



PROPERTY FEATURES

- Prime Downtown location within historic core
- In close proximity to residential apartment communities and adjacent to new Whole Foods Market
- Landlord will consider multiple configurations ranging from 980 SF - 20,000+ SF
- Ample on-site parking in above ground garage
- Ideal uses include: Retail, Restaurant & Café, Gourmet Market and Fitness.

PREMISES	North East corner of W. 8th Street
RATE	Negotiable
TERM	10 Years
OCCUPANCY	Immediate

For more information, please contact:

ADAM TISCHER
(213) 532 3268
adam.tischer@colliers.com
CA License No. 01766213

MATTHEW FAINCHEIN
(310) 595 2234
matthew.fainchtein@cushwake.com
CA License No. 01503546

CARTER MAGNIN
(310) 595 2203
carter.magnin@cushwake.com
CA License No. 01909728

COLLIERS INTERNATIONAL
865 S Figueroa St., 35th Floor
Los Angeles, CA 90015
www.colliers.com

CUSHMAN & WAKEFIELD, INC.
10250 Constellation Blvd., Suite 2200
Los Angeles, CA 90067
www.cushmanwakefield.com

| EXTERIOR DESIGNS



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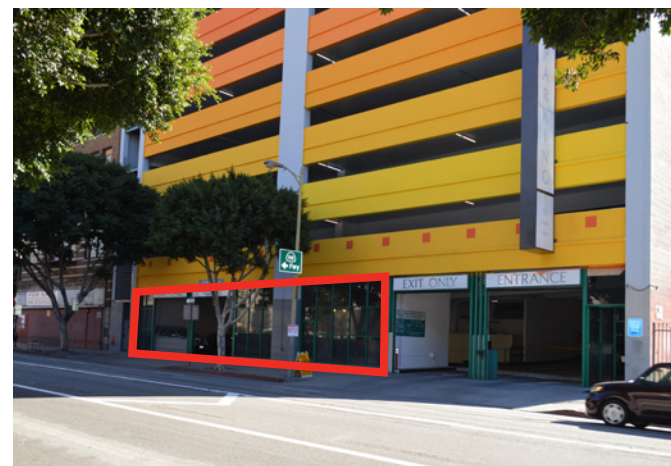
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HILL STREET



OLIVE STREET



— Retail Space for Lease — Corner

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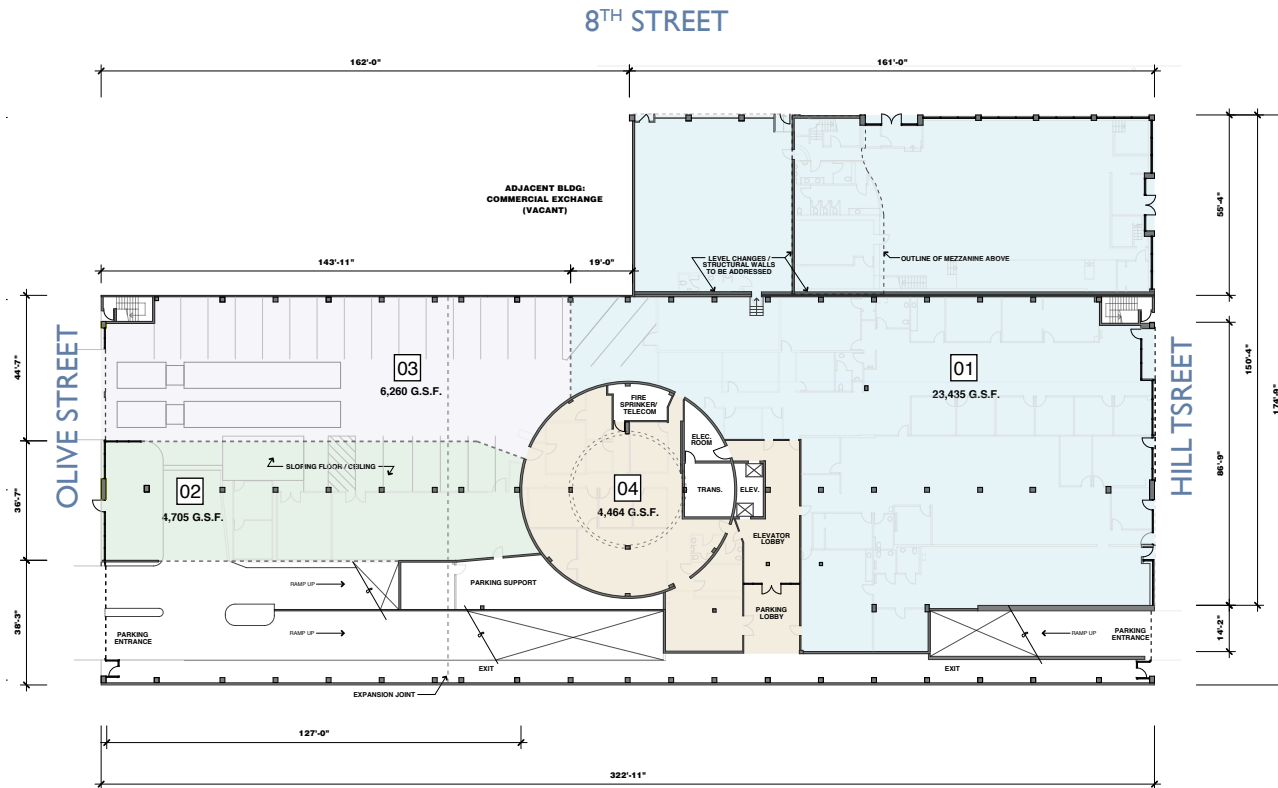
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Retail Option I

