

DTLA HISTORIC CORE RETAIL & OFFICES FOR LEASE



**120 E 8TH STREET
LOS ANGELES, CA 90014**



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MAJOR PROPERTIES
REAL ESTATE
Commercial • Industrial • Residential



120 E 8TH ST, LOS ANGELES, CA 90014

PROPERTY DETAILS

Available Retail Area:	±1,750 SF
Floor:	Ground
Available Office Area:	±800 to ±1,500 SF
Floors:	2nd-8th
Total Building Area:	±92,800 SF
Total Floors:	9
Year Built:	1923
Zoning:	LAM2
Traffic Count:	16,930 Vehicles Per Day (2025)

PROPERTY HIGHLIGHTS

- DTLA ground floor retail lease opportunity at \$1.71 per SF
- Fully functional ground floor space
- Busy Historic Core location at the southwest corner of Los Angeles Street and 8th Street
- Fantastic customer saturated location!
- Over 3,000 apartments within a 4-block radius: Includes Broadway Palace Apartments, Eighth & Grand Apartments, South Park & Olympic by Windsor Apartments, Atelier Apartments, and Premiere Towers
- Nearby amenities include Level Hotel, Bottega Louie, Shake Shack, Whole Foods, Sonoratown, and Pershing Square
- Also available are various 2nd through 8th floor office suites from 800 SF to 1,500 SF at \$1.43 to \$1.50 per SF (call broker for more information)

RETAIL LEASE: \$2,993 PER MONTH (\$1.71 PER SF MG)

