



**COMMERCIAL  
REAL ESTATE**

*the sign of a profitable property*



## CREATIVE OFFICE / WAREHOUSE / FLEX SPACE FOR LEASE

914-928 N Formosa Avenue, Los Angeles, CA 90046



VIEW LISTING PAGE

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OPEN SPACE  
LOS ANGELES, CA

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# PROPERTY FEATURES

914-928 N Formosa Avenue, Los Angeles, CA 90046



## APPROX. 2,000 SF



FLEX SHELL SPACE FOR LEASE

- ✓ Creative office / warehouse / flex space
- ✓ Roll up door
- ✓ Exposed bow truss ceilings
- ✓ Concrete floors
- ✓ Gated and secure property
- ✓ Reserved parking available

## AREA AMENITIES

- ✓ Central location, right near the intersection of Santa Monica Boulevard and La Brea Avenue
- ✓ Easy on-site parking
- ✓ Nearby amenities include Starbucks, Target, Mendocino Farms, BevMo, Best Buy, Rite-Aid, Smart & Final, Food Lab, Chipotle, Pink's Hot Dogs
- ✓ Hollywood adjacent location near The Lot Studios and many production facilities

### — DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
 Population	50,285	426,407	983,170
 Avg. HH Income	\$98,056	\$99,017	\$94,702
 Daytime Pop	41,461	352,610	805,854

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# INTERIOR PHOTOS

914-928 N Formosa Avenue, Los Angeles, CA 90046



SUITE #914 1/2





AVAILABLE

TRADER JOE'S



Ralphs



CVS pharmacy

BEST BUY

99¢ only STORES

JUST ONE EYE

TARTINE

Public Storage

SPROUTS FARMERS MARKET



Jeffrey Deitch

BLU JAM CAFE

LALA'S argentine

PINK'S A HOLLYWOOD LEGEND SINCE 1939

Tatsu ramen with a soul



Hot Wings Cafe

Sleep



SHAKE SHACK

IHOP

Gelson's



citi



WHOLE FOODS MARKET



ACE Hardware

CVS pharmacy



Buffalo EXCHANGE New & Recycled Fashion

American Vintage



AERIAL MAP

AVAILABLE  
(818) 501-2212



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