

PRIME SUNSET STRIP
FLAGSHIP CORNER
RETAIL OPPORTUNITY

8873 W
SUNSET
BLVD
WEST HOLLYWOOD
CALIFORNIA



PROPERTY HIGHLIGHTS



LOCATION

Northeast corner of Sunset and N San Vicente Blvd (Clark St), along the Sunset Strip



APPROXIMATE SIZE

Space 1	$\pm 1,725$ SF
Space 2	$\pm 1,407$ SF
Space 3	$\pm 1,797$ SF
Space 4	$\pm 1,883$ SF
Total	$\pm 6,812$ SF*

*Divisible



FEATURES

- Prominent retail building with large glass windows and high ceilings
- Ideal for a flagship location
- Fully built-out fitness/wellness studio



89

WALK
SCORE

"Very walkable"



55K
CARS
PER DAY

Sunset at San Vicente Blvd

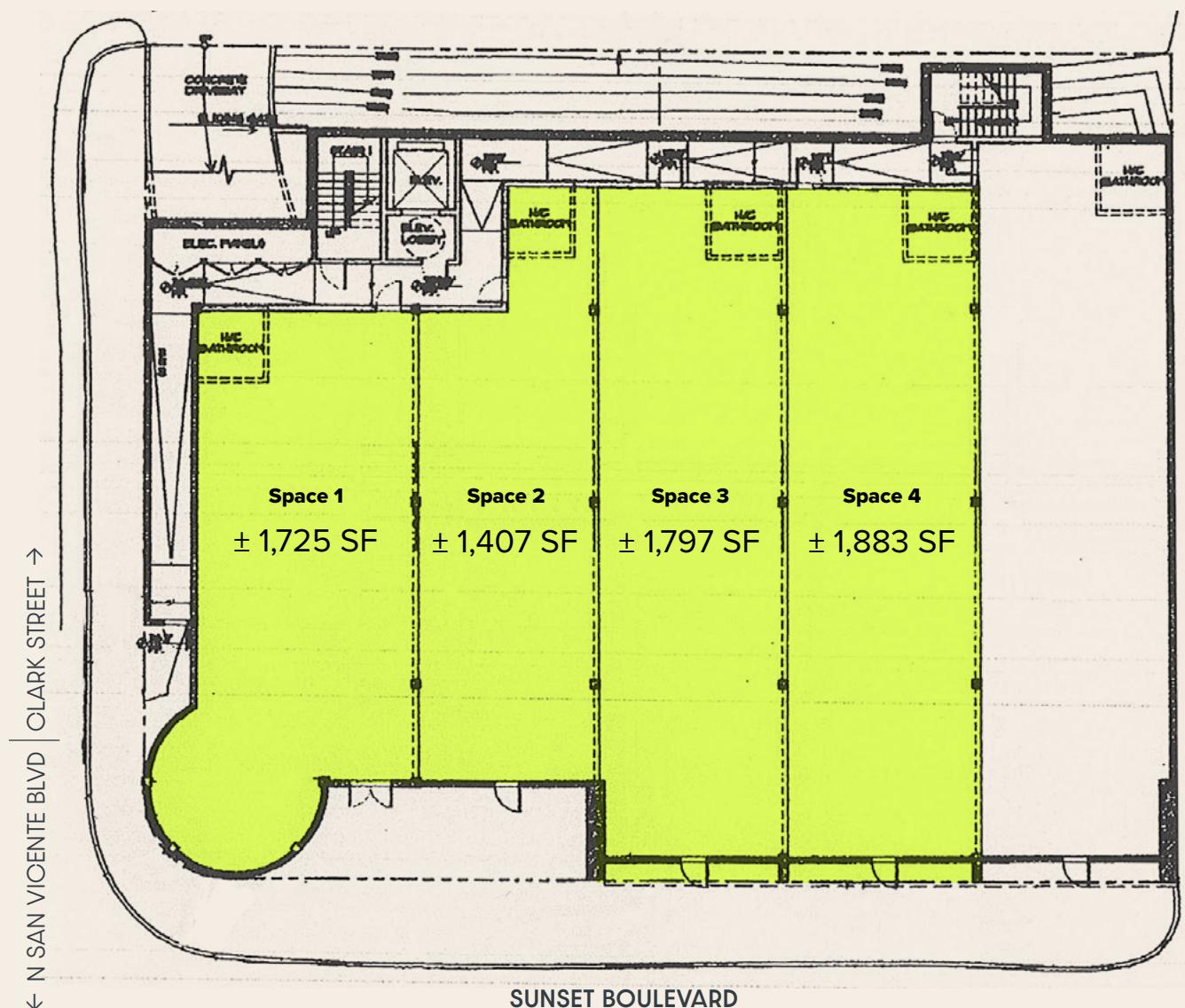


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SECURED ROOFTOP
PARKING SPACES

