

# DTLA RETAIL STORES FOR LEASE



2 Adjacent Stores Available: 1,614 SF and 2,290 SF

*Prime DTLA Fashion District Location*

126 & 128 E 11TH STREET, LOS ANGELES, CA 90015



# 126 & 128 E 11TH STREET LOS ANGELES, CA 90015

## Property Details

Total Building Area:	8,746± Sq.Ft.
Year Built:	1980
Total Units:	4
Construction:	Wood Frame
Land Area:	12,753± Sq.Ft.
Total Parking:	12± Surface Spaces
Zoning:	LA M2-2D
Assessor's Parcel #:	5139-016-026

## Available Units

- 2 retail stores available separately or together:  
1,614 SF and 2,290 SF
- Ideal for clothing, accessories, handbags, shoes, or  
any general retail/wholesale applications
- Excellent exposure and signage on busy 11th Street
- Includes shared gated parking for 12± vehicles off of  
the alley
- Prime DTLA Fashion District location, adjacent to the  
South Park District
- 8 blocks east of the Los Angeles Convention Center,  
Crypto.com Arena, and LA LIVE
- Easy access to all Downtown Los Angeles freeways

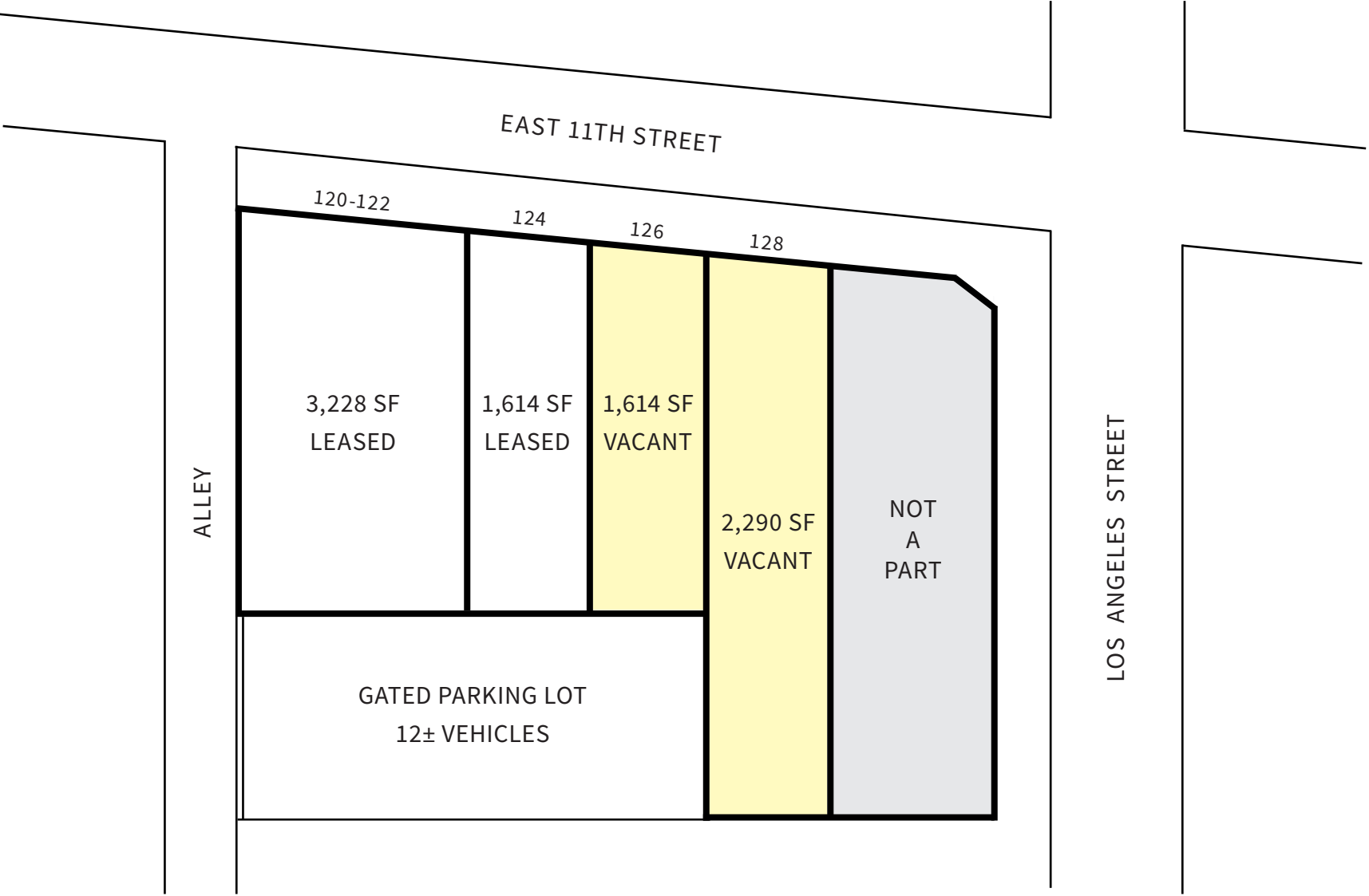
## LEASE RENTAL

126 E 11th St 1,614 SF \$1,614 Per Month (\$1.00 Per SF MG)  
128 E 11th St 2,290 SF \$2,290 Per Month (\$1.00 Per SF MG)  
*Available for occupancy now!*



