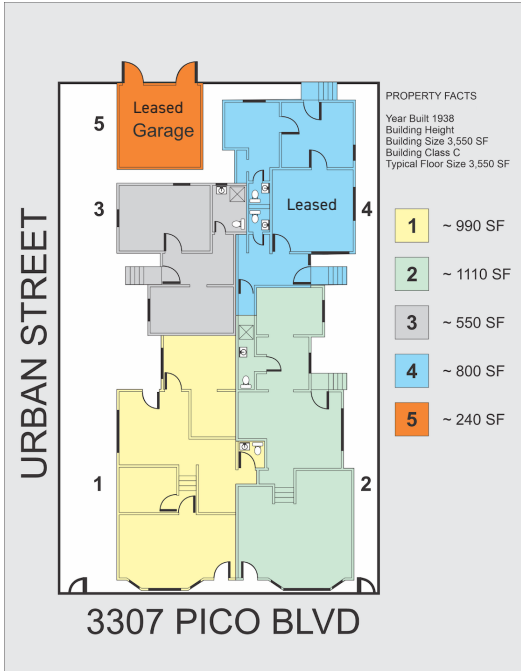


FOR LEASE

3307-3309 PICO BOULEVARD



AVAILABLE FOR LEASE

1. ~990 SQ. FT. | 2. ~1,110 SQ. FT. | 3. ~550 SQ. FT.

SUITE #	APPROXIMATE SQ. FT.	MONTHLY RENT
1	990	\$2,500
2	1,110	\$2,900
3	550	\$1,500
4	800	LEASED
GARAGE	240	LEASED

TRANSPORTATION

COLLECTION STREET	CROSS STREETS	TRAFFIC VOLUME	LAST MEASURED	DISTANCE
10	-	199,084	2022	0.05 mi
Santa Monica Freeway	-	199,488	2020	0.10 mi
Pico Boulevard	31st St SW	29,606	2022	0.12 mi
Pico Boulevard	I- 10 S	41,632	2022	0.14 mi
S Centinela Avenue	S Carmelina Avenue E	19,678	2022	0.15 mi
S Centinela Avenue	W Pico Boulevard NW	21,940	2022	0.16 mi
S Centinela Avenue	Delaware Avenue SE	16,628	2022	0.18 mi
W Pico Boulevard	S Centinela Avenue SW	35,152	2022	0.18 mi
10	S Centinela Avenue W	194,000	2018	0.23 mi
I-10	S Centinela Avenue W	204,943	2022	0.23 mi

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