TERM: 2-3 YEARS



GROUND FLOOR RETAIL

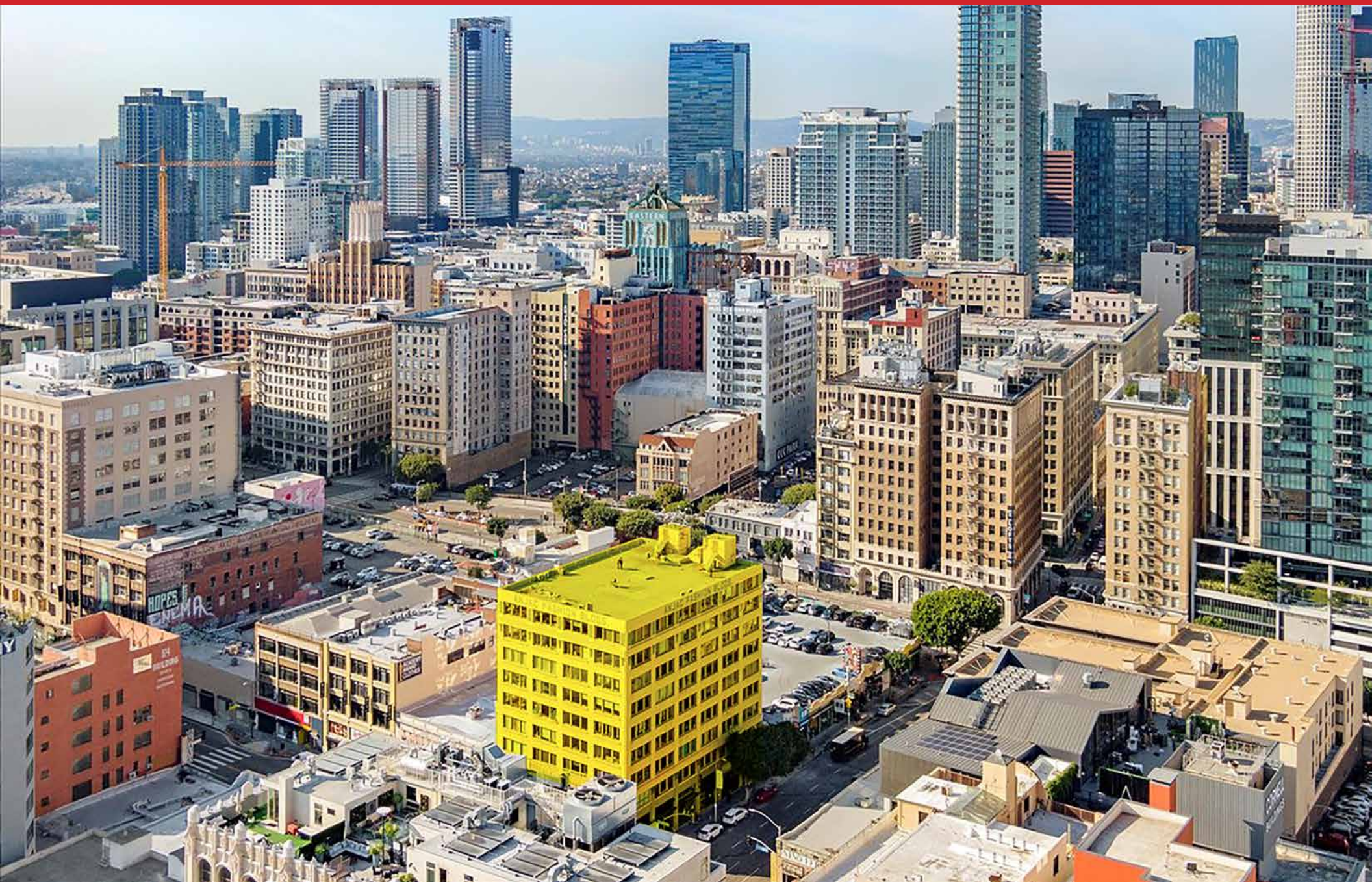




UPPER FLOOR OFFICES

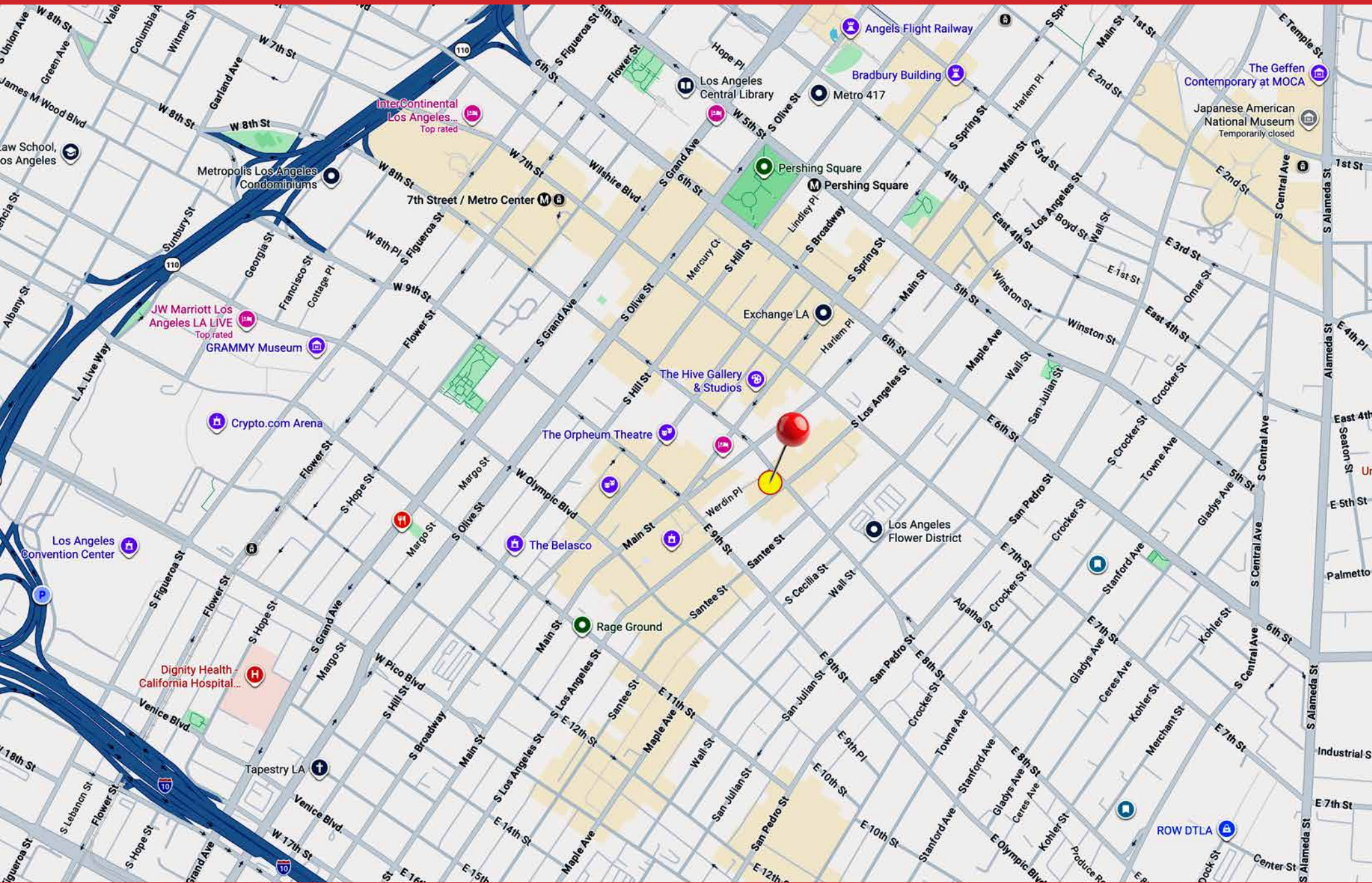


AERIAL PHOTO



JEFFREY JANKAEW | SAMUEL P LUSTER | MARK D SILVERMAN | BRADLEY A LUSTER

AREA MAP



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FOR LEASE

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Prime Ground Floor Retail: ±1,750 SF Available
2nd–8th Floor Offices: ±800 to ±1,500 SF Available

For More Information, Please Contact:



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