

7580 MELROSE AVENUE
LOS ANGELES, CA 90046



PRIME MELROSE CORNER
RETAIL FOR LEASE

AVAILABLE SPACE

±1,550 SF

TIMING

JULY 2019

RENTAL RATE

\$4.00 PSF/NNN

NNN=APPROX. \$0.80 PSF/MONTH

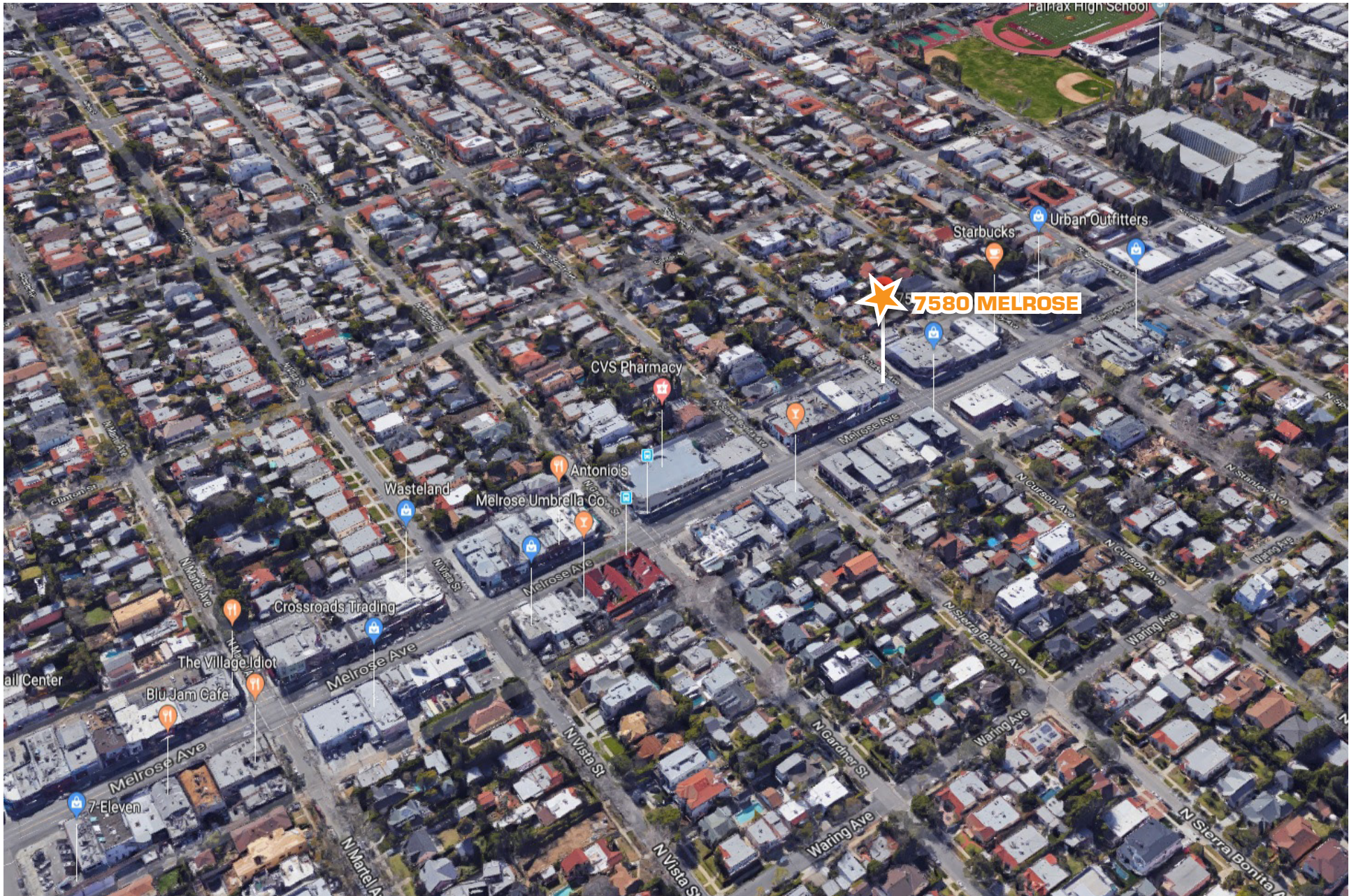
PARKING

2 SPACES IN REAR

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- . EXCELLENT CORNER FRONTAGE AND VISIBILITY ON HEAVILY-TRAFFICKED MELROSE AVENUE
- . ONE OF THE BEST CORNERS IN THE MELROSE DISTRICT - DEAD CENTER BETWEEN LA BREA AND FAIRFAX
- . FINISHED SPACE WITH NEW, HIGH END BUILD OUT
- . CENTRAL LOCATION BORDERING WEST HOLLYWOOD, FAIRFAX, & BEVERLY GROVE
- . 2 DEDICATED PARKING SPACES WITH REAR ACCESS
- . PERFECT FOR ANY HIGH END OR TRENDY RETAIL OR SERVICE USE

AERIAL





PROPERTY
PHOTOS



COMMERCIAL
ASSET GROUP



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