

# 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

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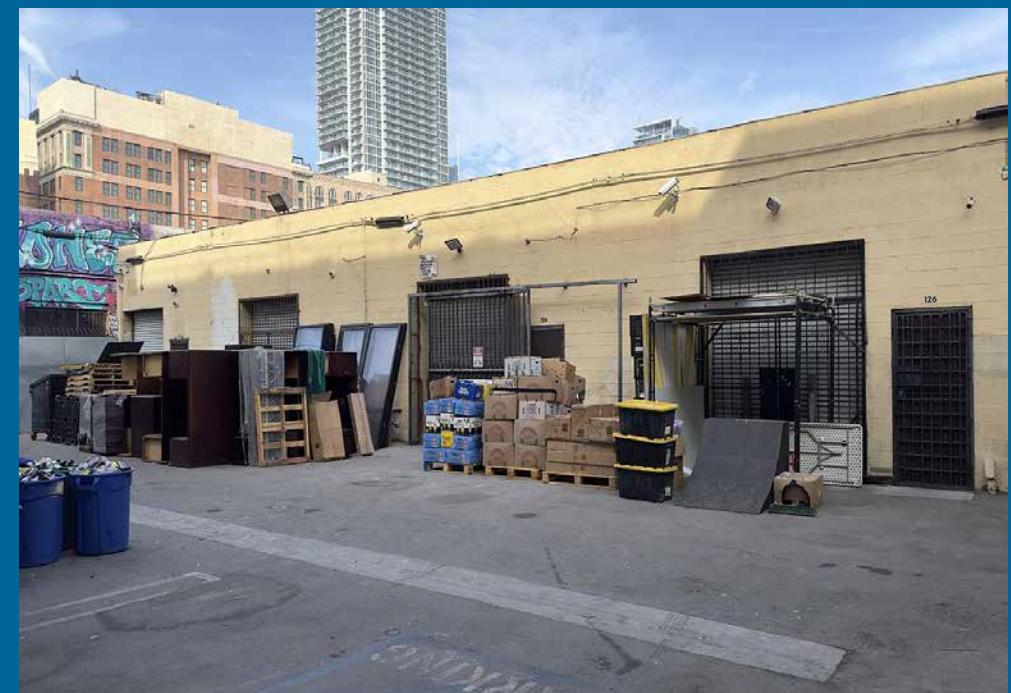
### LEASE RENTAL

126 E 11th St 1,614 SF \$1,614 Per Month (\$1.00 Per SF MG)

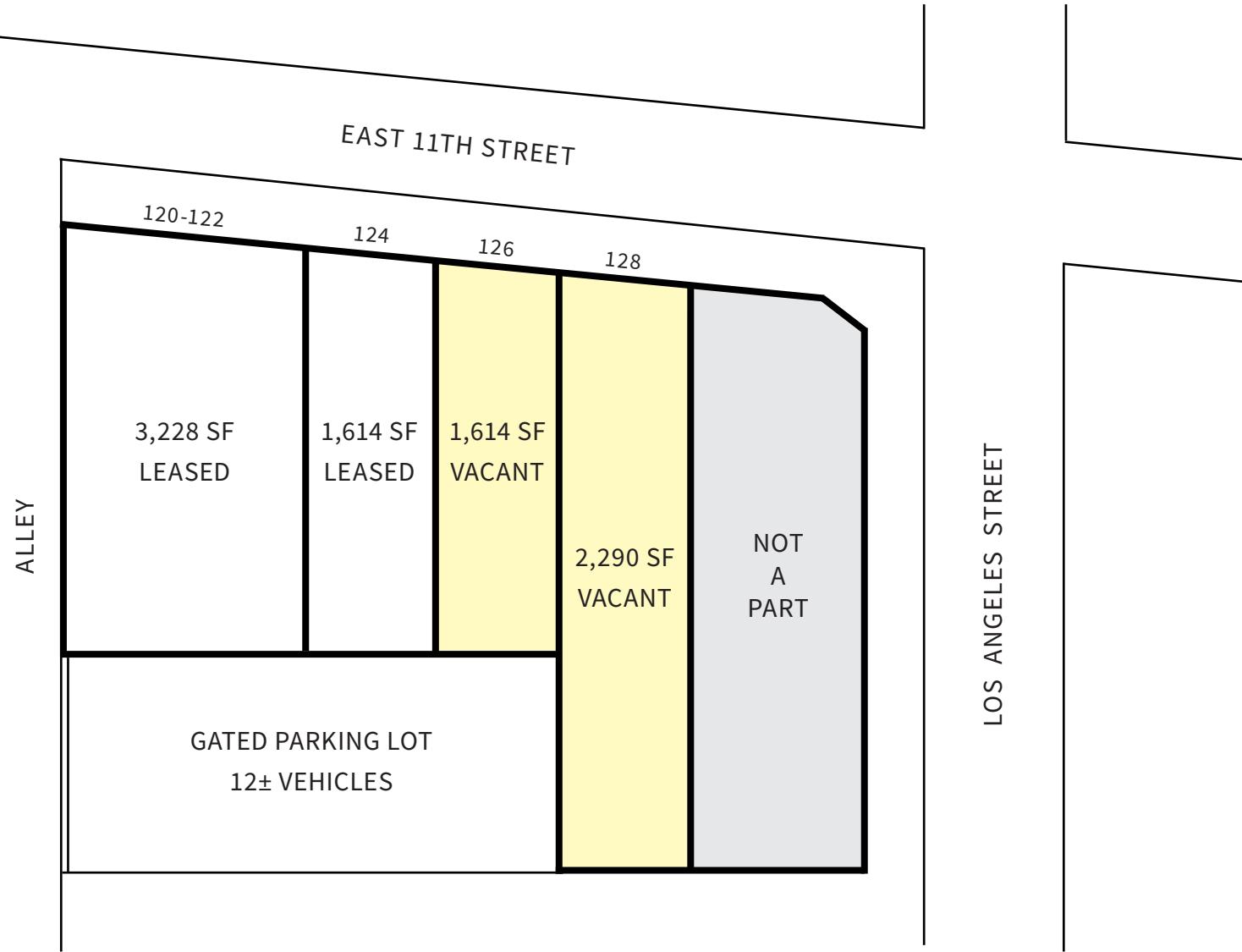
128 E 11th St 2,290 SF \$2,290 Per Month (\$1.00 Per SF MG)

