

# SAN PEDRO MART RETAIL CONDO FOR SALE

*Lowest Priced Condo in the Mart! Seller Motivated!*



**Prime San Pedro Wholesale Mart Location**  
**1015 CROCKER STREET, UNIT P10, LOS ANGELES, CA 90021**

**MAJOR PROPERTIES**  
**REAL ESTATE**  
Commercial • Industrial • Residential

- Heart of the DTLA Fashion District
- San Pedro Wholesale Mart
- Parking Level Location Across From Escalator
- Great for Any Retail Fashion Use



Exclusively offered by

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**1015 CROCKER STREET, UNIT P10  
LOS ANGELES, CA 90021**

## Property Details

Available Unit Area:	635± SF
Floor:	Parking Level
Rooms:	2
Restroom:	Yes
Parking Spaces:	One
Assessor's Parcel Number:	5132-030-010
Year Built:	2003
Zone:	LA M2
Type:	Commercial Condominium
Total Land Area:	52,213± SF

**SALE PRICE REDUCED! \$140,000 (\$220.47/SF)**

*Owner financing available with 25% down  
(Call broker for details)*

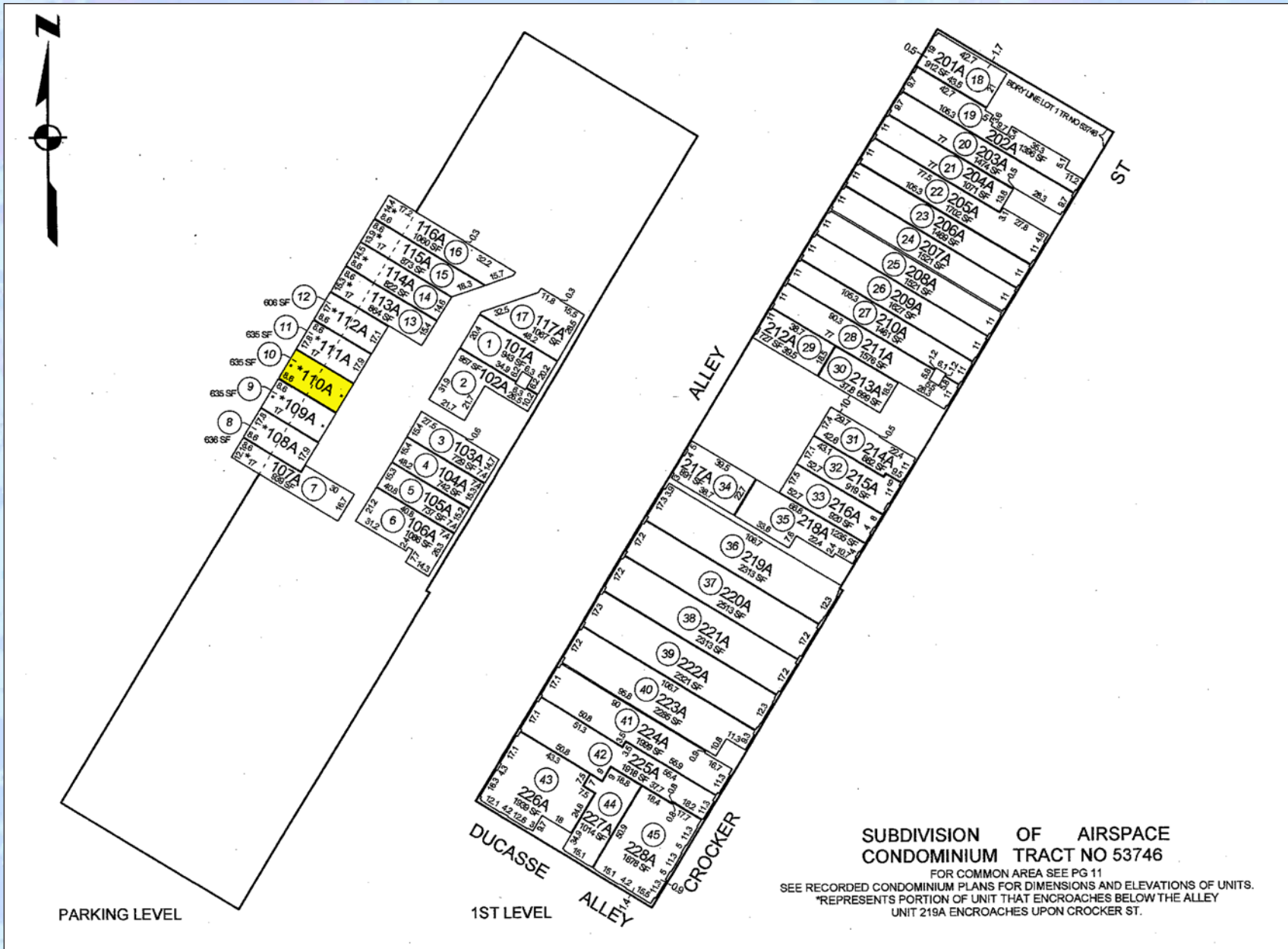
## Property Highlights

- Lowest priced retail condo in the mart!
- Located in the San Pedro Wholesale Mart
- Completely refurbished parking level unit
- 2 rooms with kitchen and restroom
- Located directly across from escalator
- Heart of the DTLA Fashion District
- Ideal for any retail fashion use
- Tenant controlled HVAC
- Located one block east of San Pedro Street and three blocks north of Pico Boulevard
- One-half mile north of the Santa Monica Freeway
- Heavy traffic area: 24,222 vehicles per day
- Transit Score: 88
- Walk Score: 74