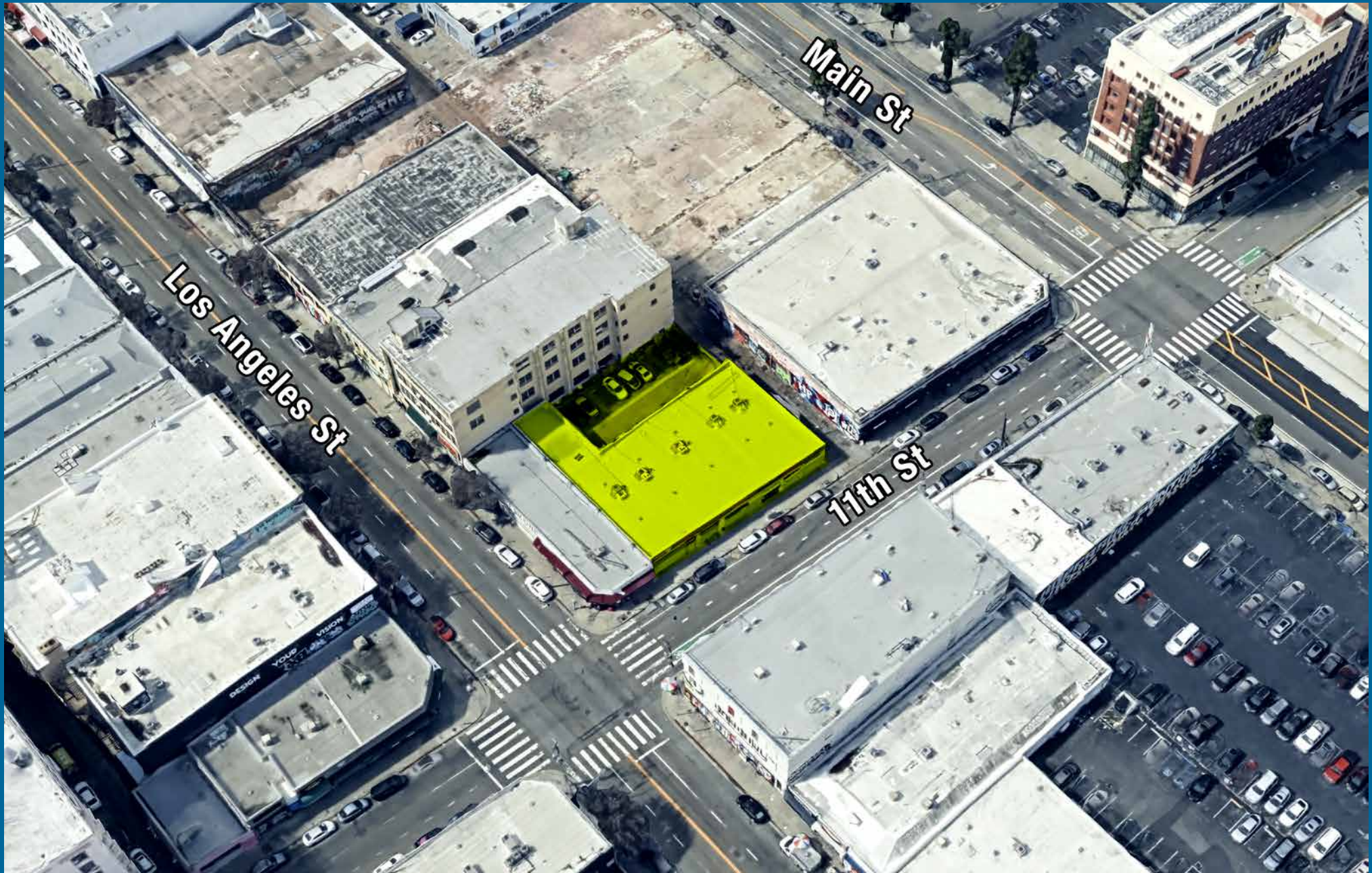


# Site Plan



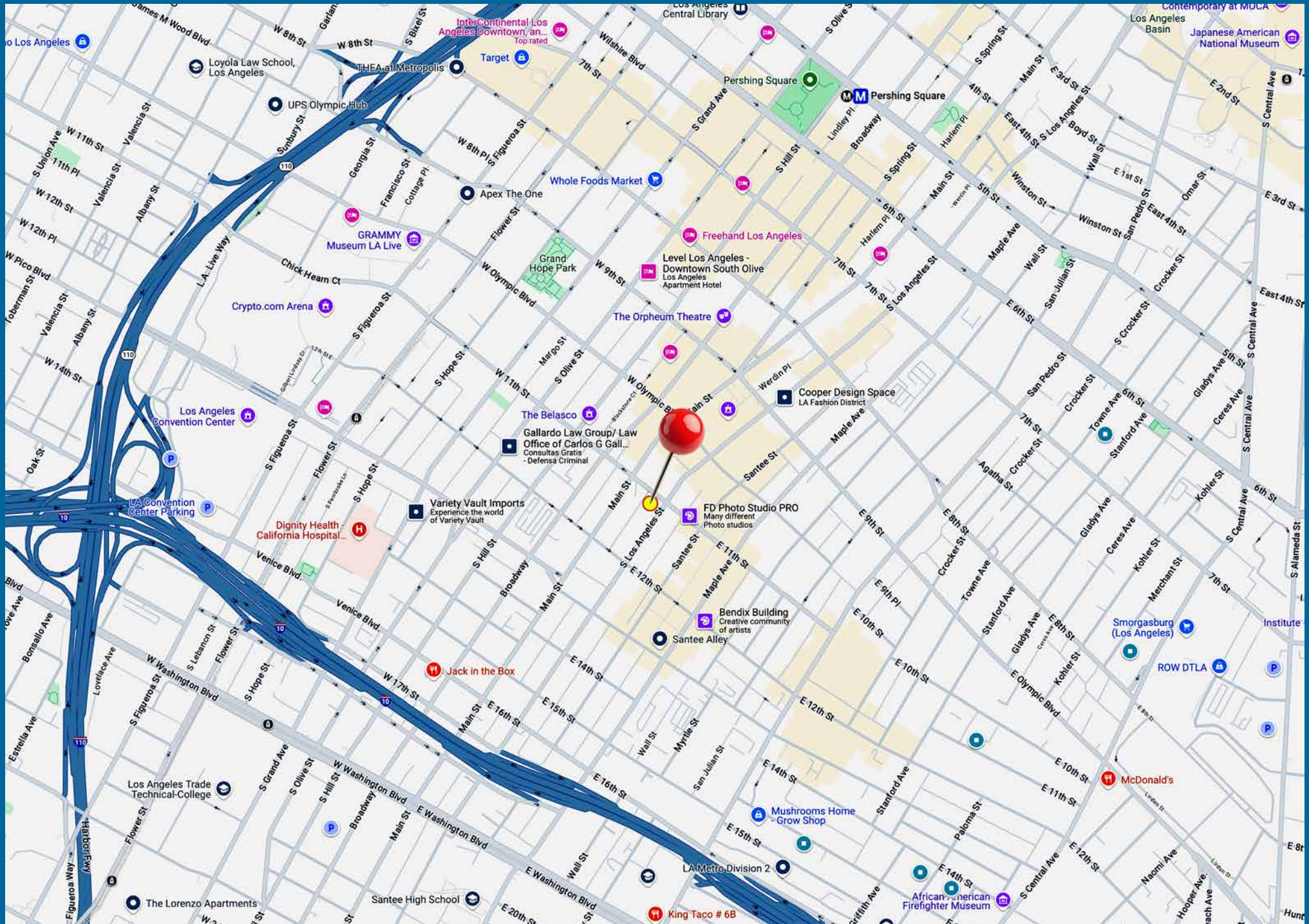


# Property Aerial



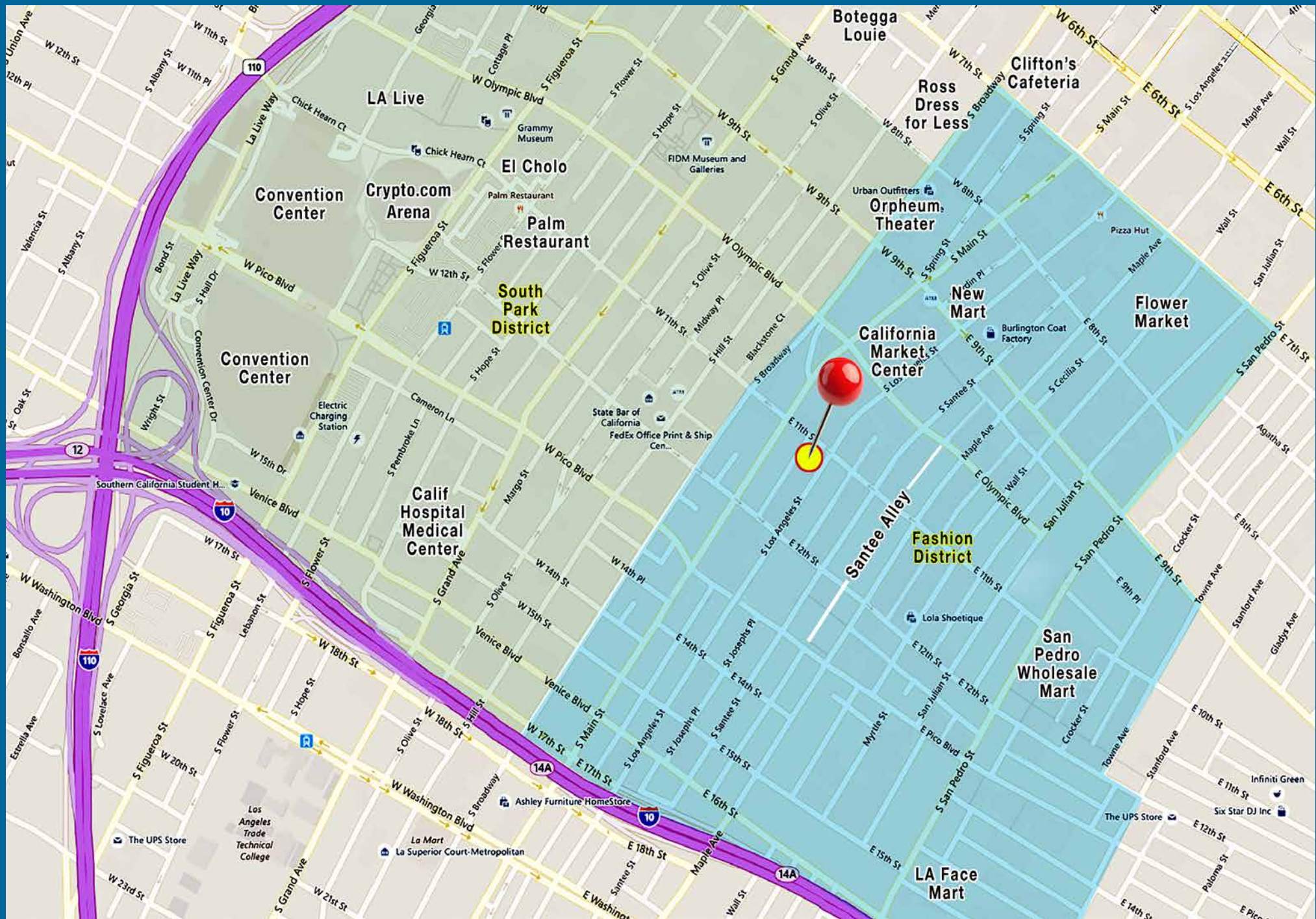


## Area Map

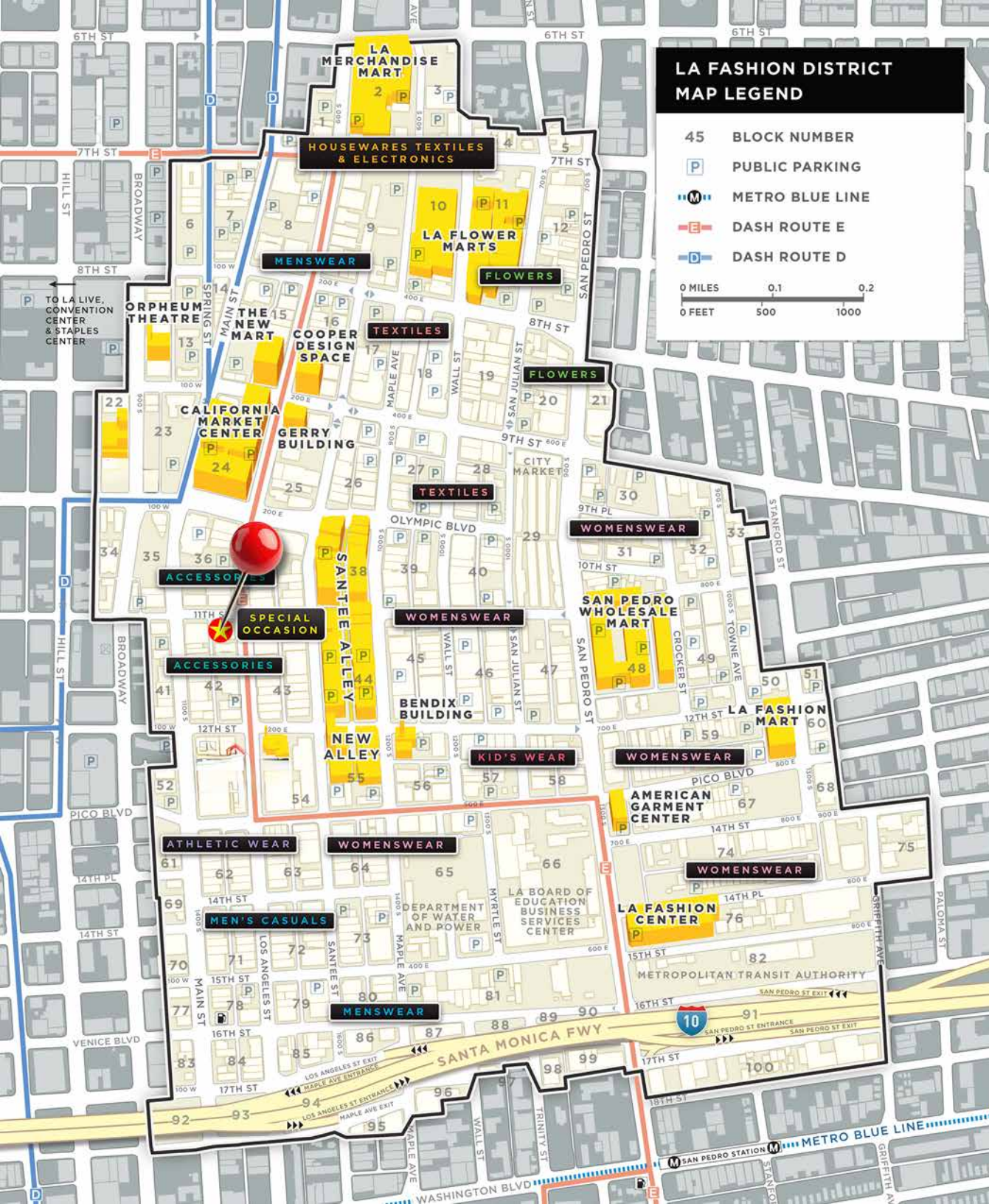




# Amenities Map









# Downtown Los Angeles Demographics

## A PLACE TO WORK

**288,000+** JOBS

**\$95,000**

Average  
Household  
Income



**61%**

30 - 54 Years Old

