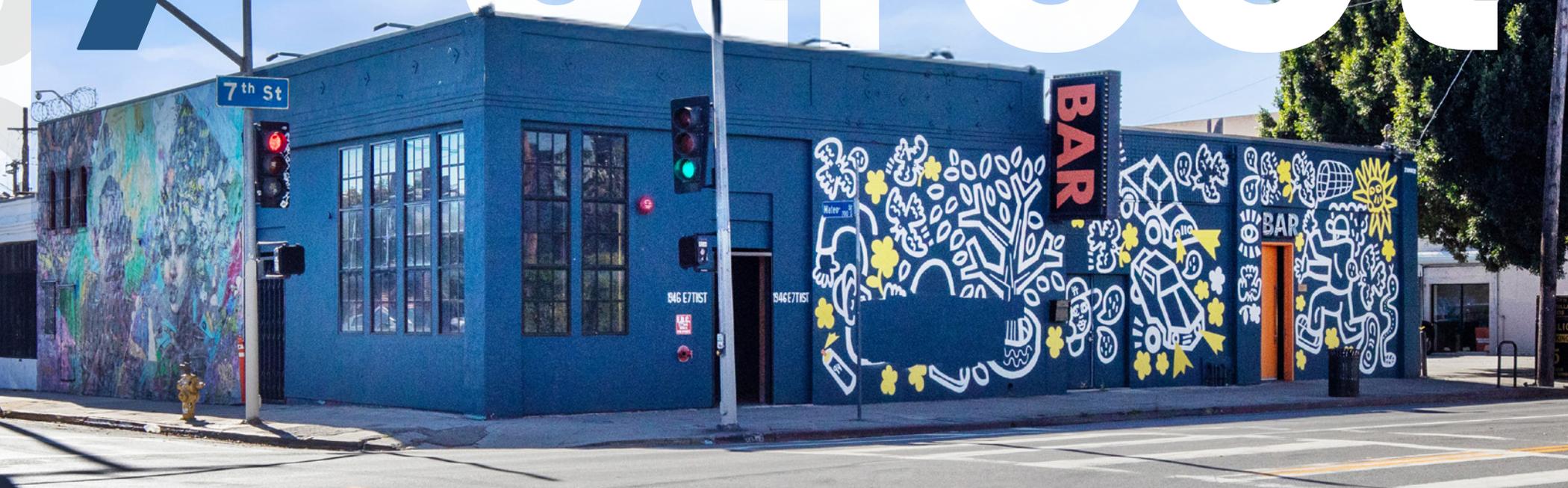


# 7th Street

1936-1948



**+1 213 613 3272**

Type 47 Restaurant and Type 48 Bar  
**For Lease**

**Derrick Moore**

Lic. 01029938

derrick.moore@cbre.com

**Shiho Takei Moore**

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**Diandra Dillon**

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**CBRE**



**1948 E 7th St**  
Type 48 License

**Dedicated  
Parking**

**1936 E 7th St**  
Type 47 License

**WEL-  
COME**

## Unleash Your Vision in the **Heart of the Arts District:**

**Two Exceptional Bar Spaces Await!**

An unparalleled opportunity beckons in Los Angeles' dynamic Arts District! Discover two distinctive bar spaces on East 7th Street, each offering unique charm and immense potential.

Whether you envision a standalone destination or a grand, expansive venue, these properties offer the ultimate flexibility, **available for lease separately or combined!**



