

DTLA TURNKEY PET SPA

FOR LEASE



217 E 8th St, Unit #111
Los Angeles, CA

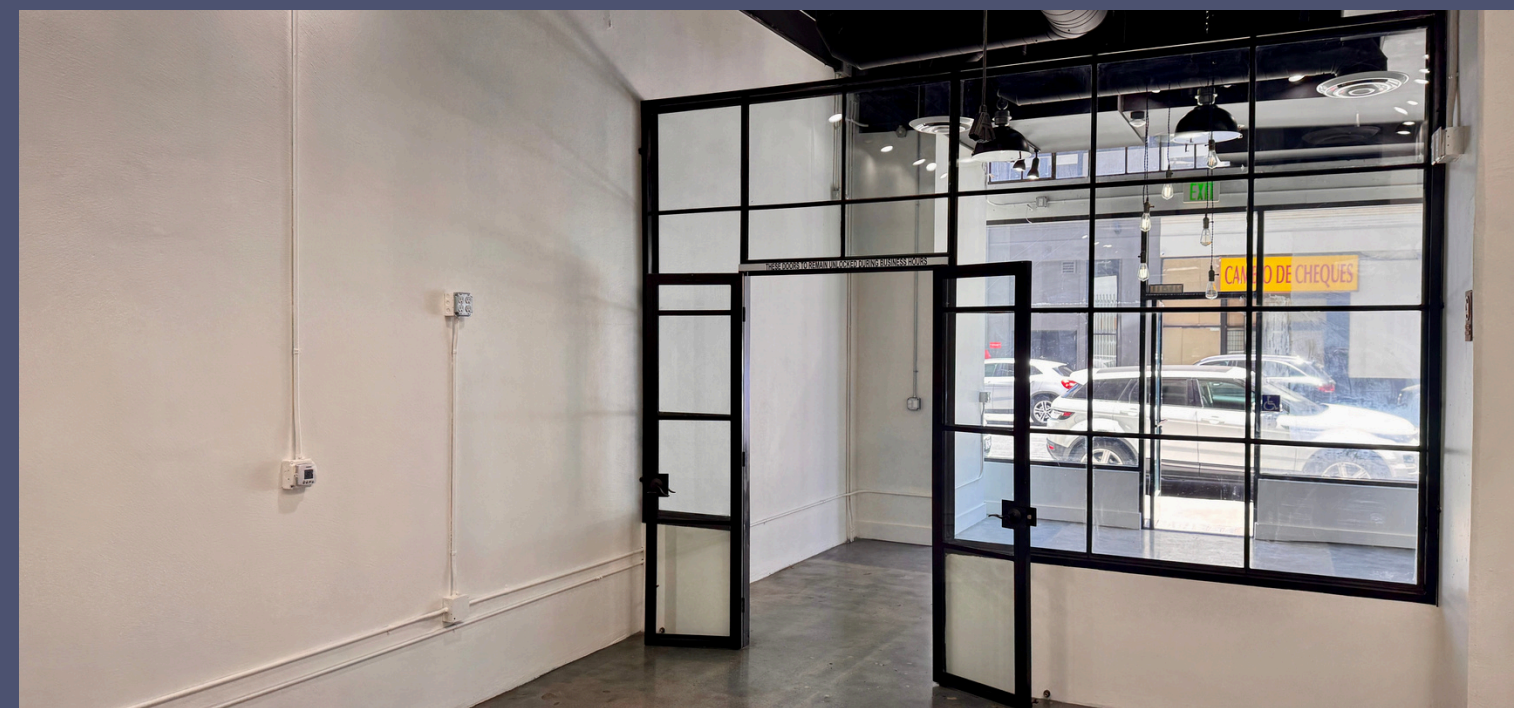




PRIME LOCATION

Downtown Los Angeles

Located in the vibrant core of Downtown LA, 217 8th St offers a rare opportunity in one of the city's most dynamic and fast-evolving neighborhoods. Just steps from the Fashion District and South Park, this **high-visibility** location benefits from **constant foot traffic**, strong daytime and nighttime populations, and proximity to **major residential** and **commercial developments**. With **excellent street frontage**, flexible layout potential, and adjacency to trendsetting retail and hospitality concepts, this space is ideally suited for brands looking to tap into the energy of DTLA's growing cultural and economic hub.

