



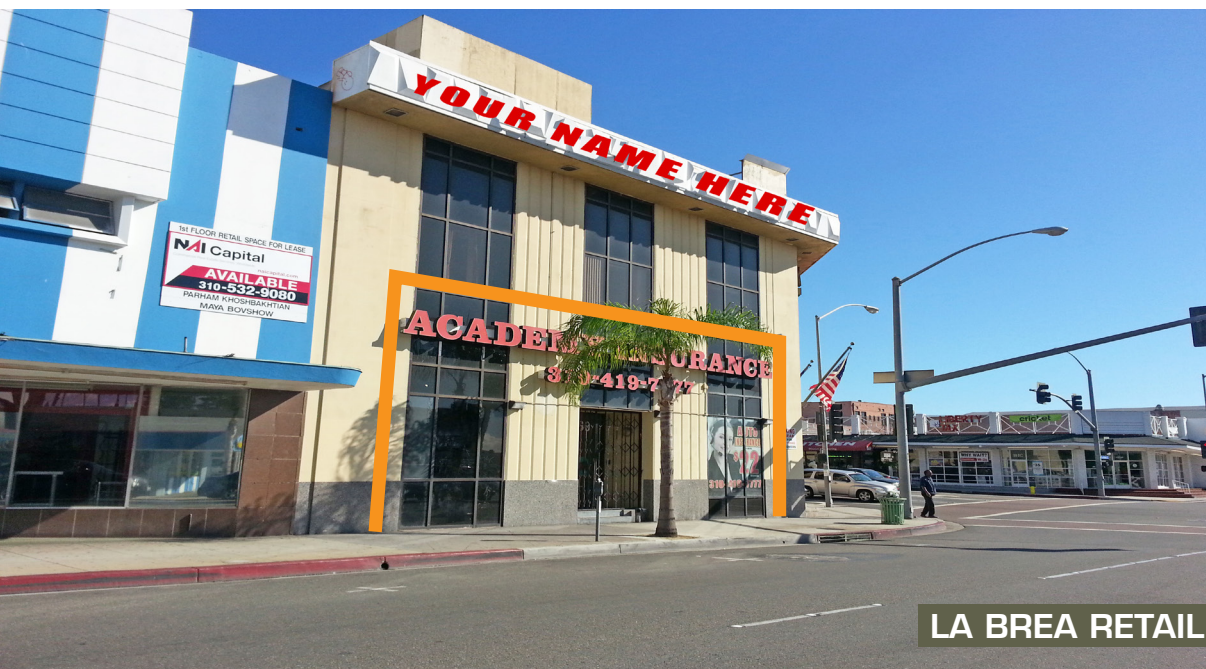
**YOUR NAME
HERE**

RETAIL & OFFICES ON LA BREA & MANCHESTER BLVD FOR LEASE
158 S. LA BREA AVENUE, INGLEWOOD, CA 90301

Commercial Asset Group
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Phone 310.275.8222
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ASSET GROUP



LA BREA RETAIL



MANCHESTER RETAIL

LA BREA AVENUE AT MANCHESTER BOULEVARD RETAIL & OFFICE

158 S. LA BREA AVENUE, INGLEWOOD, CA 90301

Highlights

- Excellent Corner Location - One of the Best Locations on the Street, NE Corner
- Excellent Visibility with Bus Stop in Front of Building with Its Own Parking Lot
- Situated On One of the Most Sought After Retail Streets in Inglewood and the South Bay, Surrounded by New Shopping Centers, Banks and Hollywood Park Development and New Football Stadium
- Next to McDonald's, Bank of America, and the Up and Coming Downtown Inglewood
- Floor 1: 1,700 & 1,300 Sq. Ft. Co-Anchor Spaces Ideal for Retail Type Offices or Restaurant to be Co-Anchored with Academy Insurance
- Floor 2: 5,500 Sq. Ft. Ideal for Medical or Educational User, Vocational Schools, Colleges or Doctor's Office
- Basement: 5,000 Sq. Ft. of Office

