



# *Chapman Market*

K O R E A T O W N

3465 W 6TH ST, LOS ANGELES, CA 90200

**CBRE**



# WHERE EAST MEETS WEST, AND OLD MEETS NEW



**WITH STUNNING ARCHITECTURE, VAST CULTURAL APPEAL AND A THRIVING FOODIE AND NIGHTLIFE SCENE, THE CHAPMAN MARKET HAS BEEN A DESTINATION IN KOREATOWN FOR ALMOST 100 YEARS.**

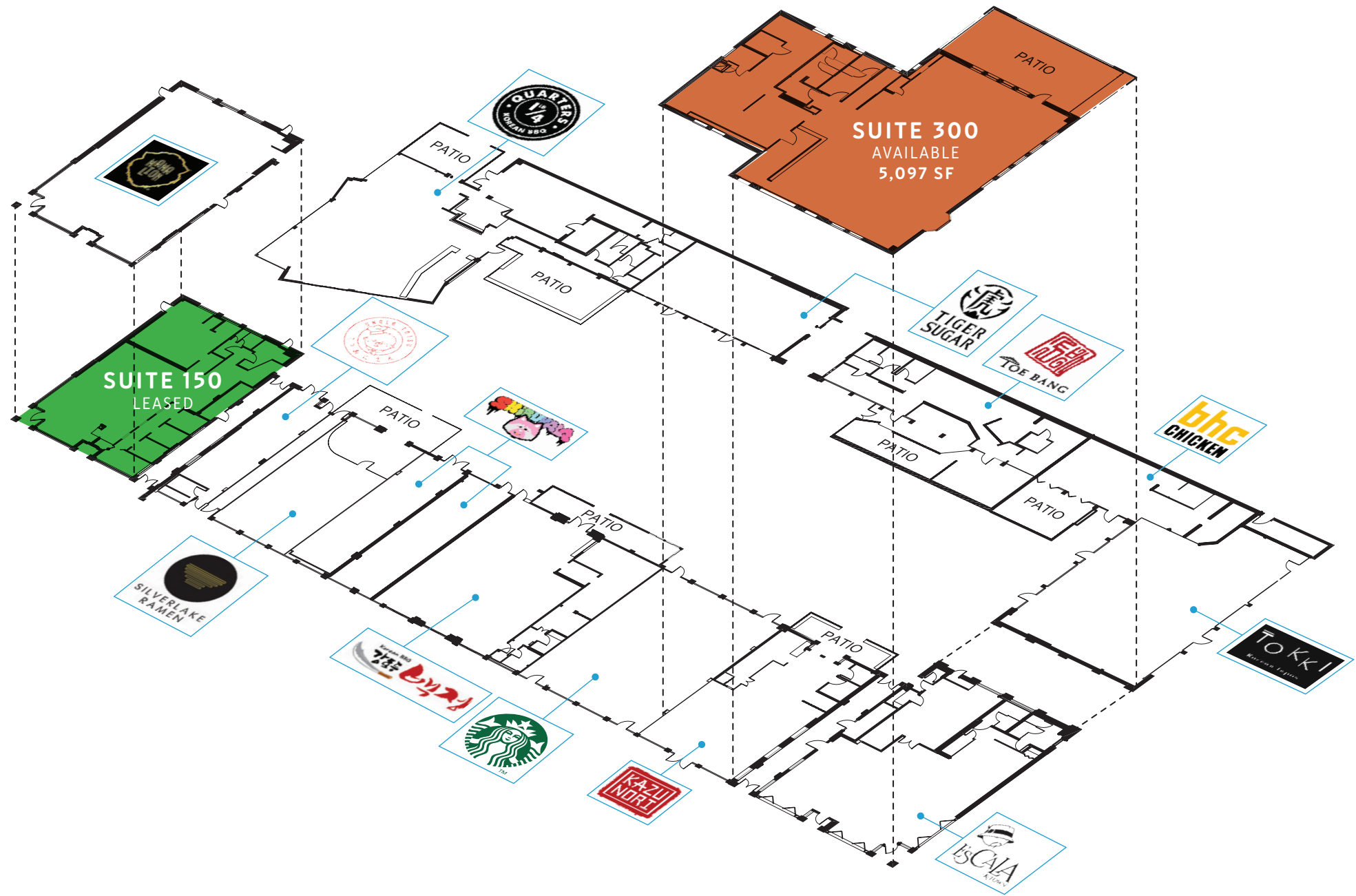
Named an official cultural monument in 1988, this historical gem of LA has a rich Asian heritage, elegant Spanish design and an unmistakable Cali vibe, which helps create a diverse customer base and one-of-a-kind culture. Chapman Market is also a “special graphics district,” adding to its uniqueness and allowing lease owners in this electric neighborhood to attract customers with fluorescent and digital signage.