1948 E 7th Street :

# The Quintessential Bar Experience



±2,620 SF



150 Person Capacity



Type 48 License



Open 9am-2am Daily



Dancing + Live Music Permitted



Brand New Build Out



Mezzanine DJ / Office Space



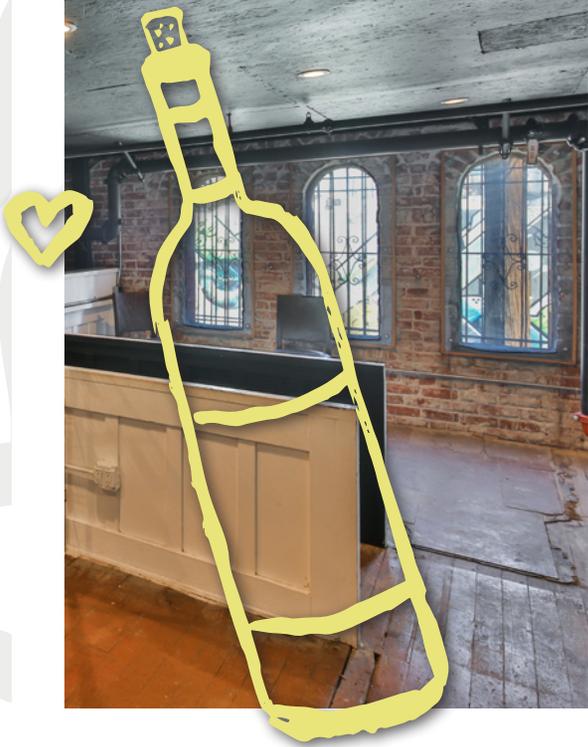
Two Large Restrooms

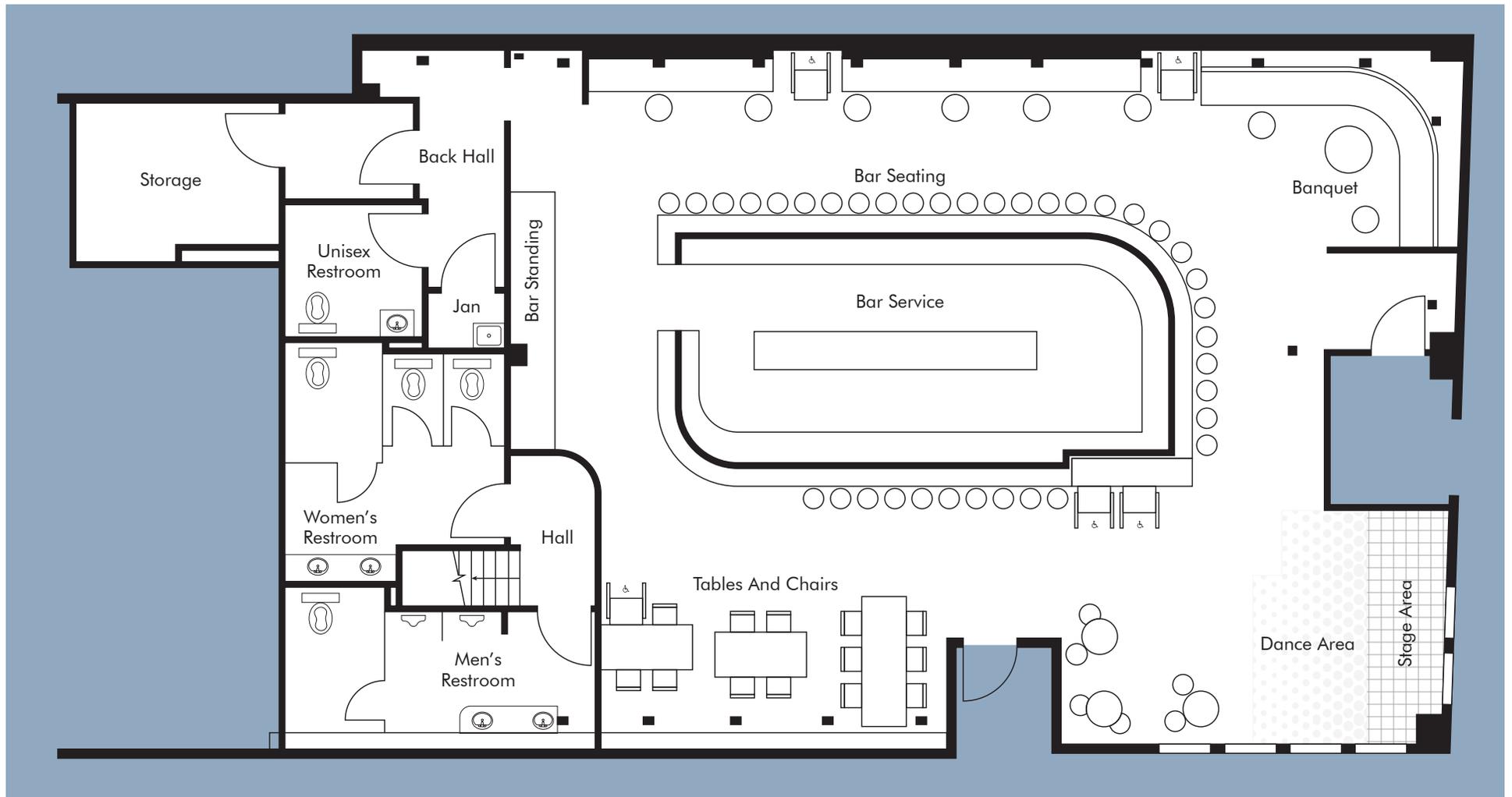


One Employee Restroom



On Site Parking For Up to 100 Cars





*Floor Plan :*

**1948 E 7<sup>th</sup> Street**





1936 E 7th Street :

# A Premium Entertainment Hub

with Unrivaled Amenities



±4,440 SF



Capacity For Up to 300 people



Type 47 License  
(Pre CUP License)