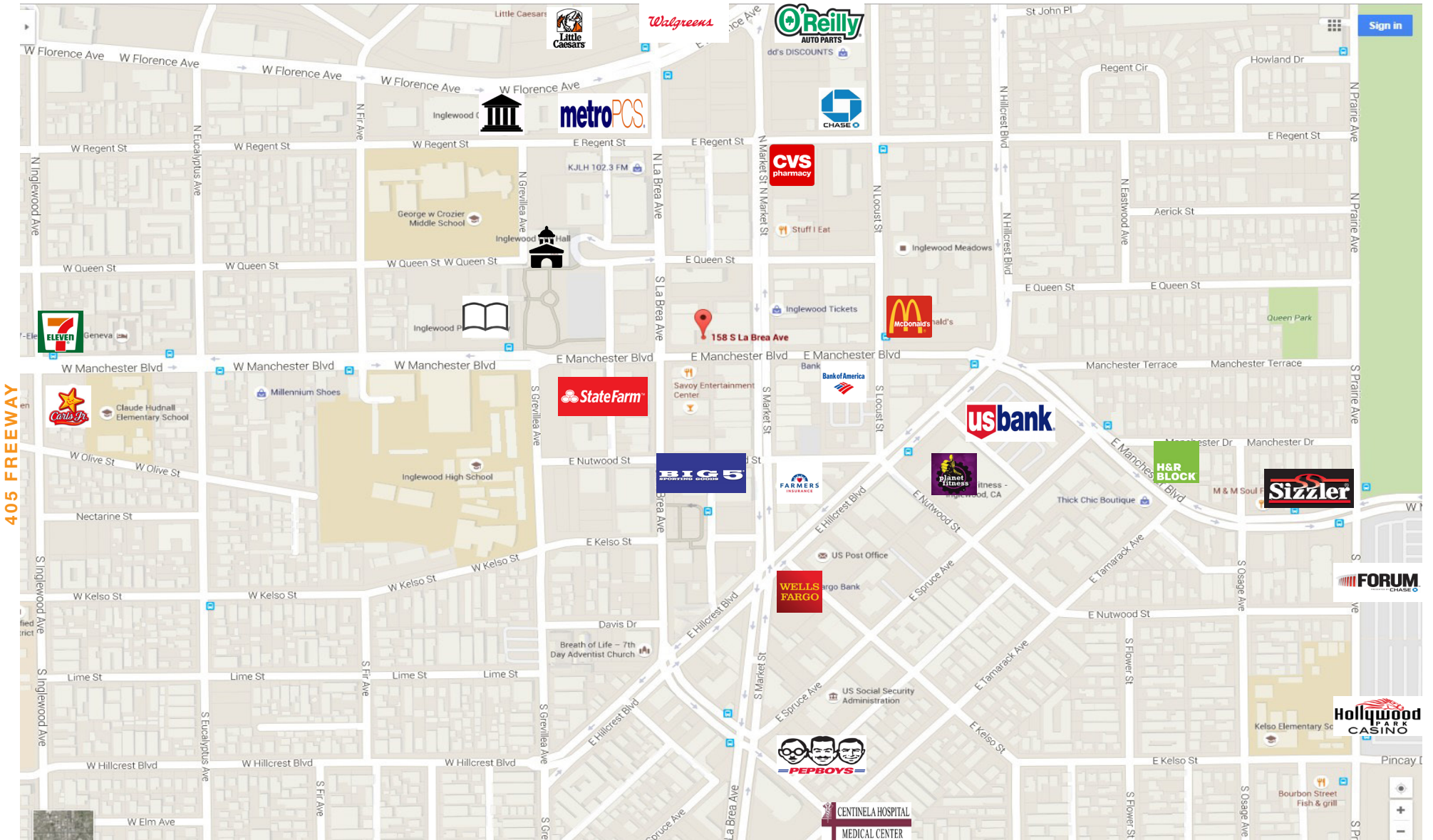
Property Details

Floor 1	+/- 1,700 & 1,300 Sq. Ft. - \$1.80/Month Modified Gross
Floor 2	+/- 5,500, Sq. Ft. - \$1.25/Month Modified Gross
Basement	+/- 5,000 Sq. Ft. - \$1.00/Month Modified Gross
Available:	December 2015
Parking:	10 Spaces on Surface Parking Lot

These materials are based on information and content provided by others, which we believe are accurate. No guarantee, warranty or representation is made by Commercial Asset Group, Inc. or its personnel. All interested parties must independently verify accuracy and completeness. As well, any projections, assumptions, opinion, or estimates are used for example only and do not represent the current or future performance of the identified property. Your tax, financial, legal and toxic substance advisors should conduct a careful investigation of the property and its suitability for your needs, including land use limitations. The property is subject to prior lease, sale, change in price, or withdrawal from the market without notice.