SQUARE FOOTAGE BREAKDOWN

- 01** MARKET, SPECIALTY GROCER OR SMALL FORMAT BOX STORE *23,435 GSF*
- 02** RETAIL/COFFEE SHOP *4,705 GSF*
- 03** TENANT SUPPORT *6,260 GSF*
 - LOADING DOCK
 - TRASH
 - STORAGE
- 04** PARKING LOBBY/CONCIERGE/SUPPORT *4,464 GSF*

For more information, please contact:

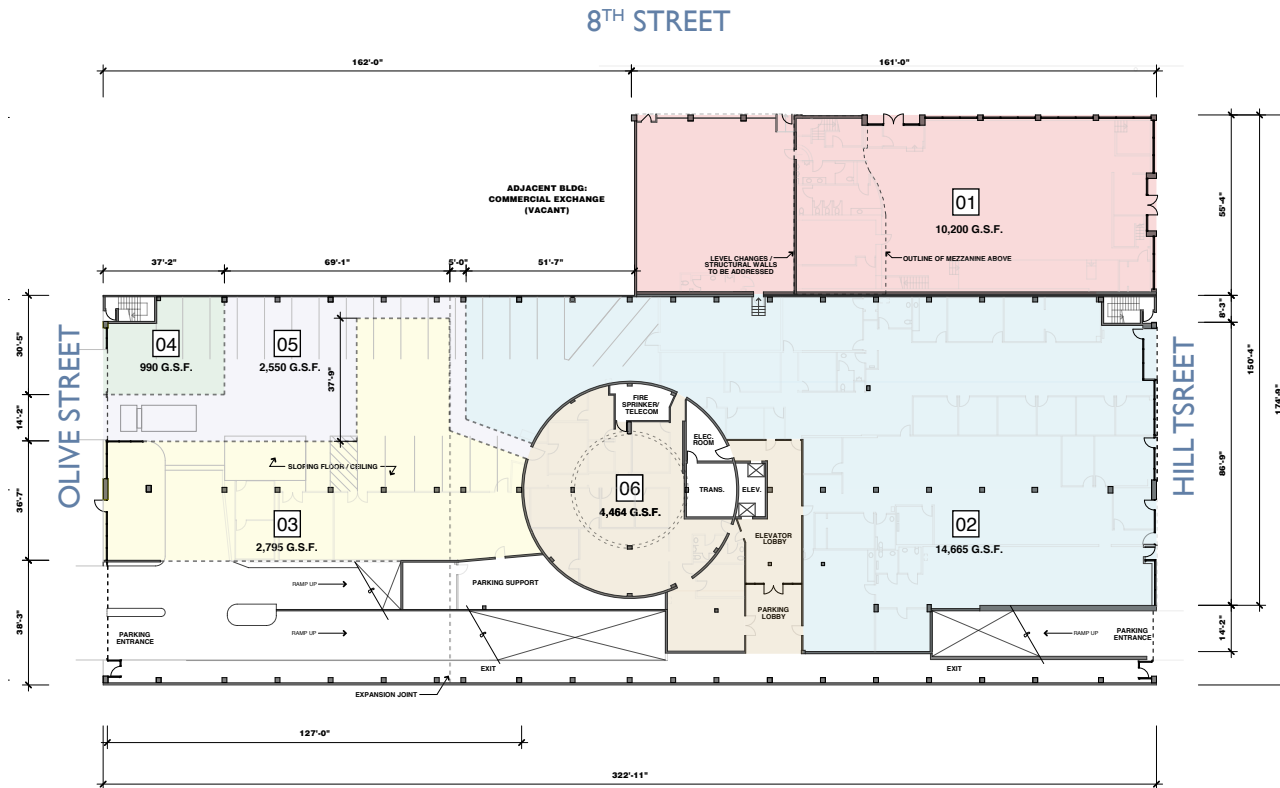
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Retail Option 2

