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PROPERTY DESCRIPTION & HIGHLIGHTS

- High visibility
- Major, signalized intersection
- Two parking spaces located behind building
- Cotenants include Steinway Piano Gallery, and Prospect Gourmand
- Close to the La Cienega Purple Line subway extension scheduled to open in 2023
- Large daytime population
- High ceilings
- One restroom
- Near Cedars-Sinai and numerous supporting medical office buildings

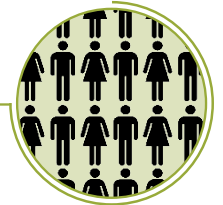
Rent Rate:	\$4.50 sf per month-modified gross
Term:	Negotiable
Availability:	Immediately
Space:	First floor is approx. 1,750 sf

2019 one mile radius demographic.



\$1,041,667 MEDIAN HOME VALUE

TOTAL DAYTIME POPULATION: 80,000



23,000 VEHICLE TRAFFIC COUNT PER DAY

AVERAGE HOUSEHOLD INCOME: \$116,200



LOCATION MAP