- » Beautiful 1929 Spanish Colonial Revival architecture with astonishing natural light and skylight with central courtyard
- » Central to the heart of Koreatown and within walking distance of world-renowned dining, spas, and entertainment
- » Renovations at Chapman Market have restored its grandeur and created a lush, inviting exterior with plants, new entrances, hand-painted signage, and murals.
- » With unique dining concepts, boutiques, and a revamped courtyard, Chapman Market attracts new businesses and making it a vibrant destination for visitors day and night.



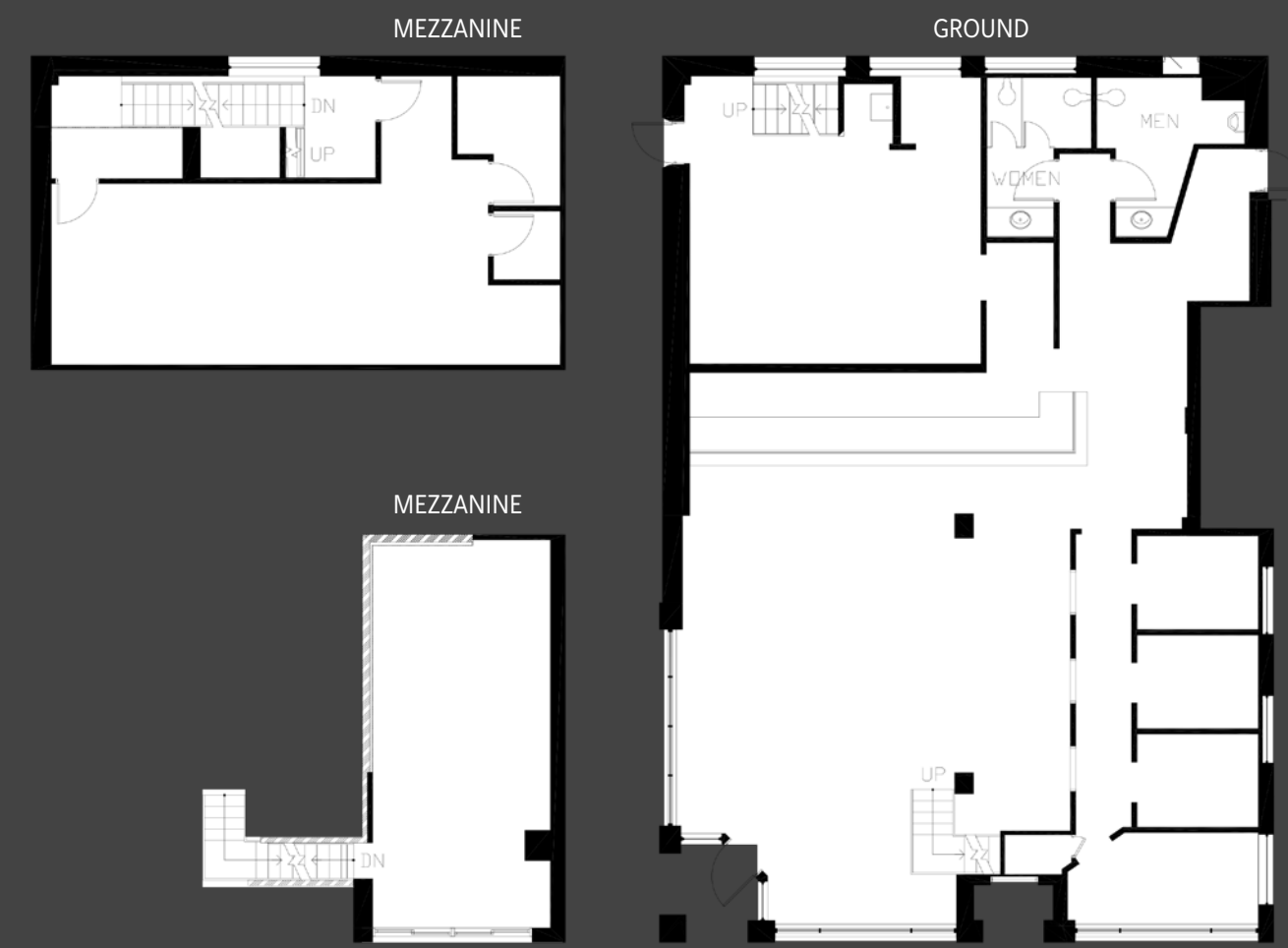


# Chapman Market



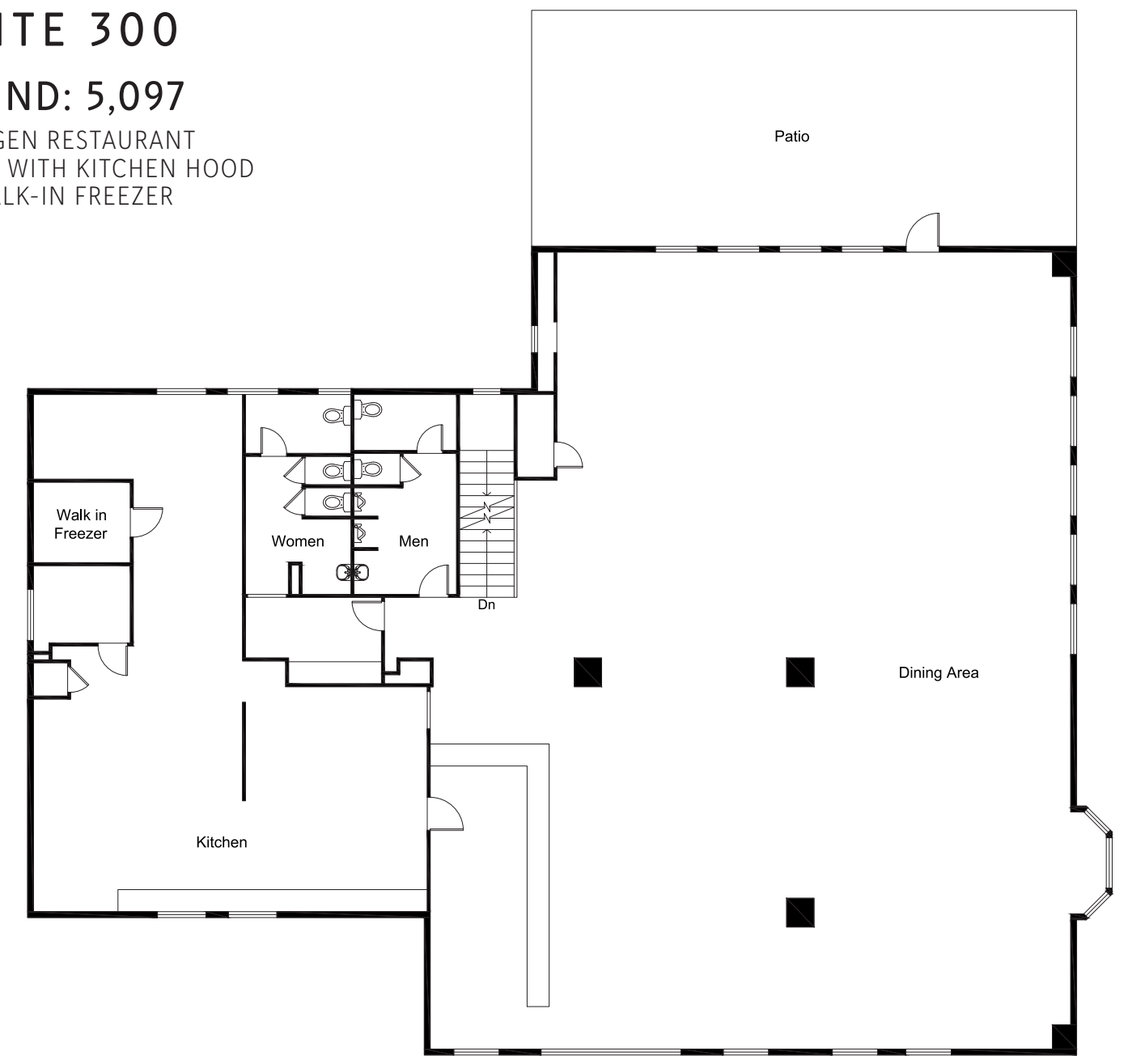
# SUITE 150 – LEASED

GROUND: 2,914 SF  
MEZZANINE: 1,355 SF



# SUITE 300

GROUND: 5,097  
SECOND GEN RESTAURANT  
FORMER GAAM WITH KITCHEN HOOD  
AND WALK-IN FREEZER





