Inc. 2024



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