SQUARE FOOTAGE BREAKDOWN

- 01** RETAIL RESTAURANT
10,200 GSF
- 02** RETAIL 14,665 GSF
- 03** RETAIL 5,795 GSF
- 04** RETAIL/COFFEE SHOP 990 GSF
- 05** TENANT SUPPORT 2,550 GSF
 - LOADING DOCK
 - TRASH
 - STORAGE
- 06** PARKING LOBBY/CONCIERGE/SUPPORT 4,464 GSF

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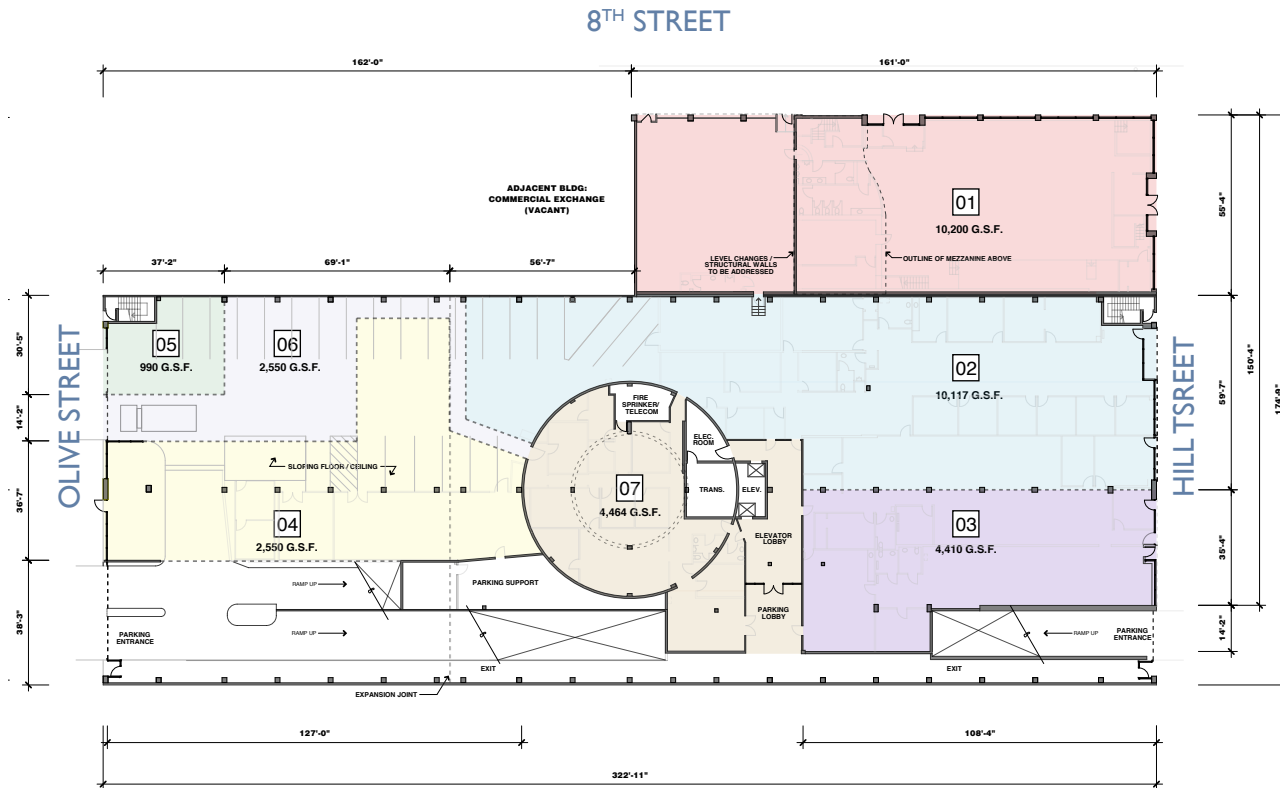
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Retail Option 3