# KOREATOWN

**KOREATOWN IS A VIBRANT AND CULTURALLY DIVERSE NEIGHBORHOOD LOCATED WITHIN THE BUSTLING METROPOLIS OF LOS ANGELES.**

It is a highly sought-after area for its unique blend of international flair and local character. The neighborhood is renowned for its authentic Korean cuisine, offering a wide range of dining experiences unmatched anywhere else in the city. From traditional Korean barbecue to spicy tofu soup, Koreatown has something to offer every palate. In addition to Korean cuisine, the area is also home to a diverse range of restaurants serving everything from Italian to Mexican fare. Koreatown is a bustling commercial district that offers an eclectic mix of shops, boutiques, and businesses. The area is a popular destination for shopping, with a range of stores offering everything from trendy fashion to vintage goods. It is also home to several high-end spas and wellness centers, making it an ideal destination for relaxation and self-care.



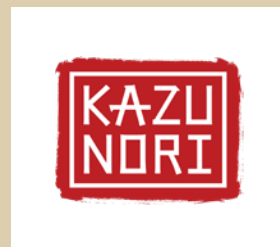
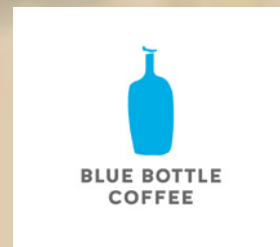
**A 24/7 HIVE OF ACTIVITY**