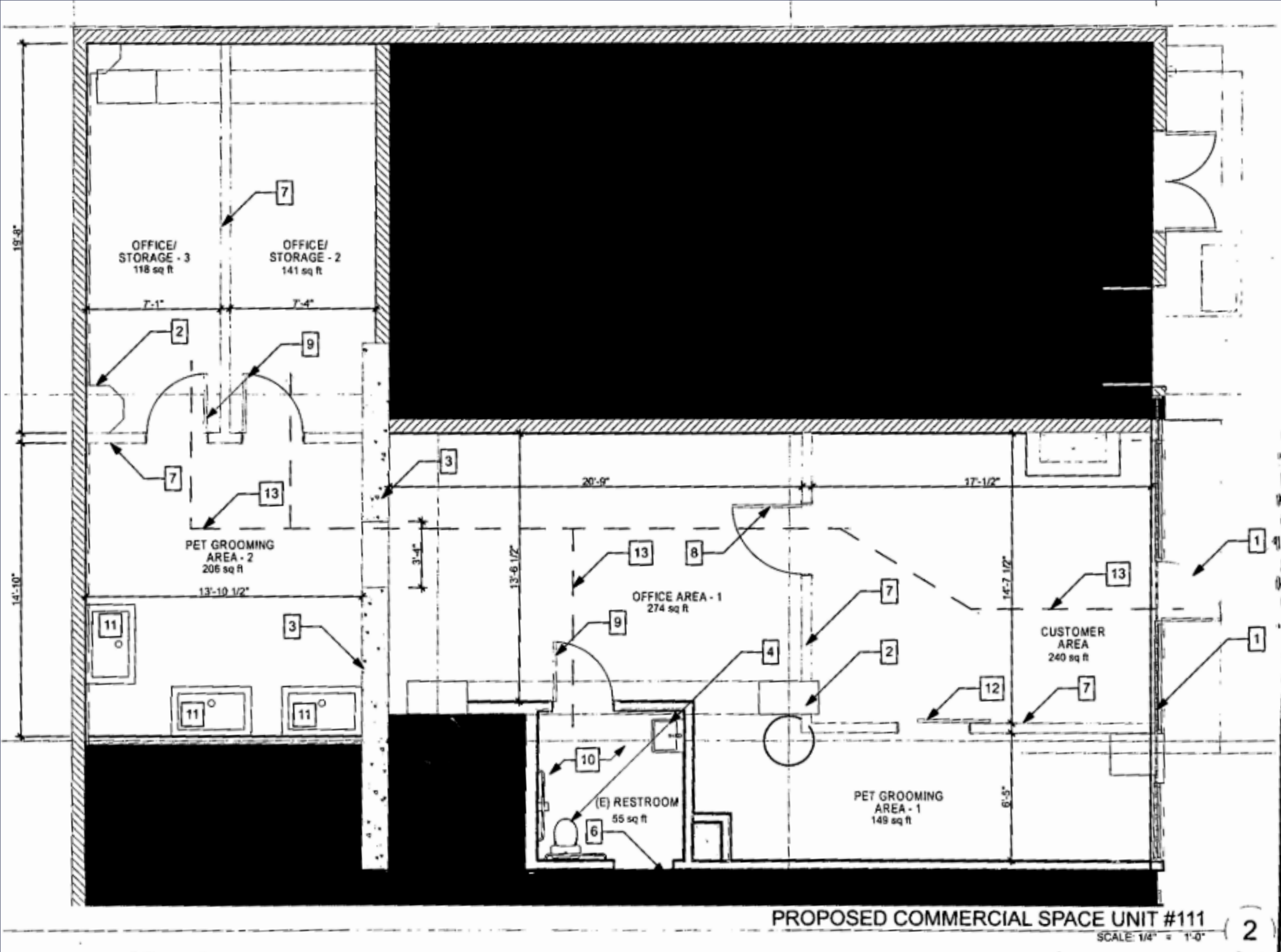


DETAILS

- **Size:** 1,183 sf
- **Rent:** Asking \$4,000/mo
- **Turn-Key** Pet Groomer
- 475,390 Residents live within a 3-mile radius
- Beautiful build out, in amazing shape
- 3-5 Year lease
- 24-Hour Security



SITE PLAN

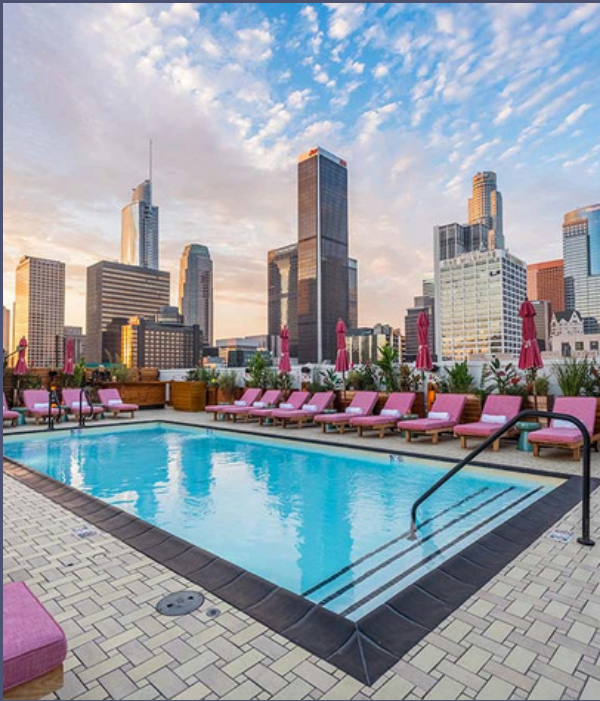


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