with parking attendant

Ground Floor Demising Scenario



IN THE NEIGHBORHOOD

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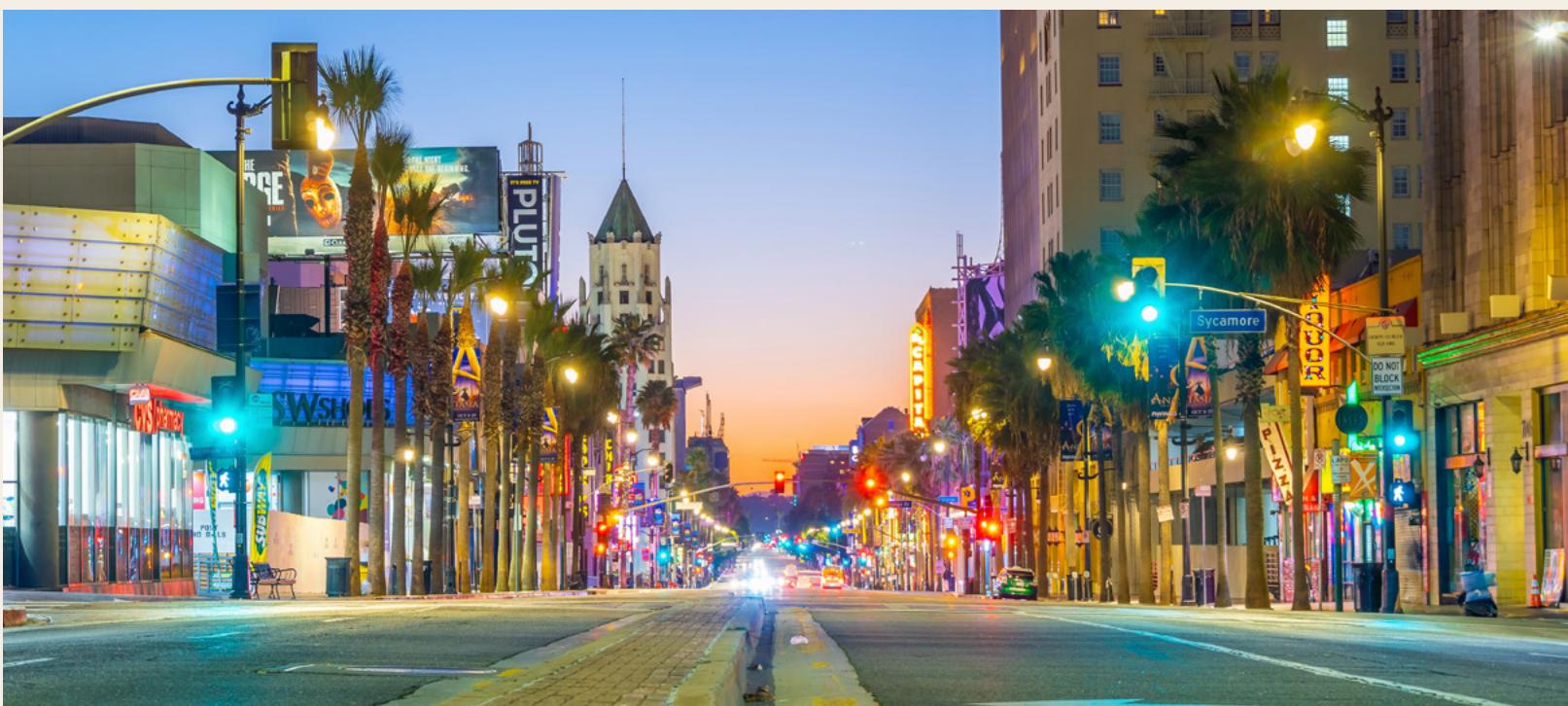
CONCEPTUAL RENDERING