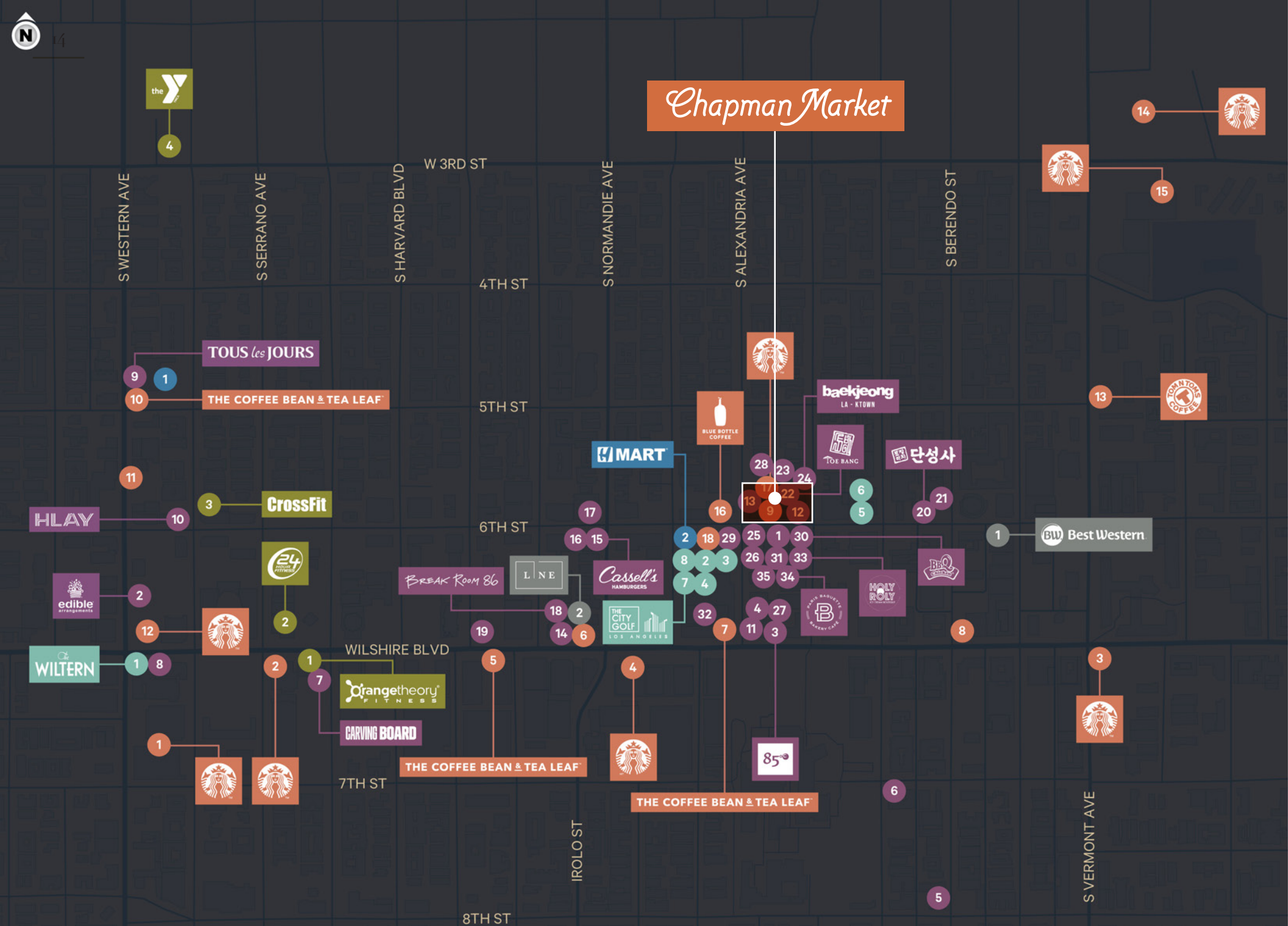




# NEIGHBORS







- EATERIES**
- |                          |                           |                                     |
|--------------------------|---------------------------|-------------------------------------|
| 1 Paris Baguette USA     | 13 Quarters Korean BBQ    | 25 Cha Dol Poong                    |
| 2 Edible Arrangements    | 14 Openaire               | 26 Paik's Noodle - Hong Kong Banjum |
| 3 85°C Bakery Café       | 15 Cassell's              | 27 Jjukku jjukku BBQ                |
| 4 Honeymee               | 16 Le Comptoir            | 28 Sung Nong Dan                    |
| 5 Majangdong             | 17 Yupdduk                | 29 HKC Dim Sum                      |
| 6 The Prince             | 18 Breakroom 86           | 30 BBQ Chicken LA                   |
| 7 The Carving Board      | 19 BCD Tofu House         | 31 Hangari Kalguksu                 |
| 8 Terra Cota             | 20 Dan Sung Sa            | 32 Gwang Yang BBQ                   |
| 9 Tous Les Jours         | 21 Seong Buk Dong         | 33 Holy Roly Ice Cream              |
| 10 Here's Looking At You | 22 Toe Bang               | 34 Paris Baguette                   |
| 11 The Boiling Crab      | 23 Sake House by Hikari   | 35 Sea Story Seafood & Bar          |
| 12 Escala                | 24 Kang Ho Dong Baekjeong |                                     |

- CAFES**
- |                              |                               |                                 |
|------------------------------|-------------------------------|---------------------------------|
| 1 Starbucks US               | 7 The Coffee Bean & Tea Leaf  | 13 Tom N Tom's Vermont Galleria |
| 2 Starbucks US               | 8 Caffe Bene                  | 14 Starbucks US                 |
| 3 Starbucks US               | 9 Starbucks                   | 15 Starbucks US                 |
| 4 Starbucks US               | 10 The Coffee Bean & Tea Leaf | 16 Blue Bottle Coffee           |
| 5 The Coffee Bean & Tea Leaf | 11 Bumsan Milk Bar            | 17 Tiger Sugar                  |
| 6 Alfred                     | 12 Starbucks US               | 18 Café Mooi                    |