SQUARE FOOTAGE BREAKDOWN

- 01** RETAIL RESTAURANT
10,200 GSF
- 02** RETAIL 10,117 GSF
- 03** RETAIL 4,410 GSF
- 04** RETAIL 2,550 GSF
- 05** RETAIL 990 GSF
- 06** TENANT SUPPORT 2,550 GSF
 - LOADING DOCK
 - TRASH
 - STORAGE
- 07** PARKING LOBBY/CONCIERGE/SUPPORT 4,464 GSF

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CA License No. 01766213

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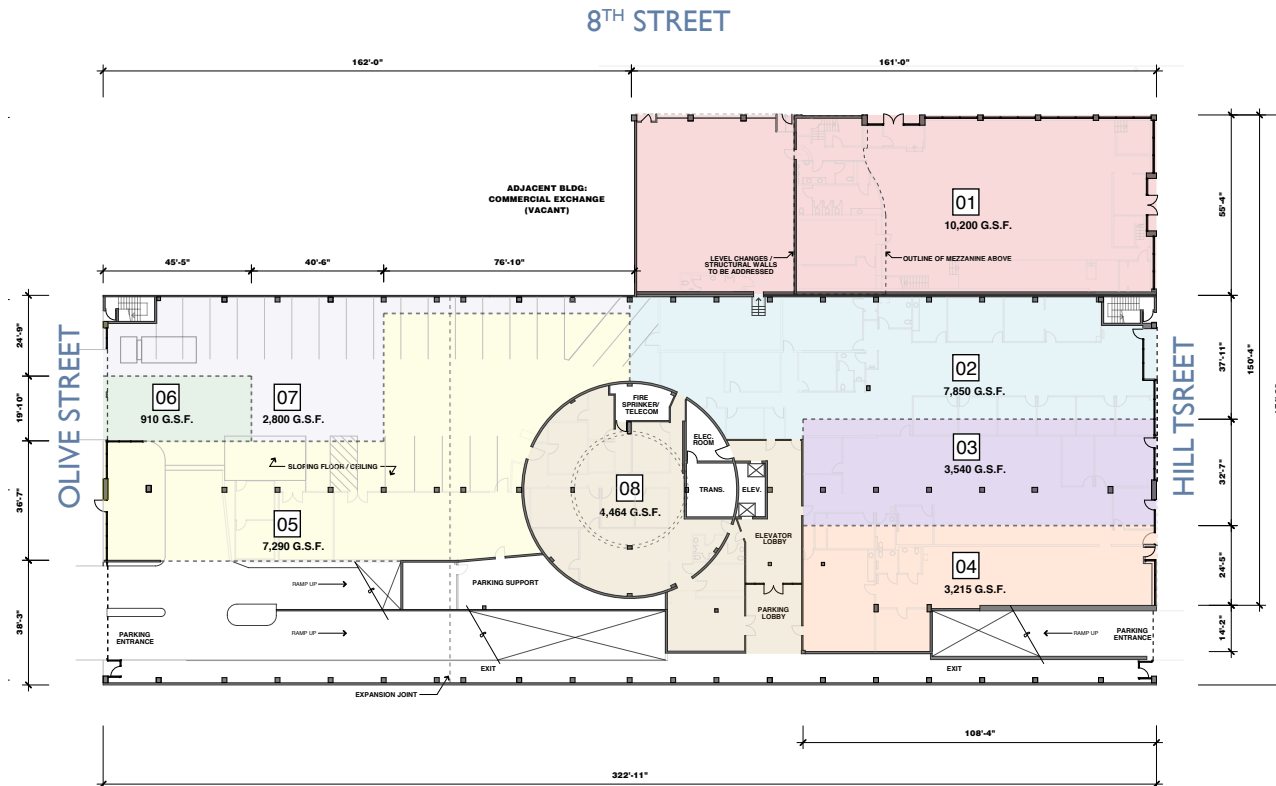
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Retail Option 4

