

LOS ANGELES, CA 90023



2155
E 7TH ST



FOR LEASE



COREY HELFORD GALLERY



Ace * Mission Studios

UOVO



EAST END STUDIOS

vevo

HD SUPPLY

NOTABLE NEIGHBORS



COMMERCE

VERNON

ARTS DISTRICT

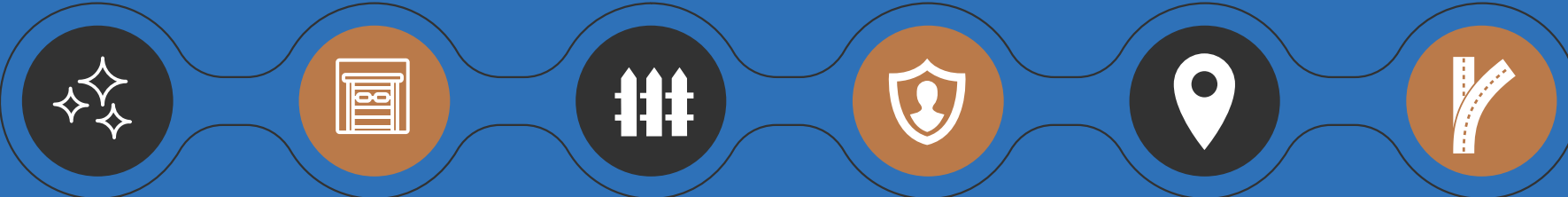
EAST 7TH ST

LA RIVER

Clean & Functional Warehouse Space – 100% HVAC First Floor

Abundant Parking in Secured Parking Lot

Numerous Amenities Nearby



Dock High Loading in Large Yard

On-site Security

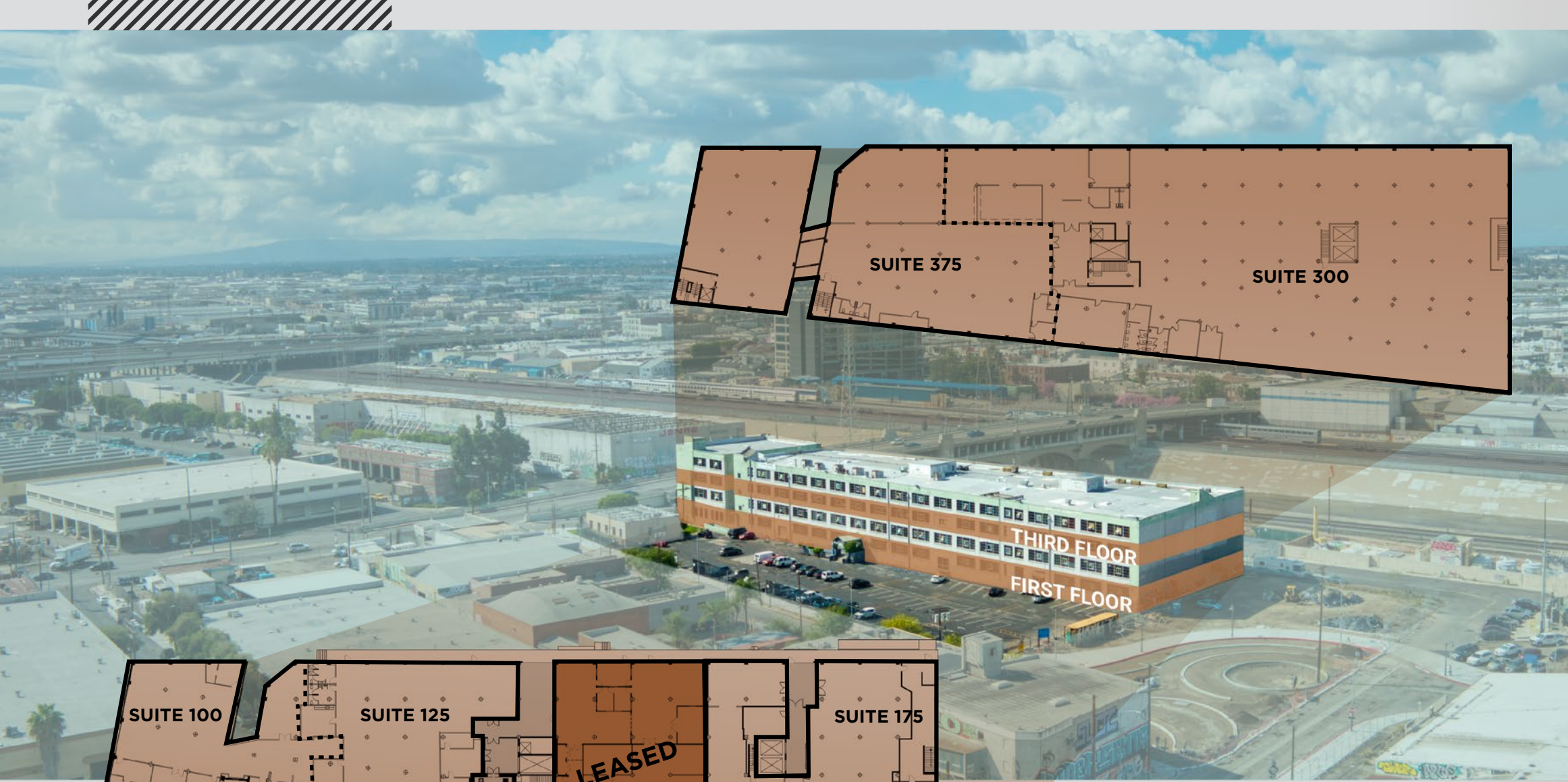
Adjacent to Multiple Freeway Access Points