*Available for occupancy now!*

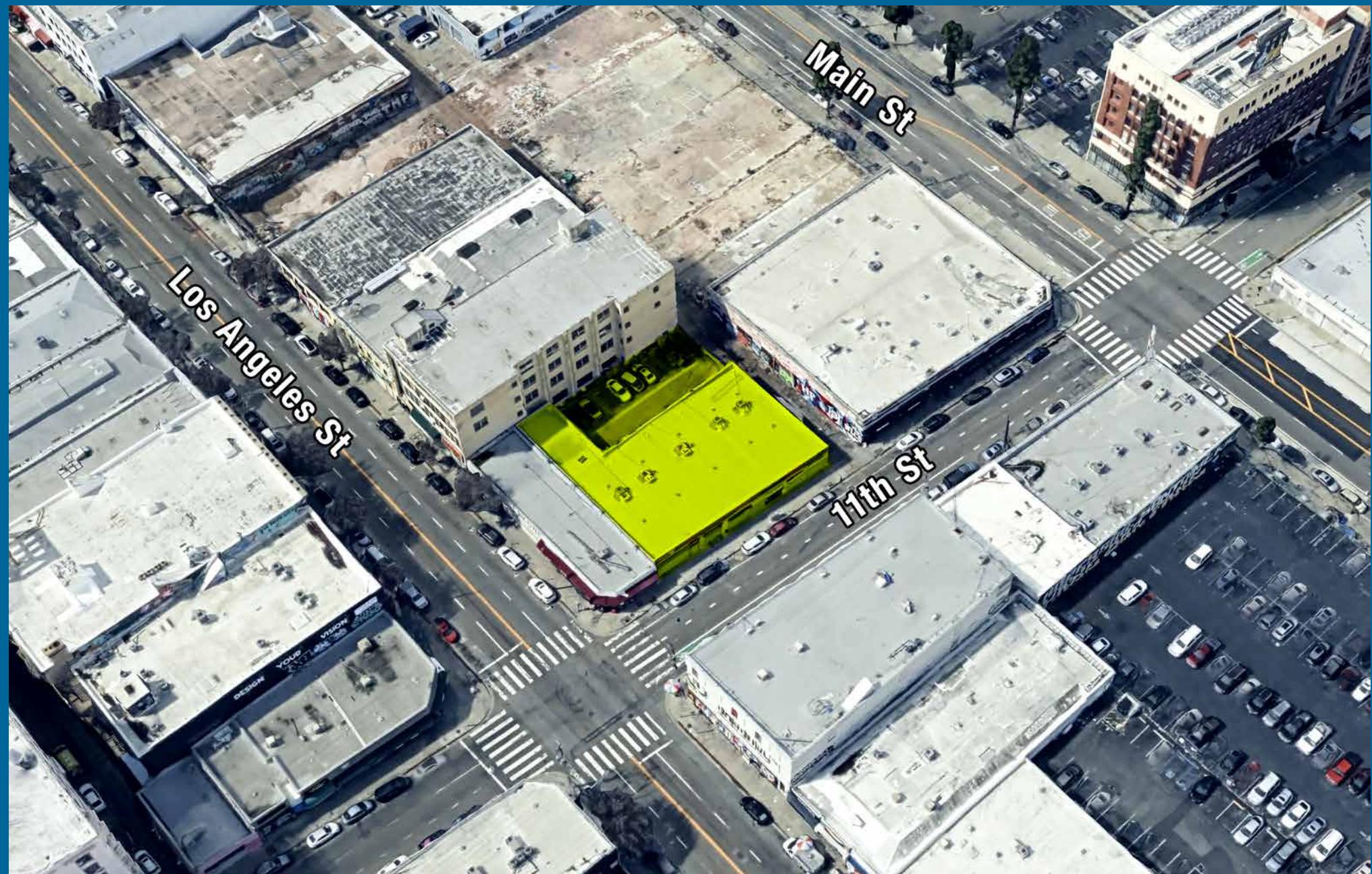
[majorproperties.com](http://majorproperties.com)