- LODGING**
- |                |               |
|----------------|---------------|
| 1 Best Western | 2 The Line LA |
|----------------|---------------|

- SHOPPING**
- |                     |                      |
|---------------------|----------------------|
| 1 California Market | 2 H Mart City Center |
|---------------------|----------------------|

- ATTRACTIONS**
- |                |                 |                            |
|----------------|-----------------|----------------------------|
| 1 The Wiltern  | 4 The City Golf | 7 Robert Lim Custom Tailor |
| 2 Etude Lounge | 5 Mia Lash      | 8 Crystal Spa              |
| 3 Arte Beauty  | 6 Esprit Medspa |                            |

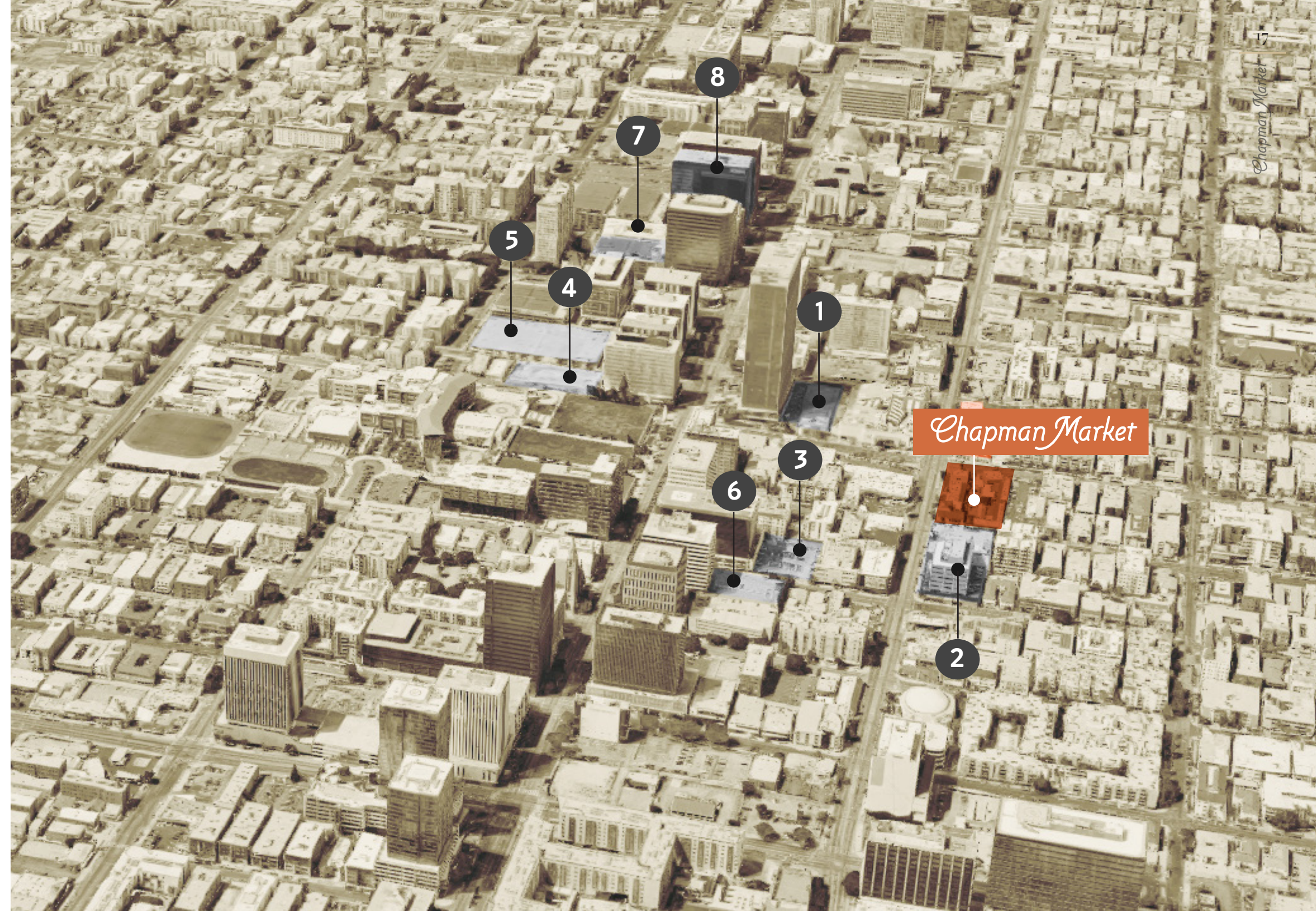
- FITNESS**
- |                         |            |        |
|-------------------------|------------|--------|
| 1 Orange Theory Fitness | 3 CrossFit | 4 YMCA |
| 2 24 Hour Fitness       |            |        |



