

1616 N LA BREA AVE
Hollywood, CA 90028



CBRE



WELCOME TO
HOLLYWOOD

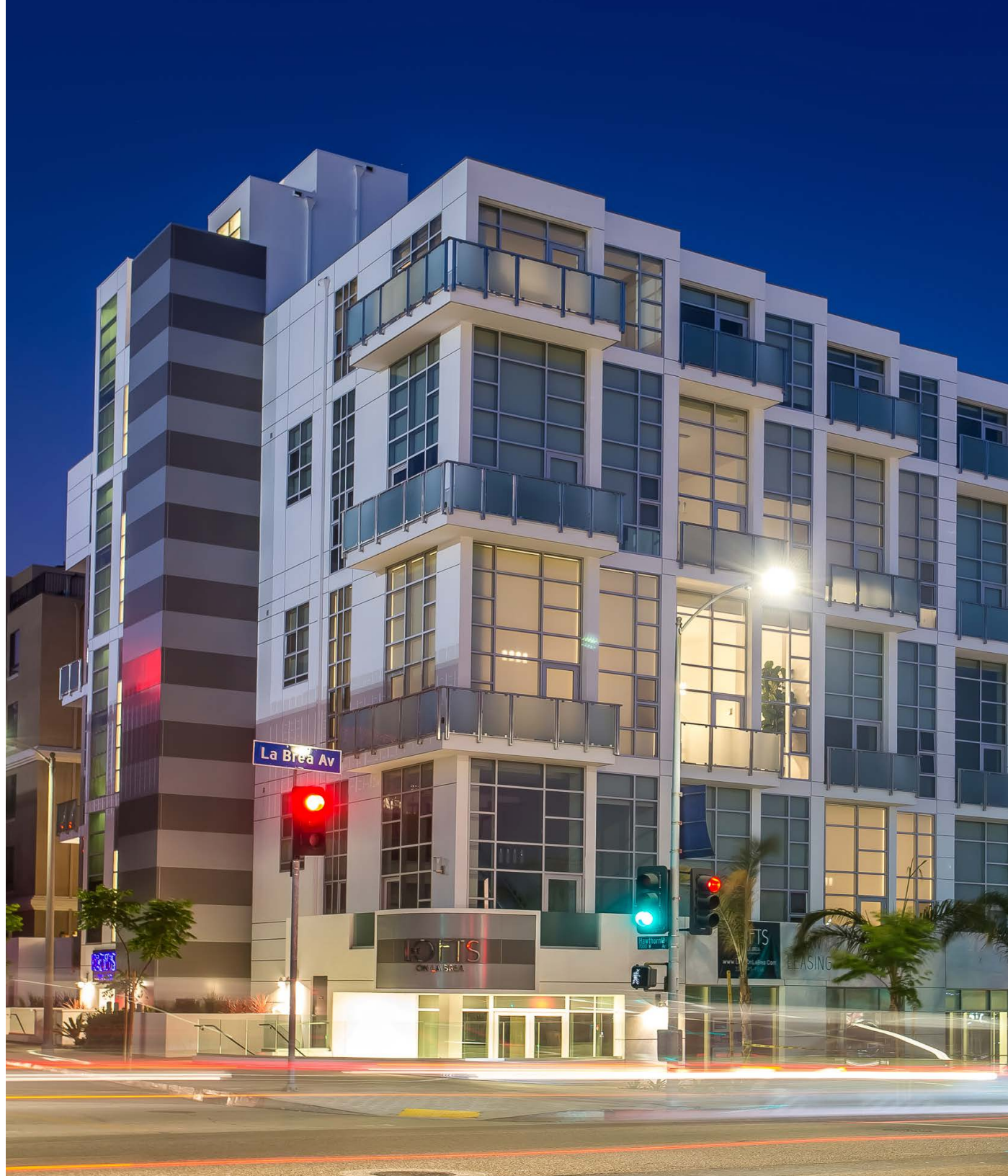


property details

- + Available: ±721 SF to ±9,510 SF
- + Asking Rate: \$3.35 PSF NNN
(± \$1.00/SF NNNS)
- + Parking: 3:1,000 SF
- + Term: 5-10 years

property highlights

- + Prominent Ground Floor space in one of Hollywood's Premier New Residential Developments
- + Signalized corner of La Brea and Hawthorn, between Sunset & Hollywood Blvd.
- + Short walk to Hollywood & Highland Iconic shopping center, (Grauman's) TCL Chinese Theatre, and Hollywood Walk of Fame
- + Prominent Signage Available
- + Retail/Creative Office
- + Secured on-site subterranean parking available
- + Tremendous amenities within walking distance: El Capitan Theatre, Hollywood Roosevelt Hotel, numerous shops and restaurants.