SURROUNDED BY AFFLUENCE

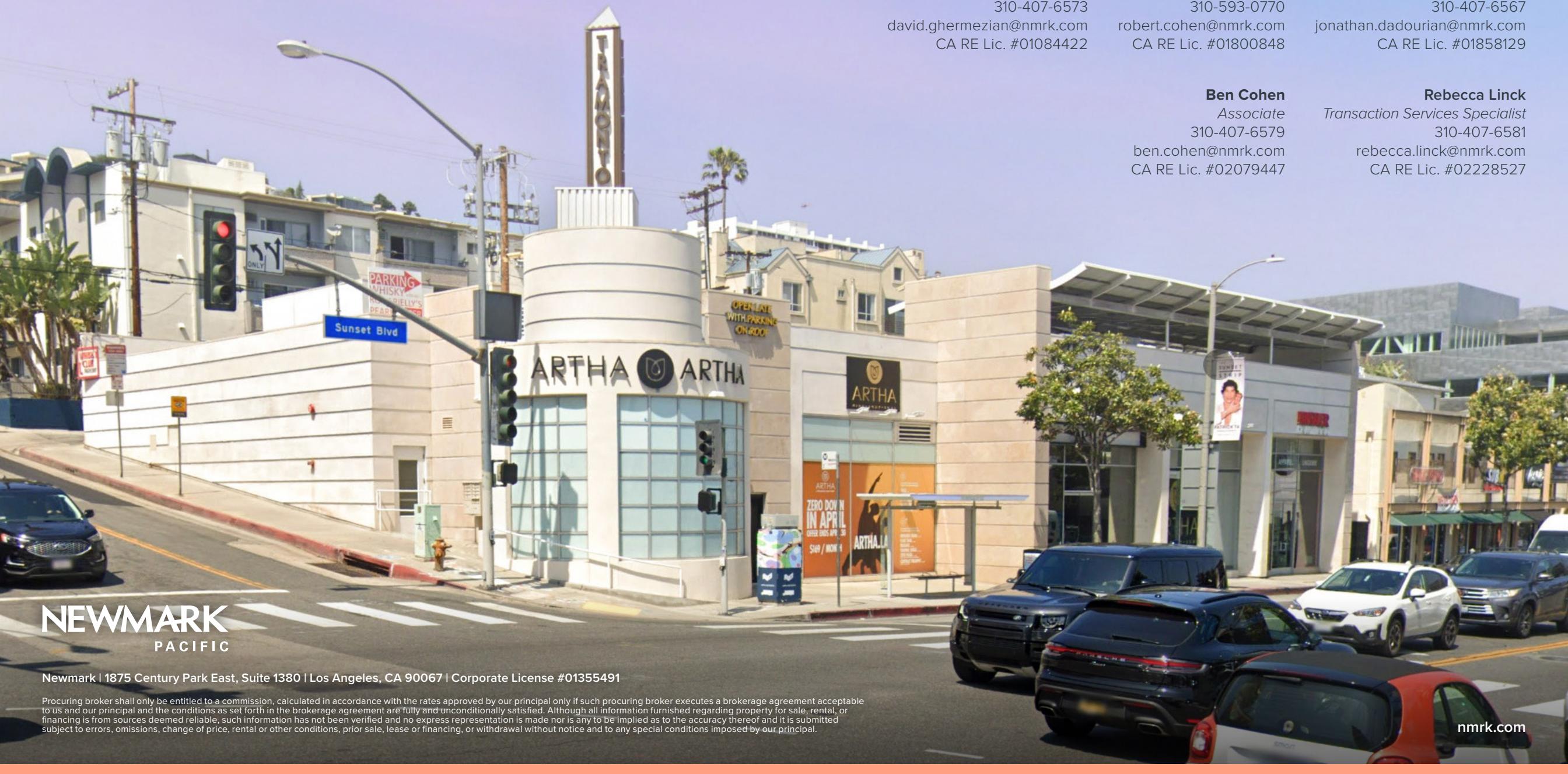


AREA DEMOGRAPHICS

	1 mile	2 miles	3 miles
POPULATION	26,471	94,600	219,969
DAYTIME POPULATION	45,866	185,125	363,029
EST. HOUSEHOLDS	17,120	54,544	119,088
EST. AVG. HOUSEHOLD SIZE	1.55	1.72	1.83
EST. HOUSEHOLD INCOME	\$175,716	\$165,944	\$159,699
EST. PER CAPITA INCOME	\$113,097	\$95,777	\$86,554



CONTACT



NEWMARK
PACIFIC

Newmark | 1875 Century Park East, Suite 1380 | Los Angeles, CA 90067 | Corporate License #01355491

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David Ghermezian
Senior Managing Director
310-407-6573
david.ghermezian@nmrk.com
CA RE Lic. #01084422

Robert Cohen
Vice Chairman
310-593-0770
robert.cohen@nmrk.com
CA RE Lic. #01800848

Jonathan Dadourian
Associate Director
310-407-6567
jonathan.dadourian@nmrk.com
CA RE Lic. #01858129

Ben Cohen
Associate
310-407-6579
ben.cohen@nmrk.com
CA RE Lic. #02079447

Rebecca Linck
Transaction Services Specialist
310-407-6581
rebecca.linck@nmrk.com
CA RE Lic. #02228527

nmrk.com