

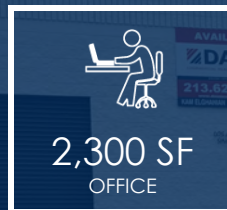


796

E 14TH PLACE
LOS ANGELES | CA



FOR LEASE INDUSTRIAL PROPERTY



PROPERTY HIGHLIGHTS

- High Clear Ceiling (18')
- Gated Parking
- 5,030 SF Lot
- Skylights
- Oversized Loading Door 14'H x 12' W
- 200 Amps, 120/480 Volts, 3 Phase, 4 Wire

FOR MORE INFORMATION PLEASE CONTACT:

KAM ELGHANIAN

VICE PRESIDENT

P: 213.820.1686

kamelghanian@aol.com

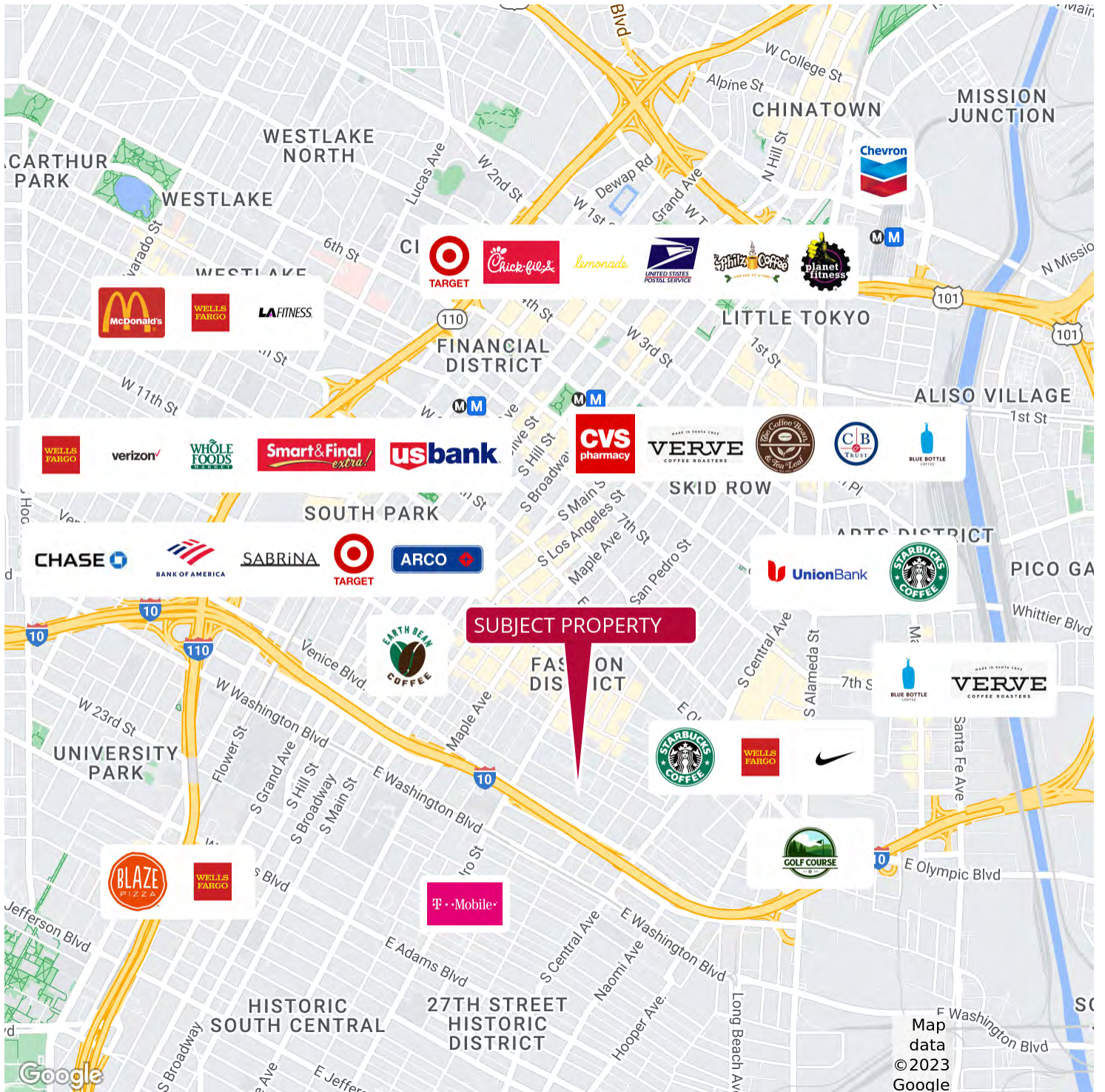
CADRE #01044538

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DAUM
COMMERCIAL REAL ESTATE SERVICES