PAID PUBLIC PARKING NEAR CHAPMAN MARKET  
MONTHLY PARKING OPTIONS AVAILABLE

Location	Opening Times	Prices	
① Equitable Plaza Public Parking 3435 Wilshire Blvd, Los Angeles, CA 90010	Available 24/7	5 Mins	\$3.00
		24 Hours	\$18.00
		Evening (Mon-Fri after 5 pm)	\$5.00
		Flat Rate - (Sat-Sun In after 6 am)	\$5.00
② K 3 Parking 550 S Kenmore Ave, Los Angeles, CA 90020	Available 24/7	Daytime	\$15.00
		Daytime (Thu-Sat)	\$20.00
		Overnight	\$25.00
③ SP + Parking 3333 Wilshire Blvd, Los Angeles, CA 90010	Weekdays 7 am - 7 pm Sat. 7 am - 4 pm Sun. Closed	15 Mins	\$3.00
		Max	\$18.00
④ 3424 Wilshire Blvd 3424 Wilshire Blvd, Los Angeles, CA 90010	Available 24/7	15 Mins	\$3.00
		24 Hours	\$18.00
⑤ Central Plaza 3440-3470 Wilshire Blvd, Los Angeles, CA 90010	Available 24/7	15 Mins	3.00
		24 Hours	\$18.00
		Evening (Mon-Fri In after 5 pm)	\$5.00
		Flat Rate (Sat-Sun)	\$5.00
⑥ 3325 Wilshire Blvd 3325 Wilshire Blvd, Los Angeles CA 90010	Weekdays 7 am - 9 pm Sat. 8 am - 3 pm Sun. Closed	15 Mins	\$3.00
		Max	\$18.00
		Evening (Mon-Fri In after 5 pm)	\$5.00
⑦ Metroplex 3530 Wilshire Blvd, Los Angeles, CA 90010	Weekdays 7 am - 7 pm Sat. 8 am - 2 pm Sun. Closed	15 Mins	\$3.00
		30 Mins	\$6.00
		1 Hour	\$12.00
		Max	\$18.00
⑧ Paramount Plaza 3550-3580 Wilshire Blvd, Los Angeles, CA 90010	Daily 6 am - 10 pm	15 Mins	\$3.00
		Evening (Mon-Fri In after 5 pm)	\$5.00
		Max	\$18.00
		Flat Rate (Sat-Sun)	\$5.00

# PARKING







Equitable Life Building

City Center

Alexandria Plaza

Chapman Market

# METRICS (Mar 1, 2022 - Feb 28, 2023)

Metric Name	City Center	Alexandria Plaza	Chapman Market
Visits	1M	768.6K	871.1K
Visitors	349.2K	451.5K	531.7K
Visit Frequency	2.88	1.7	1.64
Avg. Dwell Time	64 min	70 min	96 min
Visits Yo2Y	+92%	+113.5%	+139.2%

# DAILY AND HOURLY VISITS

	City Center	Alexandria Plaza	Chapman Market		City Center	Alexandria Plaza	Chapman Market
Monday	126,164	94,858	91,557	10:00 AM	114,374	43,455	15,256
Tuesday	123,282	58,105	96,499	12:00 PM	174,743	118,864	96,484
Wednesday	131,687	91,685	95,975	2:00 PM	189,587	109,687	112,674
Thursday	130,231	89,219	107,578	4:00 PM	161,308	79,985	108,178
Friday	160,221	120,673	154,316	6:00 PM	164,560	135,463	227,489
Saturday	184,004	160,012	179,632	8:00 PM	119,850	149,963	283,978
Sunday	149,113	154,075	145,554	10:00 PM	53,172	95,153	199,013



# KOREATOWN Chapman Market

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