LARGE TRUCK COURT

MULTIPLE DOCK HIGH POSITIONS



HIGHLIGHTS



* NOT TO SCALE AND APPROXIMATE - FOR DISCUSSION PURPOSES ONLY

FIRST FLOOR

SUITE 100: ±7,045 SF
SUITE 125: ±9,789 SF
SUITE 175: ±13,073 SF
Suite 100 and 125 can be demised.

THIRD FLOOR

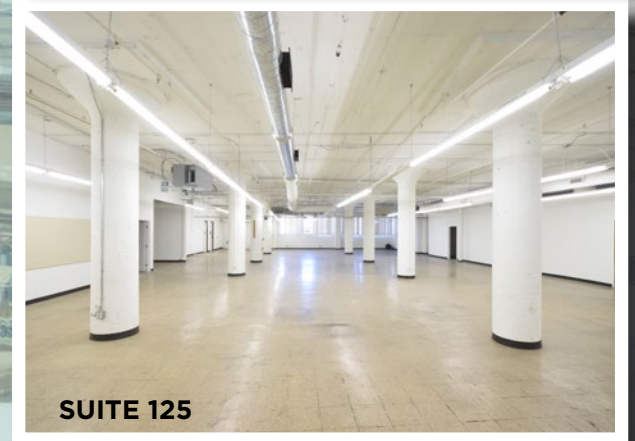
SUITE 300: ±28,755 SF
SUITE 375: ±15,065 SF
Suite 300 and 325 can be demised.