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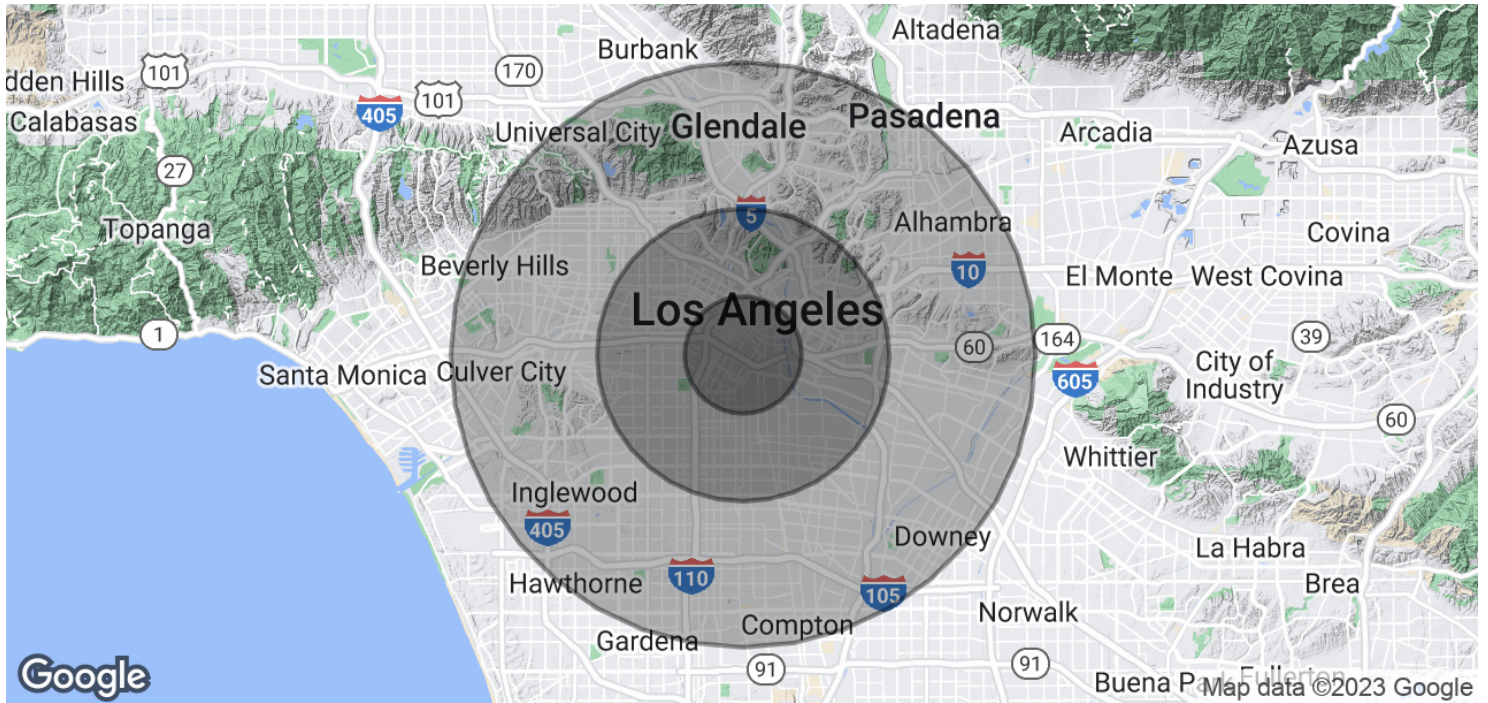
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DEMOGRAPHICS

HOUSEHOLDS & INCOME	2 MILES	5 MILES	10 MILES
Total households	184	1	3
# of persons per HH	2.5	3.1	2.9
Average HH income	\$76	\$67	\$85
Average house value	\$672	\$618	\$700

* Demographic data derived from 2020 ACS - US Census

TRAFFIC COUNT

COLLECTION STREET				TRAFFIC VOLUME
E 14th St	Griffith Ave SE	6,023	2022	0.12 mi
I- 10	Griffith Ave SE	300,526	2022	0.12 mi
Stanford Ave	E 14th St SW	5,216	2022	0.13 mi
E 14th St	S San Pedro St NW	3,968	2022	0.13 mi

* Traffic Count data derived from CoStar

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