**57%** Postsecondary Education



**65%**

Currently work  
3-5 days in DTLA



**79%**

Expect to be in  
the office at least  
half the time

## A PLACE TO VISIT, SHOP, & DINE

**17+ million** VISITORS  
per year



**\$4.5+ billion**  
retail sales per year

**745**

Retail+F&B Businesses  
per Square Mile



**171**

Food/Beverage  
Businesses  
per Square Mile

**93**

Walkscore



## A PLACE TO LIVE

**90,000+** RESIDENTS

**\$93,000**

Average  
Household Income



**26%** All new  
residential in the  
City of LA  
since 2010



**24%** Less  
Income Spent  
on Housing +  
Transportation  
than LA Average

**41%** Population  
Growth 2010 - 2022



**61%**

25 - 54 Years Old



**67%**

Postsecondary  
Education

**90%**

Residential Occupancy

**46%**

Walk/Bike/Transit  
or Work from Home





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Los Angeles, CA 90015

2 Retail Stores For Lease:  
1,614 SF and 2,290 SF

DTLA Fashion District Location  
Adjacent to South Park

Just 8 Blocks East of Crypto.com  
Arena and LA LIVE

*Exclusively offered by*



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### **MAJOR PROPERTIES**

1200 W Olympic Blvd  
Los Angeles, CA 90015

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