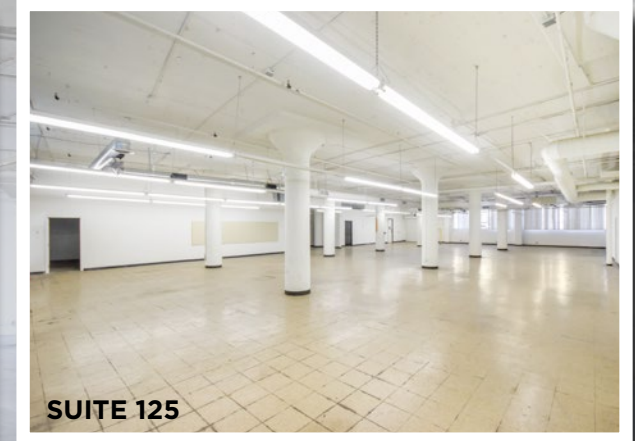
SUITE 100



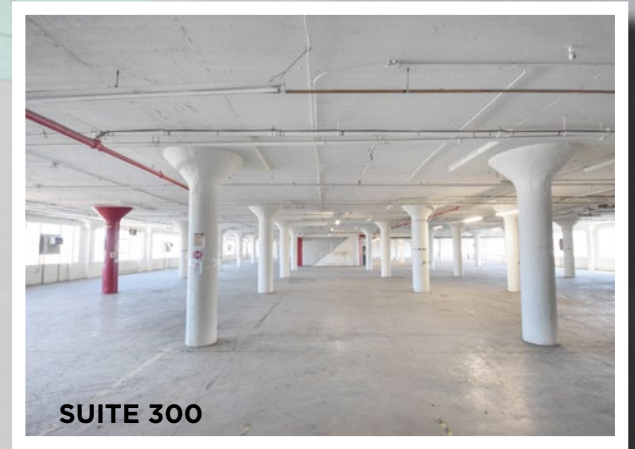
SUITE 100



SUITE 125



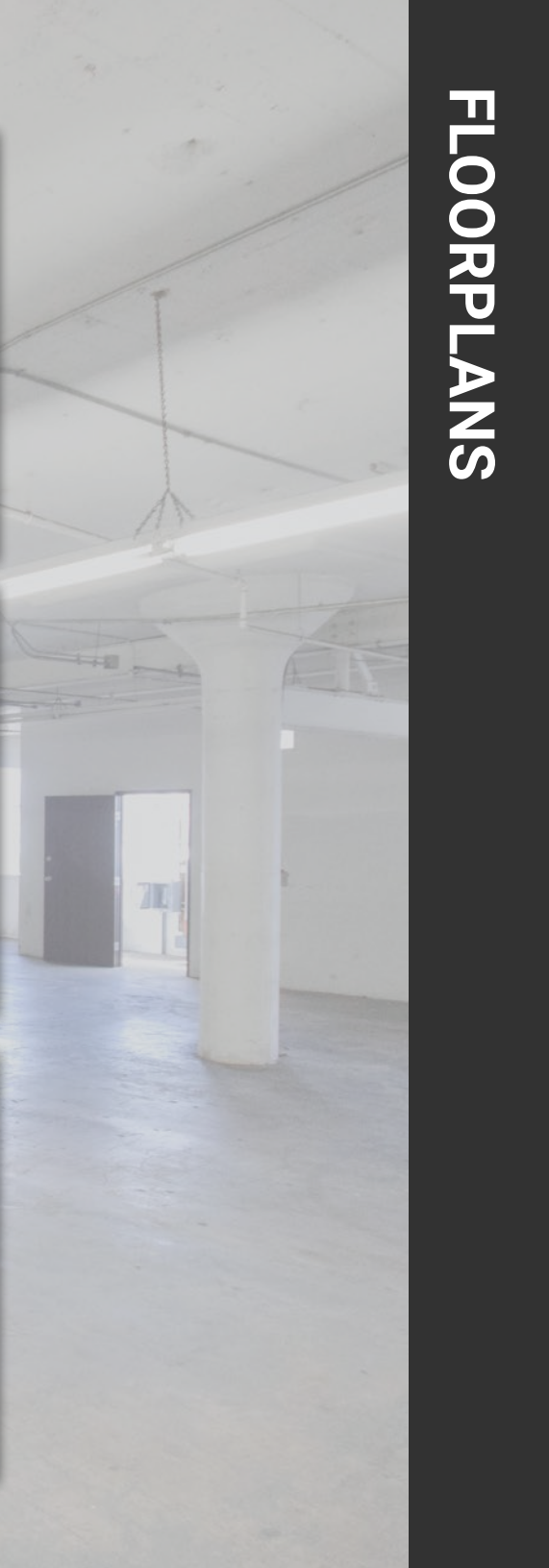
SUITE 125



SUITE 300

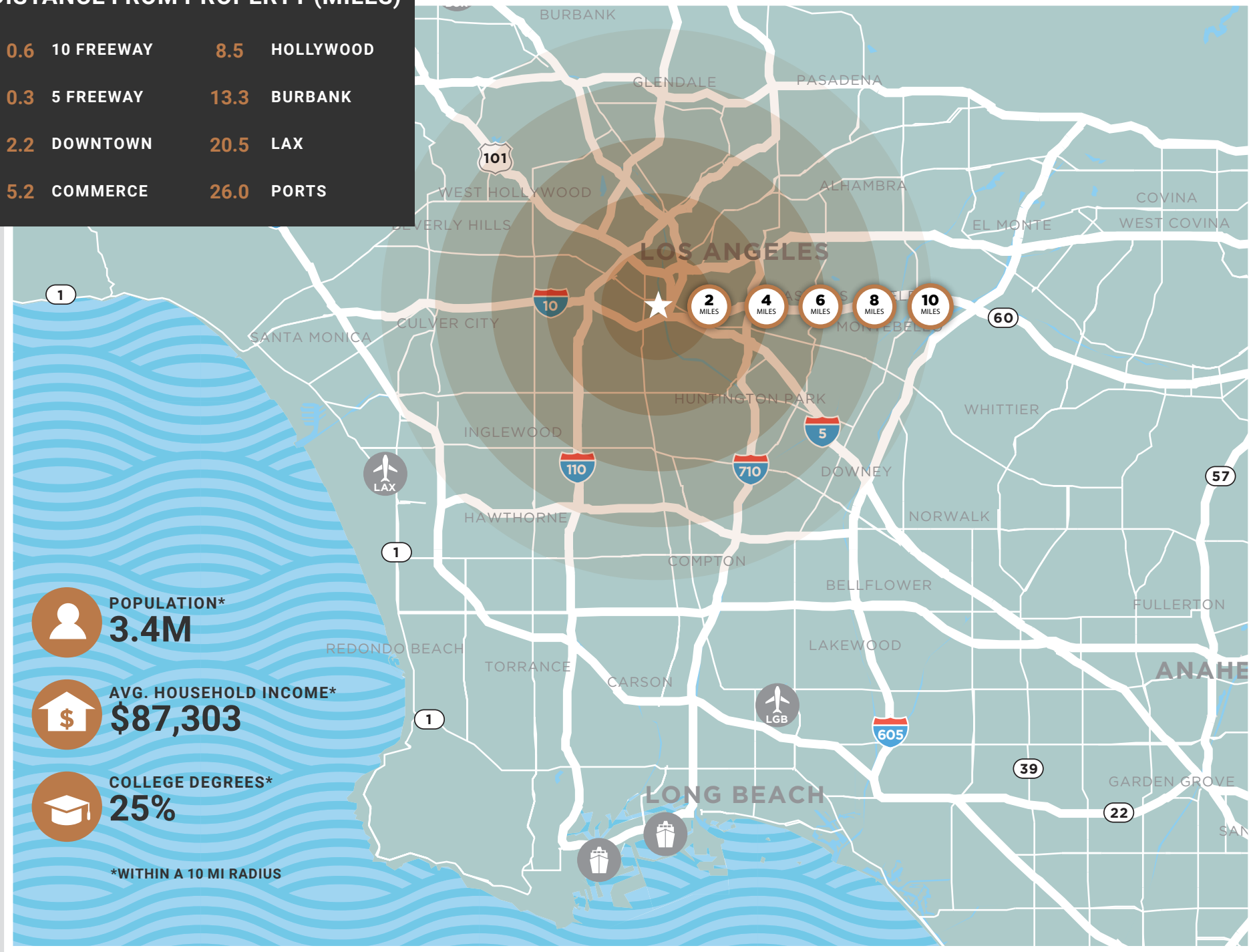


SUITE 300



DISTANCE FROM PROPERTY (MILES)

0.6	10 FREEWAY	8.5	HOLLYWOOD
0.3	5 FREEWAY	13.3	BURBANK
2.2	DOWNTOWN	20.5	LAX
5.2	COMMERCE	26.0	PORTS



POPULATION*
3.4M

AVG. HOUSEHOLD INCOME*
\$87,303

COLLEGE DEGREES*
25%

*WITHIN A 10 MI RADIUS



ANGEL CITY BREWERY / TRULY LA

AMENITIES

arts district



COFFEE
BARS
RESTAURANTS
MARKETS
MUSEUMS
STUDIOS



LOCATION

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