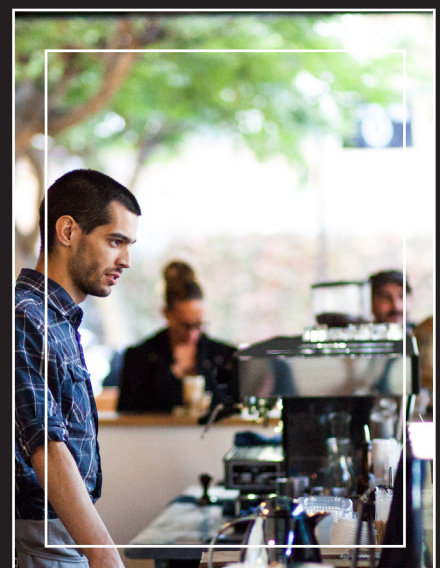


8590 PICO

LOS ANGELES | RETAIL



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**AVISON
YOUNG**

*Renderings Subject to Change



**AVISON
YOUNG**

SITE PLAN

THE DETAILS

Size. 1087 RSF
Term. Negotiable
Rate. \$3.00/SF/Mo

8590 PICO will feature 1,087 rentable square feet of ground floor retail space below 36 residential units at the corner of Pico Boulevard and Holt Avenue.



*Proposed 1st Floor Plan - Subject to Change

Walk Score: 92 (Walker's Paradise)

DEMOS

	1 Mile	3 Miles
2015 Total Population	47,476	340,381
Average Age	38.5	39
Households	19,912	154,298
Median Household Income	\$68,060	\$63,221
Daytime Employees	21,271	220,957

DERRICK MOORE

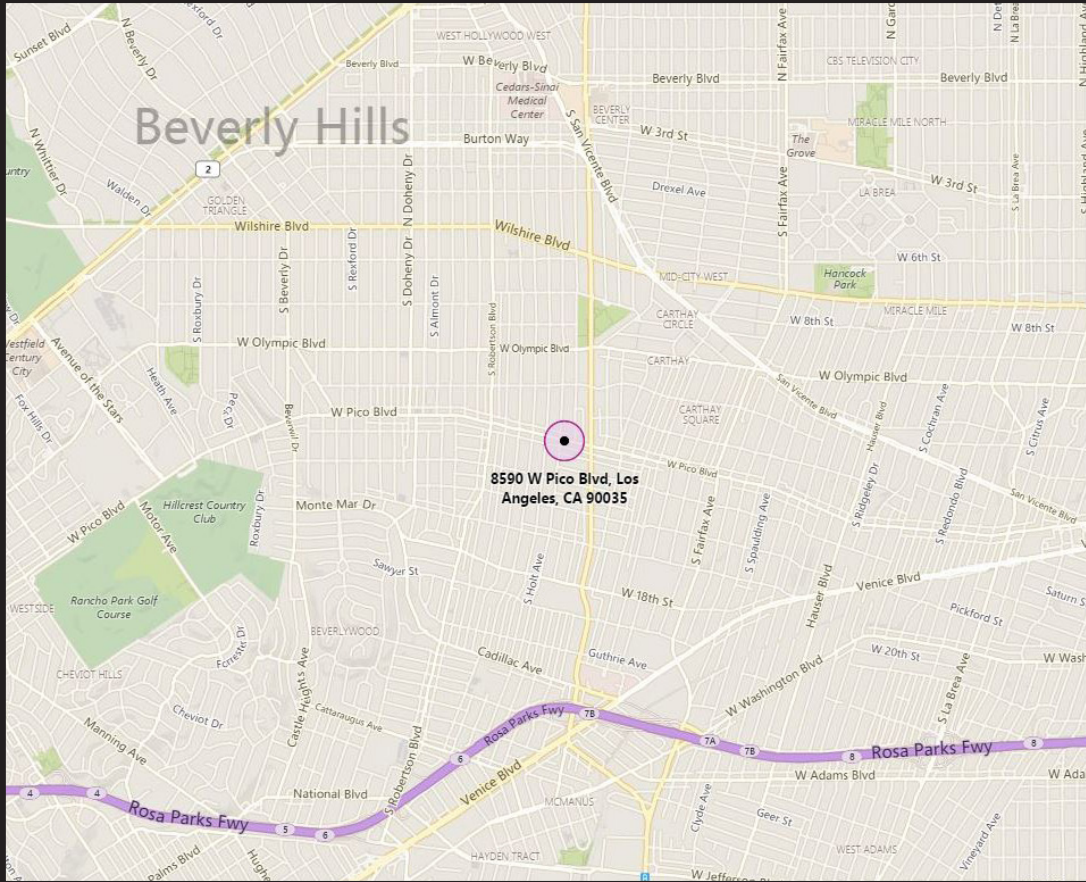
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AREA MAP



AREA RETAILERS:



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