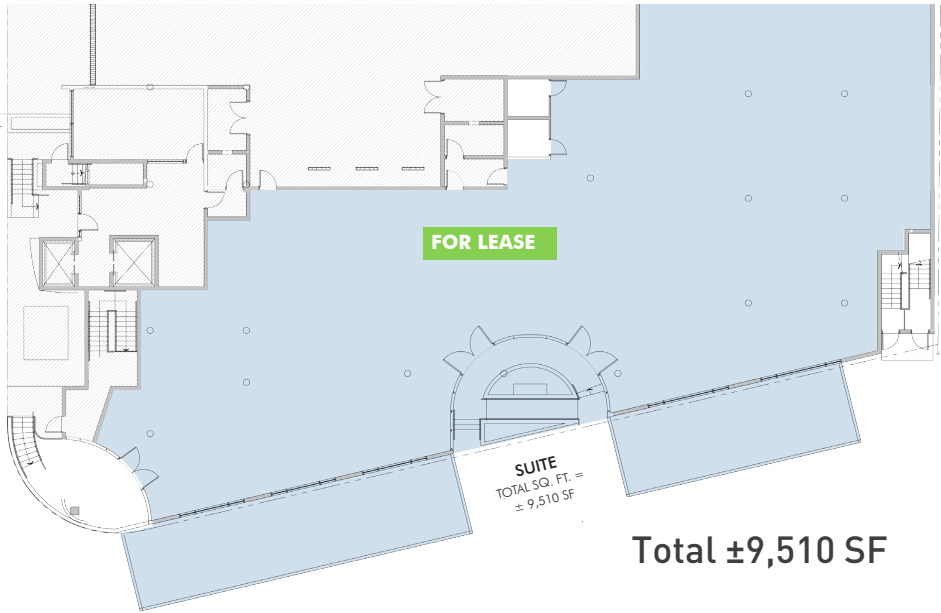


area map

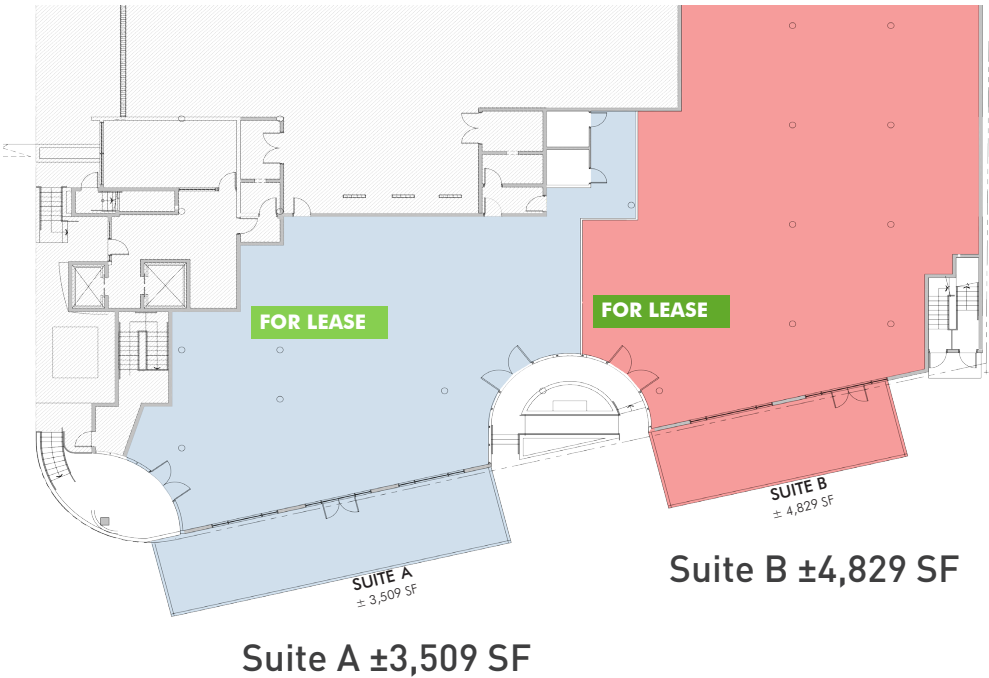


floorplans

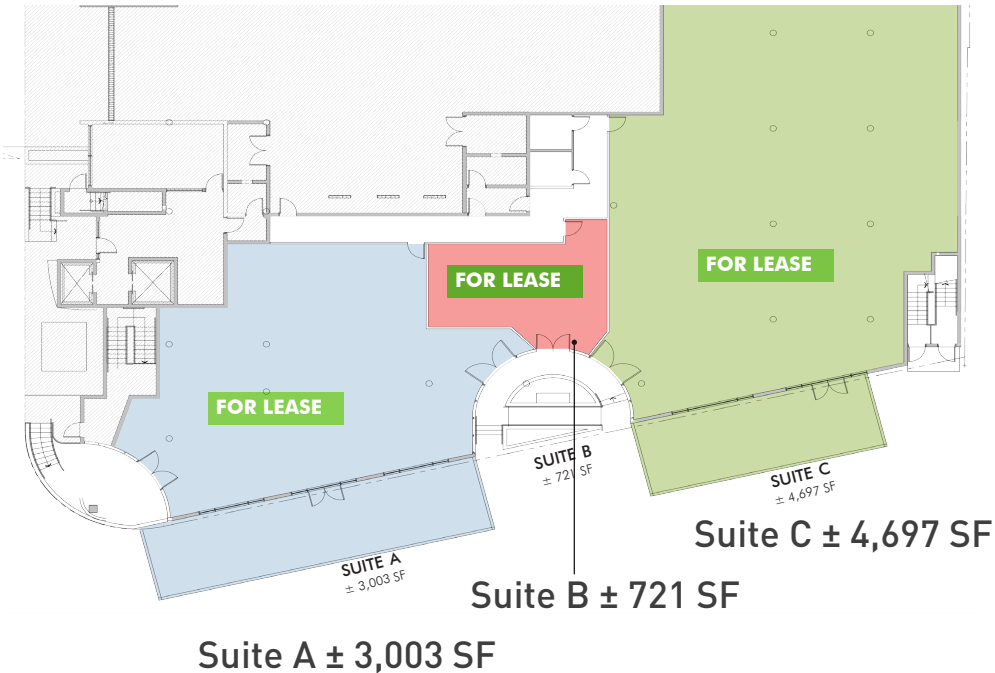
Option 1



Option 2



Option 3



demographics



POPULATION

2018 Population - Current Year Estimate

1 MILE

52,769

3 MILES

313,385

5 MILES

900,742

2023 Population - Five Year Projection

57,766

328,110

935,895

2018-2023 Annual Population Growth Rate

1.83%

0.92%

0.77%



HOUSEHOLD INCOME

2018 Average Household Income

\$81,581

\$101,453

\$94,000

2023 Average Household Income

\$100,851

\$122,047

\$112,982

2018 Median Household Income

\$51,340

\$60,254

\$56,116

2023 Median Household Income

\$61,830

\$73,776

\$67,408

2018 Per Capita Income

\$48,002

\$50,688

\$41,160

2023 Per Capita Income

\$58,493

\$60,518

\$49,166



2018 HOUSING UNITS

2018 Vacant Housing Units

32,713

1,967

6.0%

11,674

7.0%

29,535

7.1%

2018 Occupied Housing Units

30,747

94.0%

153,976

93.0%

388,940

92.9%

2018 Owner Occupied Housing Units

3,725

11.4%

32,123

19.4%

88,165

21.1%

2018 Renter Occupied Housing Units

27,022

82.6%

121,853

73.6%

300,775

71.9%



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