



- Address:** 8057 Beverly Boulevard, Los Angeles, CA 90048
- Available Space:** Approximately 5,000 square feet.
- Parking:** 5 reserved parking spaces at no additional charge.
- Rental Rate:** \$4.50 Modified Gross per square foot per month. Tenant to be responsible for utilities and janitorial.
- Comments:**
- ▶ Highly visible space, ideal for showroom or creative office;
 - ▶ High ceilings with concrete floors;
 - ▶ More than 65,000 cars pass this location daily;
 - ▶ Surrounded by Melrose Avenue, Farmers Market, The Grove, Beverly Center, and trendy Third Street, with dozens of national and international retailers, hip restaurants, studios, and a plethora of services to the "industry".

For further information
or tour, please
contact exclusive agents:

Marc Pollock

License #00881177
Marc@WestsideRetail.com

Mark Einbund

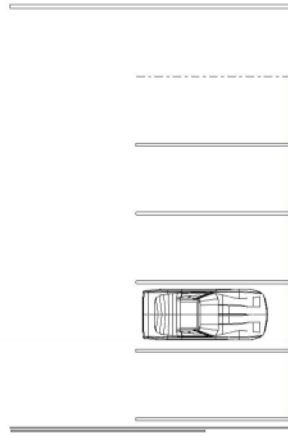
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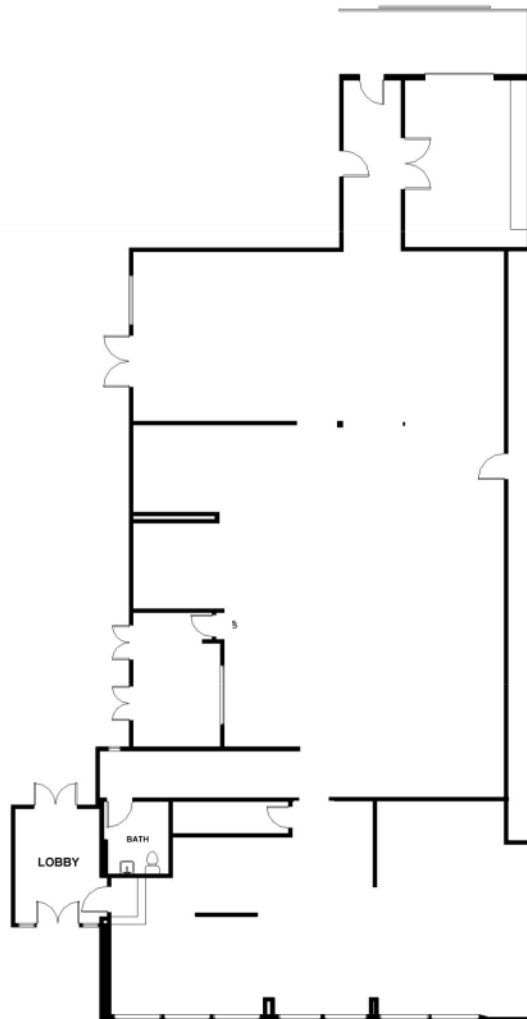
Additional information on this
property can be found online at
www.WestsideRetail.com



**8057 BEVERLY BOULEVARD
LOS ANGELES, CA 90048**



ALLEY



BEVERLY BOULEVARD

The information contained on this site plan is for illustration purposes only, not drawn to scale, and not intended to make any representation or warranty as to the actual number of parking spaces, or to the size, nature of improvements, identity or location of any existing or proposed tenant. It is your responsibility to independently confirm its accuracy and completeness. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. Westside Retail, Inc. 2018