

TOPA MANAGEMENT COMPANY

10918-10920

KINROSS AVENUE

WESTWOOD VILLAGE | LOS ANGELES, CA



WESTWOOD VILLAGE DETAILS

- A vibrant, unique community centrally located in Los Angeles, serving the neighborhoods of Bel Air, Holmby Hills, Wilshire Corridor, Brentwood, Beverly Hills, West Hollywood and Santa Monica
- Home to the University of California, Los Angeles (UCLA), Westwood Village services approximately 70,000 students and faculty in addition to an overall daytime population of over 125,000 from the Ronald Reagan UCLA Medical Center and 4.5 million SF of nearby Class A office space
- Significant foot traffic throughout the day and evening make Westwood Village one of Los Angeles' pedestrian-friendly districts
- Walking distance to the UCLA campus/hospital and major office towers
- A historical landmark and key shopping, dining and entertainment destination to West Los Angeles since the Village's inception in the late 1920's



SPACE DETAILS

ADDRESS

10918-10920 Kinross Avenue

LOCATION

South block of Kinross Avenue between Gayley Avenue and Westwood Boulevard

SPACE

Space A	
Ground Floor	1,095 SF*
Space B	
Ground Floor	992 SF*
Mezzanine	239 SF*
Total	2,326 SF

* Can be combined

FRONTAGE

Space A	
16 FT on Kinross Avenue	
Space B	
15 FT on Kinross Avenue	

TERM

10 years

NNN CHARGES

\$10.80/SF per annum

POSSESSION

Immediate

SITE STATUS

Formerly Badrino Kickboxing and Story Pilates

NEIGHBORS

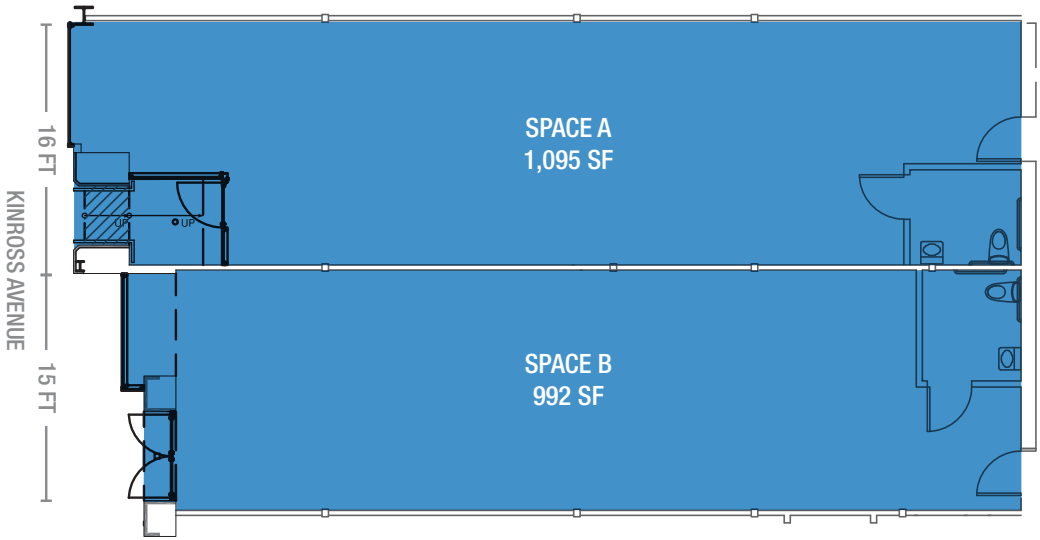
Headlines Diner, Native Foods Cafe, Bibigo Fresh Korean Kitchen, House of Meatballs, KazuNori, Le Pain Quotidien, Fatburger, Elysee Bakery and Ulta

COMMENTS

Approved for retail use



GROUND FLOOR



AREA NEIGHBORS



AREA RETAIL



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All renderings presented are conceptual.

COMING SOON