# Interior Photos



# Plat Map



## SUBDIVISION OF AIRSPACE CONDOMINIUM TRACT NO 53746

FOR COMMON AREA SEE PG 11

SEE RECORDED CONDOMINIUM PLANS FOR DIMENSIONS AND ELEVATIONS OF UNITS.

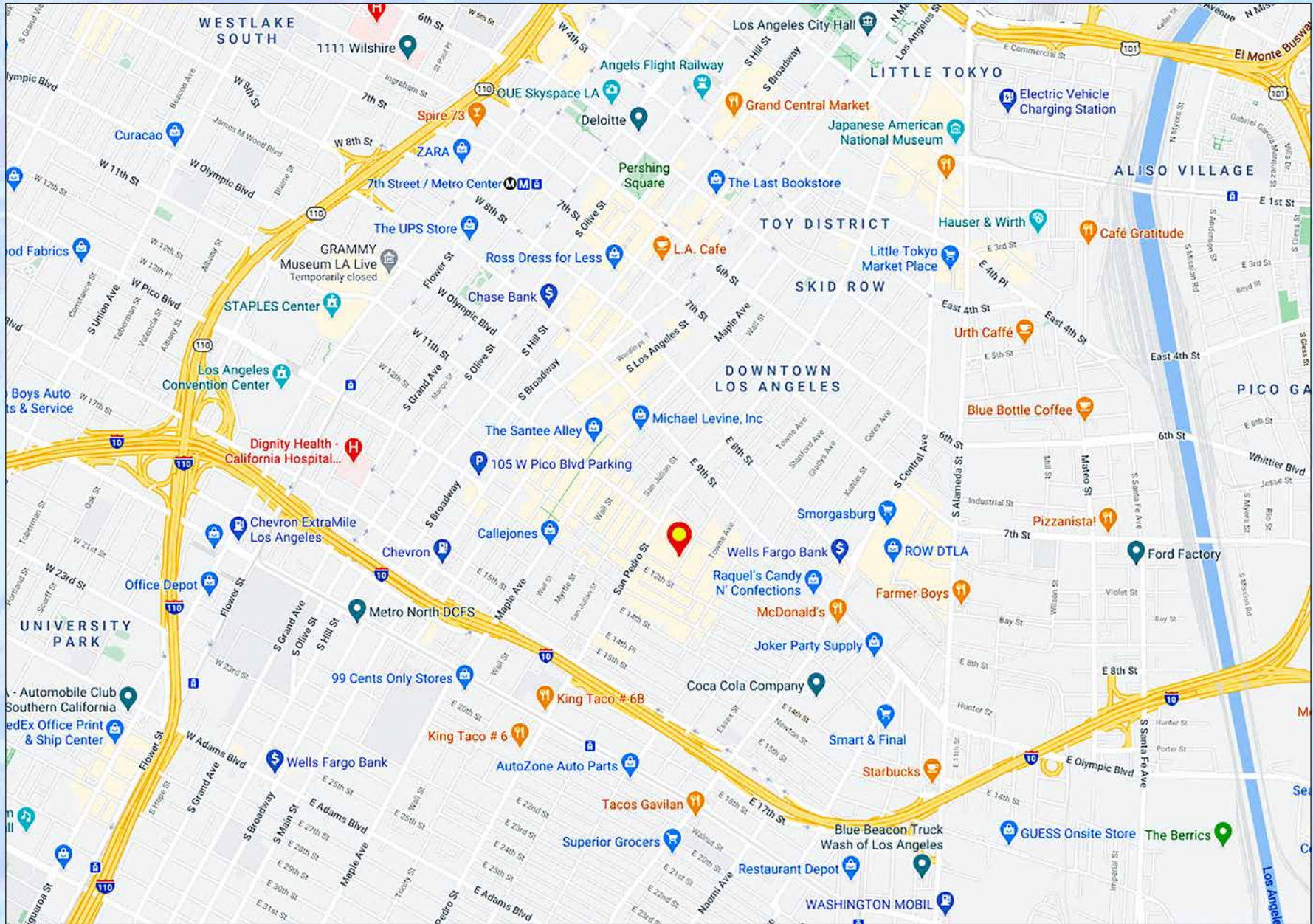
\*REPRESENTS PORTION OF UNIT THAT ENCLOSES BELOW THE ALLEY

UNIT 219A ENCLOSES UPON CROCKER ST.

# San Pedro Wholesale Mart Aerial Photo



# Area Map



## San Pedro Wholesale Mart

1015 Crocker Street, Unit P10  
Los Angeles, CA 90021

635± SF Retail Condo  
Part of Larger Property

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