DOWNTOWN INGLEWOOD

158 S. LA BREA AVENUE, INGLEWOOD, CA 90301



LA BREA & MANCHESTER - PARKING SUMMARY

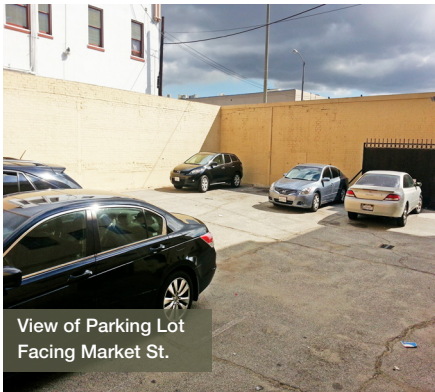
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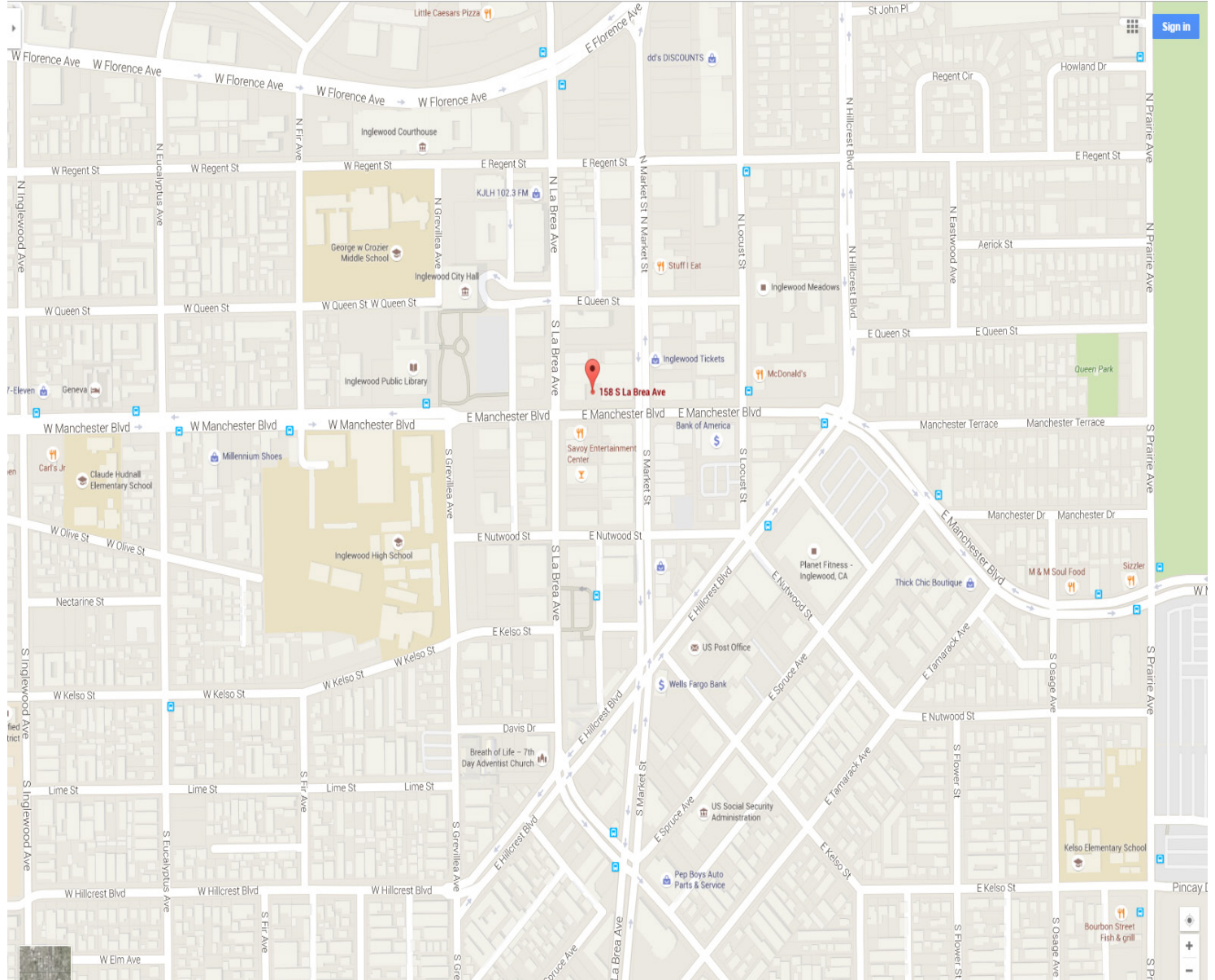
Surface Level Parking Lot
Behind the Building on Manchester