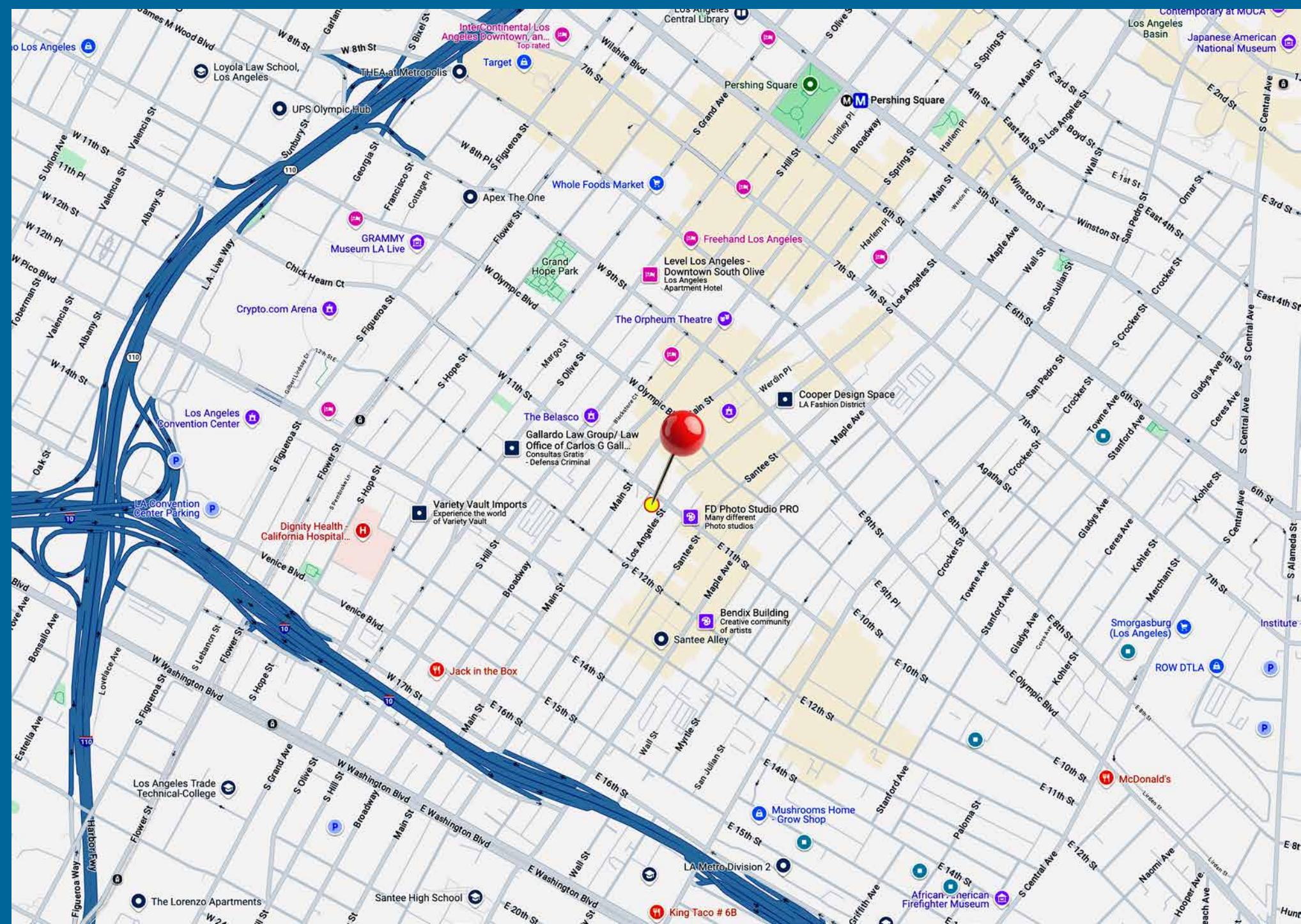
# Site Plan



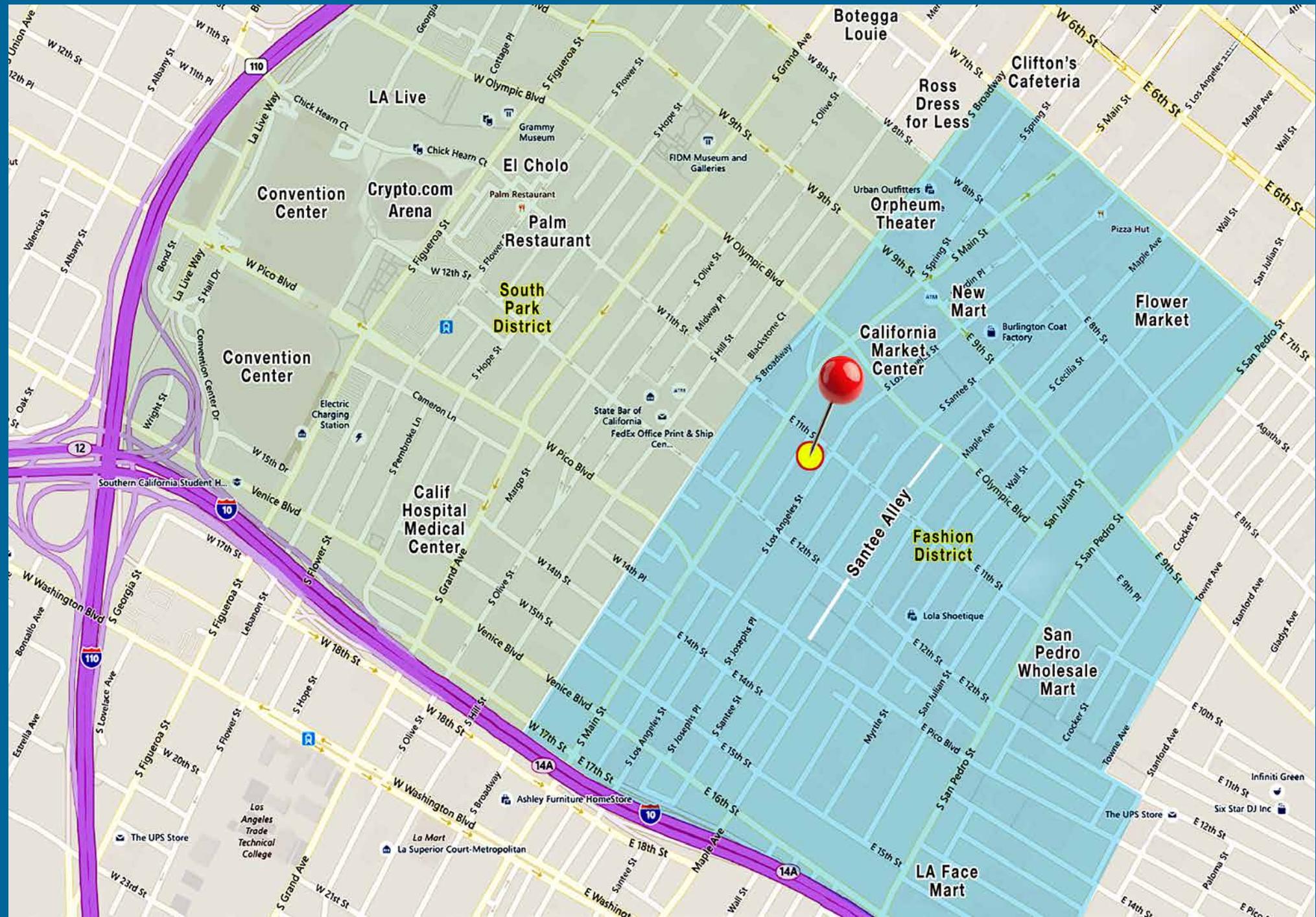
# Property Aerial

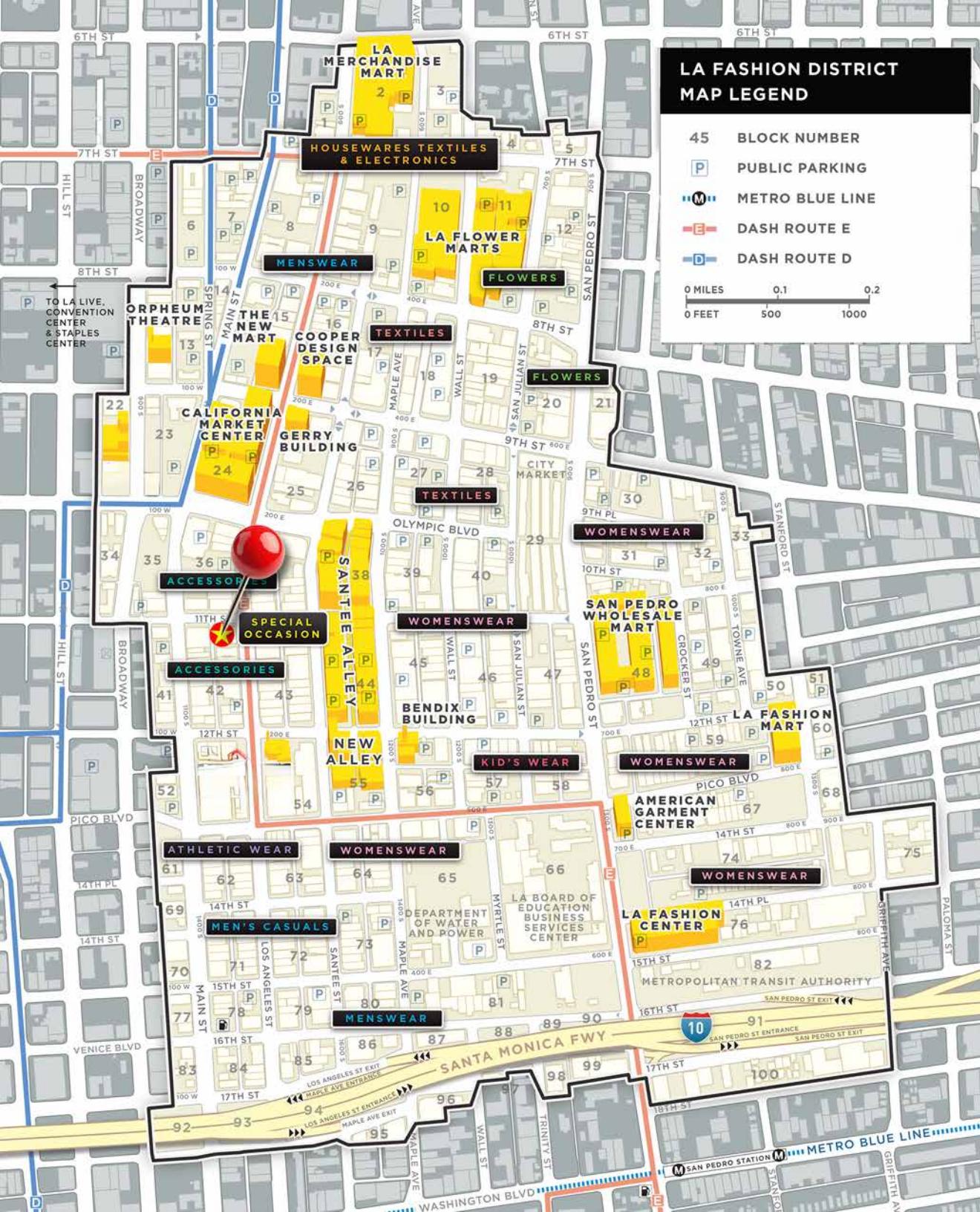


# Area Map



# 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

**61%**  
25 - 54 Years Old



**67%**  
Postsecondary Education



**41%** Population Growth 2010 - 2022

**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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