

Available for Lease

Western Virginia Plaza

1119 N. Western Avenue
Los Angeles, CA 90029



Available Space(s)

Suite#	Size (SF)	Rent (NNN)	(\$/SF)
E	970	\$2,861.50	\$2.95

NNN Charges \$1.00/SF

Demographics	2 miles	5 miles	10 miles
2024 Pop. Est.	249,225	1,044,591	3,079,973
2029 Pop. Proj.	245,103	1,021,409	2,989,550
Avg. HH Income	\$83,216	\$92,523	\$99,832

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Property Highlights

- Prime Hollywood Location at Western Avenue and Virginia Avenue
- Excellent Visibility and High Traffic Counts
- Close Proximity to the 101 Freeway Santa Monica Blvd Exits
- Dense Urban Infill Location
- Available May 2025



For more information:

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