Open 9am-2am Daily



Indoor bar +  
Giant Outdoor Patio



Full kitchen + Walk In



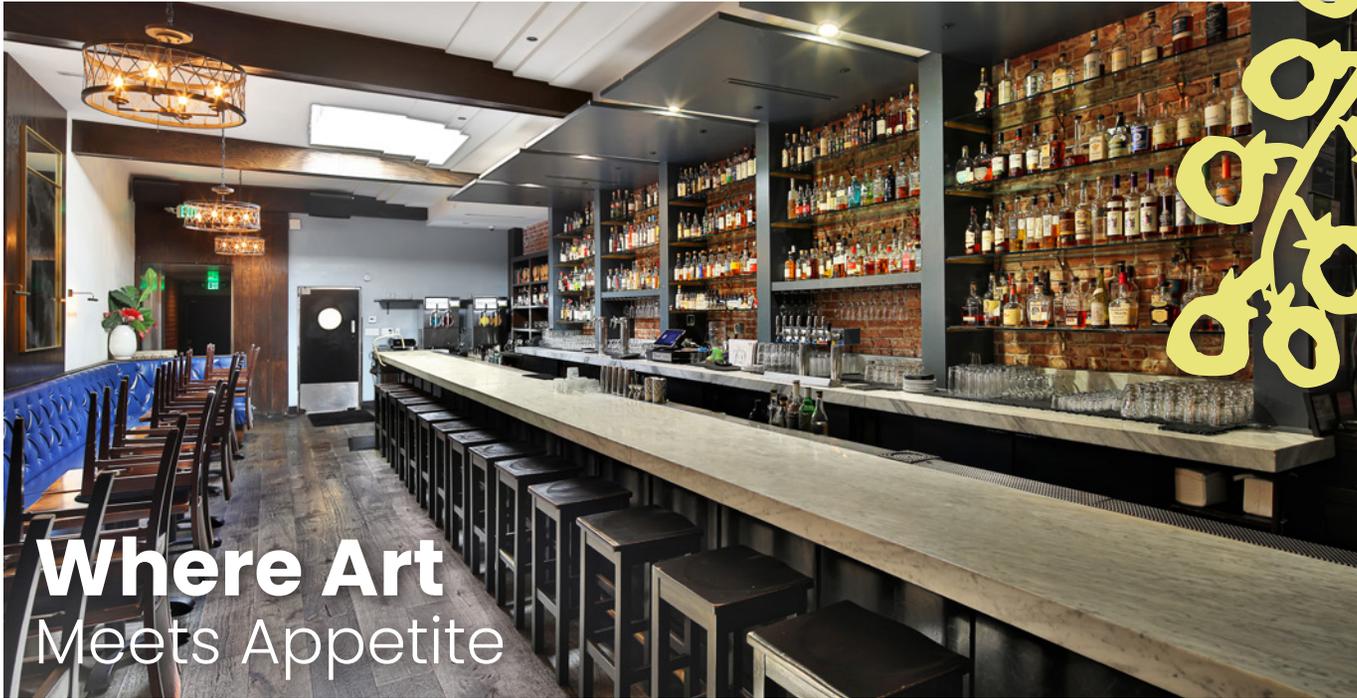
Ample storage + Office Space



Three restrooms

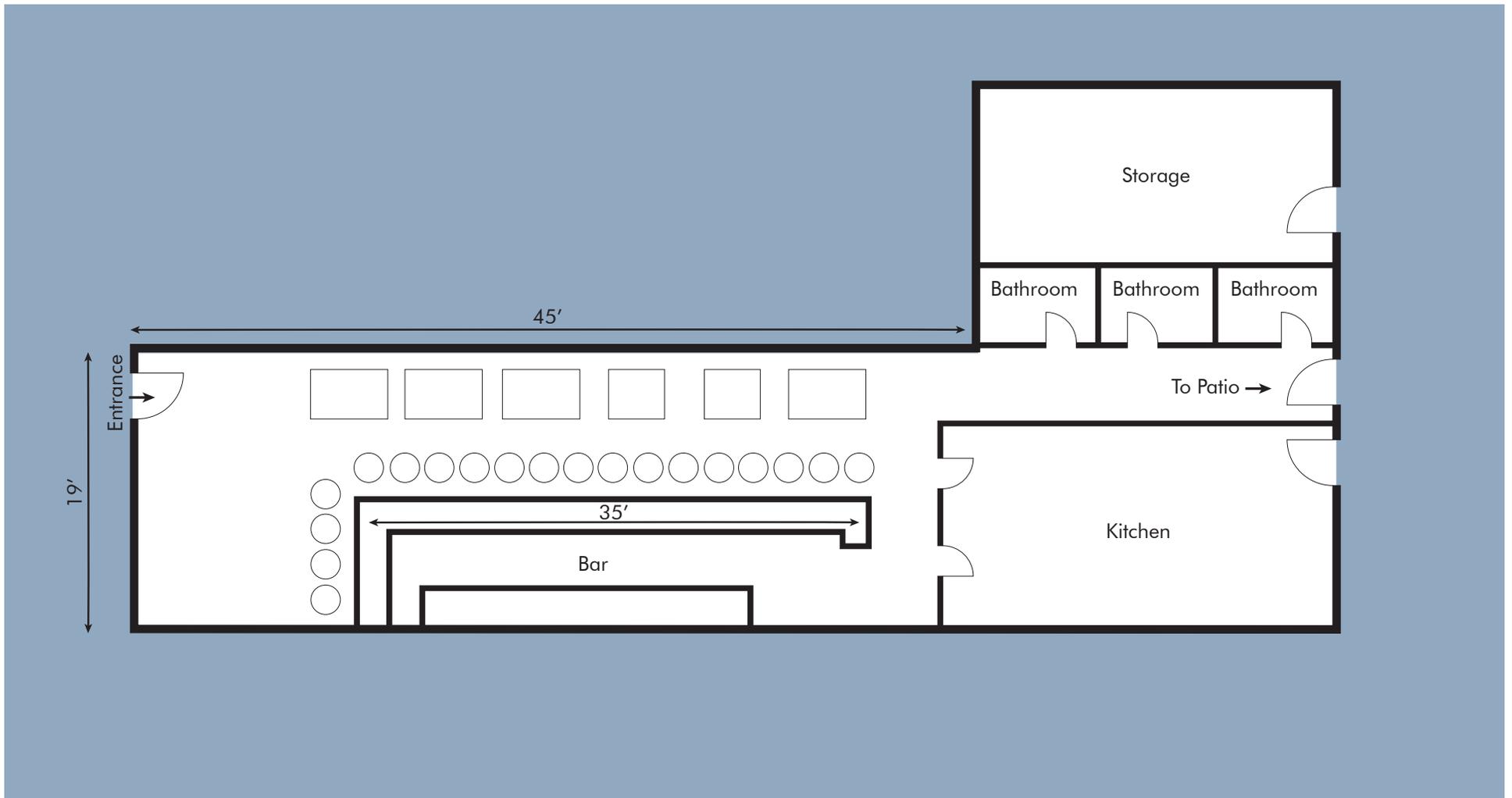


On Site Parking For Up to  
100 Cars



# Where Art Meets Appetite



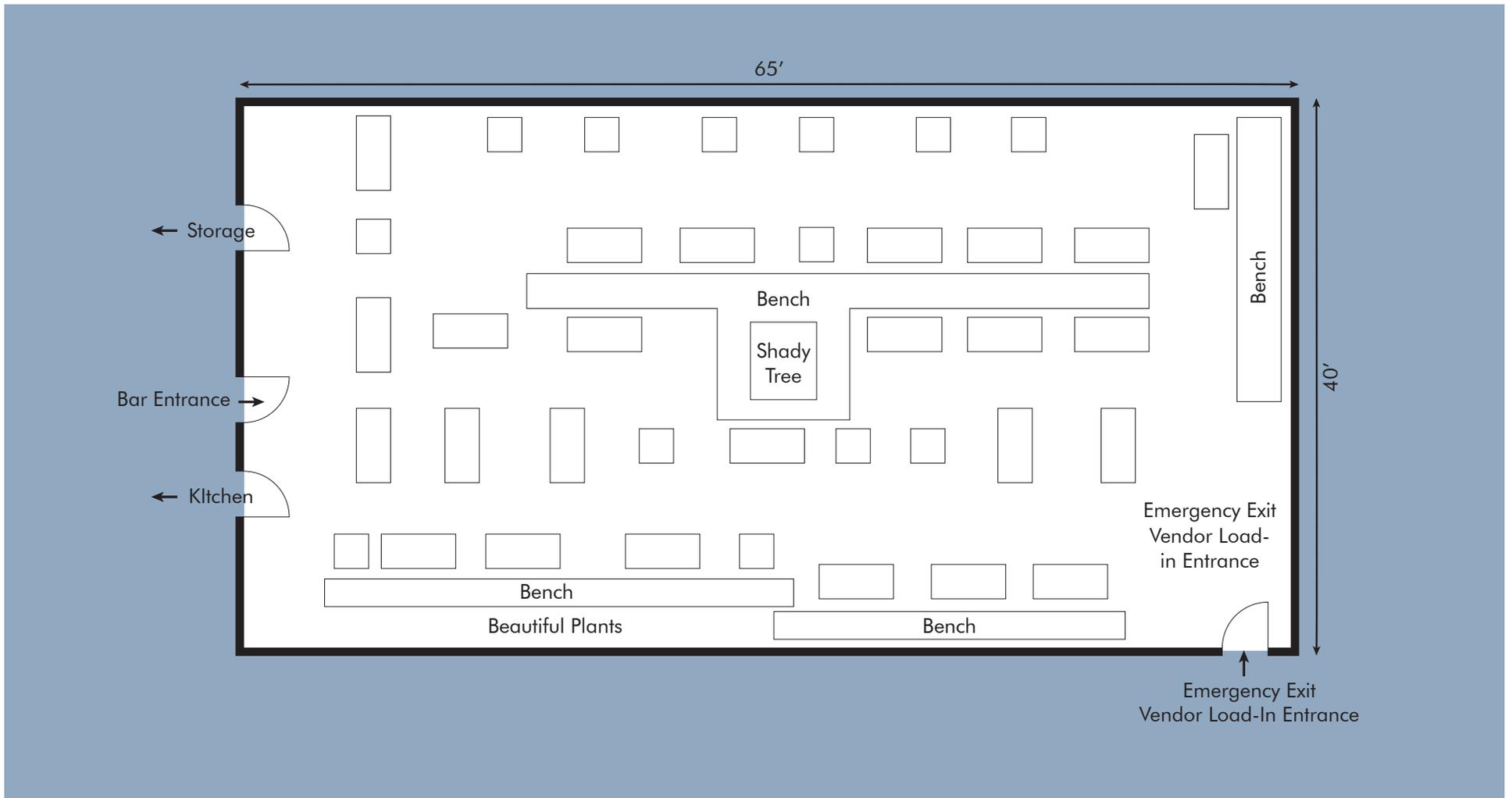


*Floor Plan :*

**1936 E 7<sup>th</sup> Street**



**Inside Patio**



Floor Plan :

**1936 E 7<sup>th</sup> Street**



**Outside Patio**



## Demographics (within 1 Mile)

**26,822**

2025 Employees

**7,705**

2025 Households

**20,715**

2025 Population

**\$105,304**

2025 Avg. Household Income

**7,124**

Millennials (Born 1981-1998)

**41,614**

2025 Daytime Population



## Discover the **vibrant heart** of Los Angeles in the **Arts District!**

This dynamic neighborhood pulses with creativity, attracting a diverse clientele and fostering a thriving business environment. Experience a unique fusion of art, culture, and commerce, offering unparalleled visibility and foot traffic. Secure your place in this highly sought-after destination and unlock limitless potential for your retail venture.

# Local Neighbors



Bread Lounge

kodo

Damian

Ditriot  
Taqueria

AMP Lofts

Bestia

Warner Music Group

BUNDA

PIZZANISTA!

Tony's Saloon

AFURI

Holy Basil

Kafe

Lucky Steakhouse

Yess Restaurant

The Good Liver

1936-1948

7<sup>th</sup> Street



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**1936-1948**

**7<sup>th</sup> Street**



**CBRE**

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