Parking Lot Entry
Facing Manchester

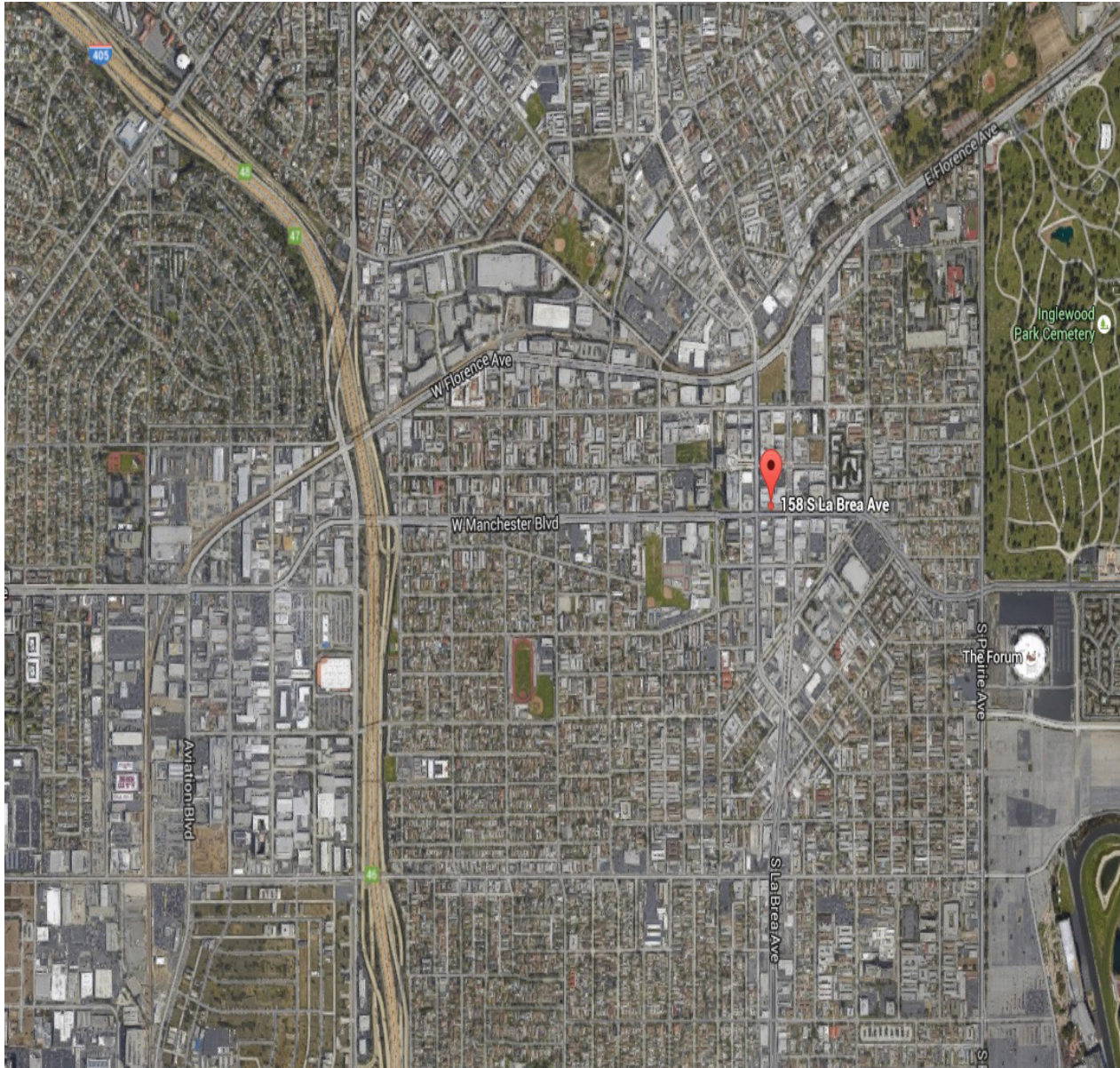


View of Parking Lot
Facing Market St.



LA BREA & MANCHESTER NE CORNER

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For more information, please call.



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