SQUARE FOOTAGE BREAKDOWN

- 01** RETAIL RESTAURANT
10,200 GSF
- 02** RETAIL 5,850 GSF
- 03** RETAIL 3,540 GSF
- 04** RETAIL 3,215 GSF
- 05** RETAIL 7,290 GSF
- 06** RETAIL/COFFEE SHOP 910 GSF
- 07** TENANT SUPPORT 2,800 GSF
 - LOADING DOCK
 - TRASH
 - EXIT PATH
- 08** PARKING LOBBY/CONCIERGE/SUPPORT 4,464 GSF

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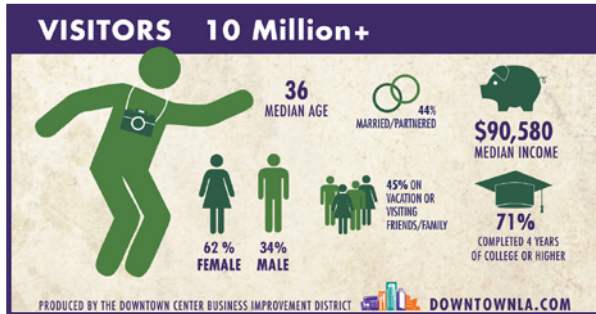
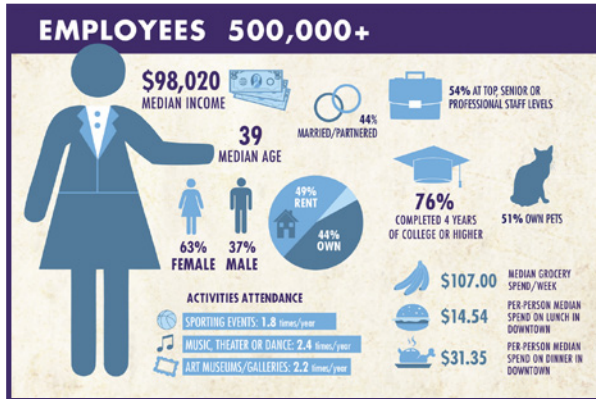
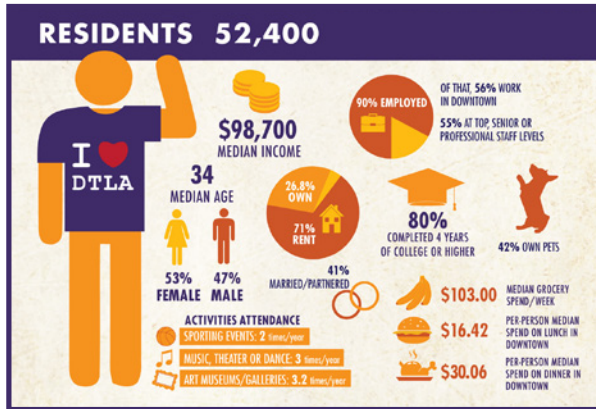
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