# FOR SALE

1144 S. BROADWAY LOS ANGELES | CA 90015

FOR MORE INFORMATION PLEASE CONTACT:

### JERRY SACKLER EXECUTIVE VICE PRESIDENT

P: 213.270.2267 | M: 310.721.5000 jerry.sackler@daumcommercial.com CADRE #01098039

## DAVID MUIR EXECUTIVE VICE PRESIDENT P: 213.270.2244 david.muir@daumcommercial.com CADRE #01210653

±9,695 SF

SQUARE FEET

 $\pm 3,000$ 

OFFICE SF

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GL DOOR

16 ft

CLEAR HEIGHT

S





### **OFFERING SUMMARY**

| Sale Price:   | \$2,600,000 |
|---------------|-------------|
| Available SF: | ±9,695 SF   |
| Lot Size:     | ±2,869 SF   |

# **PROPERTY HIGHLIGHTS**

- REFURBISHED CREATIVE SPACE IN SOUTH PARK
- WALKING DISTANCE TO ACE HOTEL, PROPER HOTEL & ASU SCHOOL OF JOURNALISM
- 3-STORY FREE STANDING BUILDING
- LOFT INTERIOR WITH HIGH CEILINGS
- IDEAL FOR RESTAURANT, OFFICE OR RETAIL

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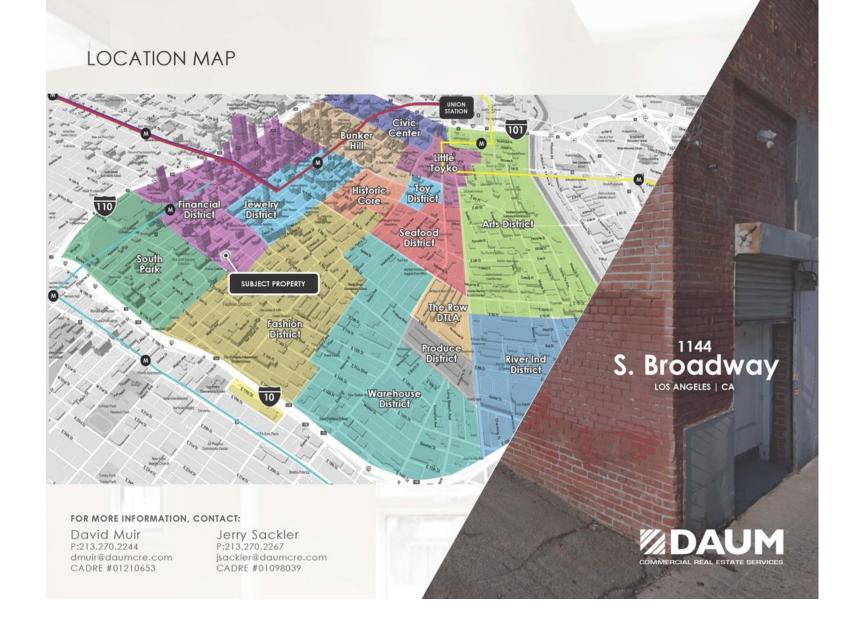
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| <ol> <li>LA CONVENTION CENTER</li> <li>STAPLES CENTER</li> <li>GRAMMY MUSEUM<br/>LA LIVE</li> <li>LA CENTRAL LIBRARY</li> <li>ART WALK DTLA</li> </ol>  | <ol> <li>GRAND CENTRAL MARKET</li> <li>PERSHING SQUARE</li> <li>AEG PRESENTS</li> <li>PROPER HOTEL</li> <li>ASU SCHOOL OF<br/>JOURNALISM</li> </ol>  | <ol> <li>DOWNTOWN DANCE</li> <li>OCEANWIDE PLAZA</li> <li>HOXTON HOTEL</li> <li>RIZ CARLION</li> <li>THE FREEHAND HOTEL</li> <li>HOTEL FIGUEROA</li> </ol>   | <ol> <li>17. THE NOMAD HOTEL</li> <li>18. WAYFARER HOTEL</li> <li>19. LOS ANGELES DEPARTMEN<br/>OF PUBLIC WORKS</li> <li>20. ACE HOTEL</li> <li>21. HOTEL INDIGO</li> </ol>  |
| RESTAU  | RANTS  |  | RETAIL   |
| <ol> <li>STARBUCKS</li> <li>WHOLE FOODS<br/>MARKET</li> <li>POPPY+ROSE</li> <li>COLE'S FRENCH DIP</li> <li>NICKEL DINER</li> <li>UMAMI BURGER</li> </ol>  | <ol> <li>71 ABOVE</li> <li>8. ROSSOBLU</li> <li>9. THE PALM</li> <li>10. THE ORIGINAL PANTRY</li> <li>11. KATSUYA</li> <li>12. FOGO DE CHAO</li> <li>13. PRANK BAR</li> </ol>  | <ol> <li>LA FASHION DISTRICT</li> <li>URBAN OUTFITTERS</li> <li>MAPLE PLAZA</li> <li>LA FLOWER MARKET</li> <li>JACK'S CANDY</li> <li>PINATA DISTRICT</li> <li>CAL MART</li> </ol>  | <ol> <li>ROW DTLA</li> <li>SANTEE ALLEY</li> <li>THE BLOC</li> <li>SAN PEDRO MART</li> <li>MED MAN</li> <li>FIG AT 7</li> <li>APPLE STORE</li> </ol>   |
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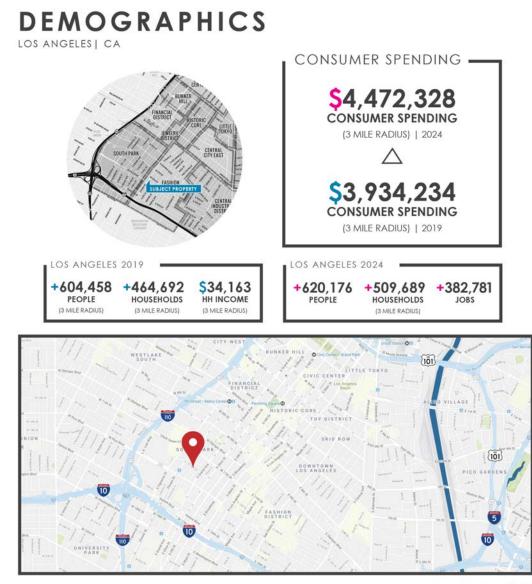


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