

# FOR SALE

1334 S MAIN ST  
LOS ANGELES, CA 90015

# ±5,405 SF

DOWNTOWN LA  
FASHION DISTRICT  
PRIME RETAIL CORNER

For more information, please contact:

## Daniel Park

(213) 446-0396

[Danielpark777@hotmail.com](mailto:Danielpark777@hotmail.com)

DRE# 01227056

**PARK INDUSTRIAL**  
SPECIALIZING IN INDUSTRIAL REAL ESTATE SERVICES

Park Industrial Realty  
800 McGarry St, 5<sup>th</sup> Floor  
Los Angeles, CA 90021  
Corporation DRE# 01983713

Building SF:	5,405 SF	• Owner user opportunity
Land SF:	6,395 SF	• Prime location in booming Downtown LA fashion district
Year Built:	1956	• On site parking (4 spaces in rear)
# Parking:	4	• Easy access 10 & 110 freeways
Walk Score:	Walker's Paradise (96)	• Accessible corner lot with high daily foot traffic
Transit Score:	Rider's Paradise (99)	• 47 feet of frontage on S Main Street
Zoning:	[HB1-G1-5][CX3-FA][CPIO]	• Busy alley with retail frontage opportunity
Sale Price:	\$2,990,000 (\$553.19/SF)	• Month to month tenancy

All information has been furnished from sources which we deem reliable, but for which we assume no liability. All measurements are approximate. Broker/Owner do not warrant its accuracy. Buyer/Lessee must verify all information.

5133	11
SCALE 1" = 60'	

2003

REVISER  
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JOSEFA SUBDIVISION  
 OF THE CELIS VINEYARD TRACT  
 M.R. 11-94

TRACT NO. 1493  
 M.B. 18-136

CODE  
 13263

FOR PREV. ASSMT. SEE: 26-25

ASSESSOR'S MAP  
 COUNTY OF LOS ANGELES, CALIF.









