

Major Price Reduction

3612 -20

W Jefferson Blvd.,  
Los Angeles, CA 90016

LWLA A DIVISION OF LEE & ASSOCIATES  
Marcus & Millichap



FOR SALE



## PREMISES

Land Size: 11,251 SF  
Building Size: 10,720 SF

## PRICE

\$3,500,000 (\$326 PSF)

## ZONING

LAC2

## APN

5050-007-036, 050

## FEATURES

- Multi Tenant property with all short term leases
- Retail storefronts with high ceilings
- Bow truss portion
- High traffic area
- Alley access
- Multiple residential and commercial developments in immediate area
- Walking distance to Metro Station

## CONTACT



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### Robert Clifford

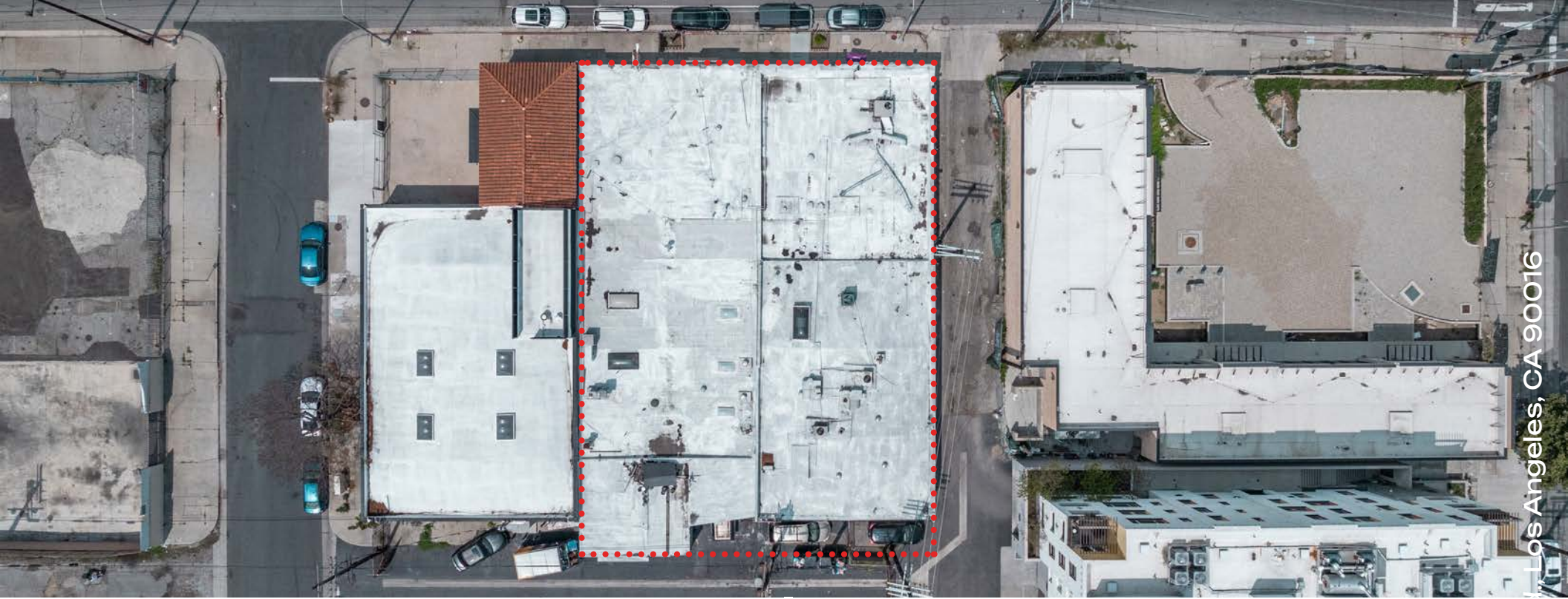
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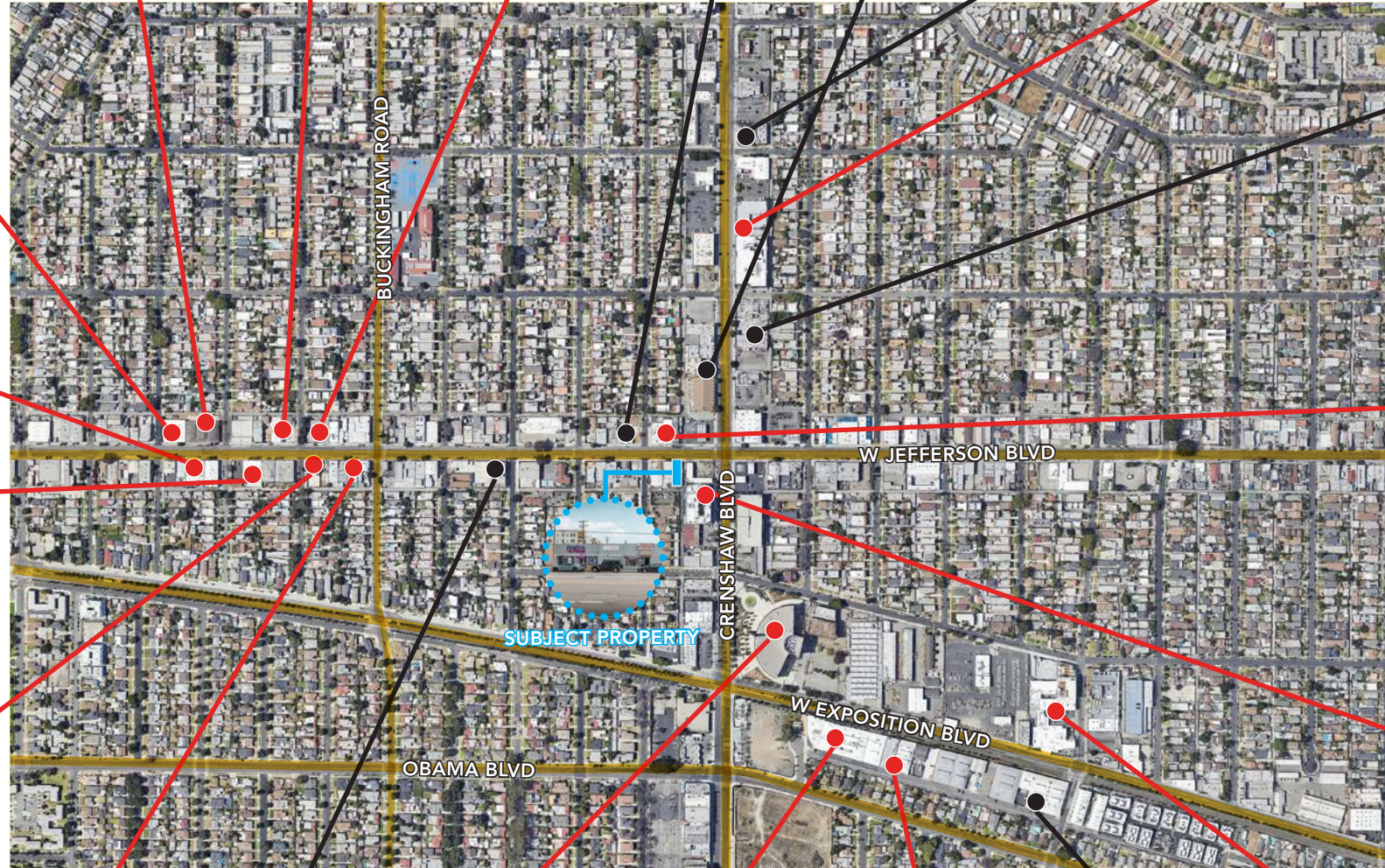
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# LOCAL DEVELOPMENTS



SOMESUCH

HIGHLY LIKELY

Mother

High Wide & Handsome

LOHA



±30,000 SF Building Under Construction For Lease  
LWLA

ONWARD & UPWARD

GOAT



±29,759 SF Building For Lease

RIOS



±94,081 SF Building For Lease



SUPERPRIME

Coming Soon  
PITFIRE  
PIZZA FOREVER



Mixed Use Development 150,000 SF  
Coming Soon



Three-Story Office Building  
Coming Soon



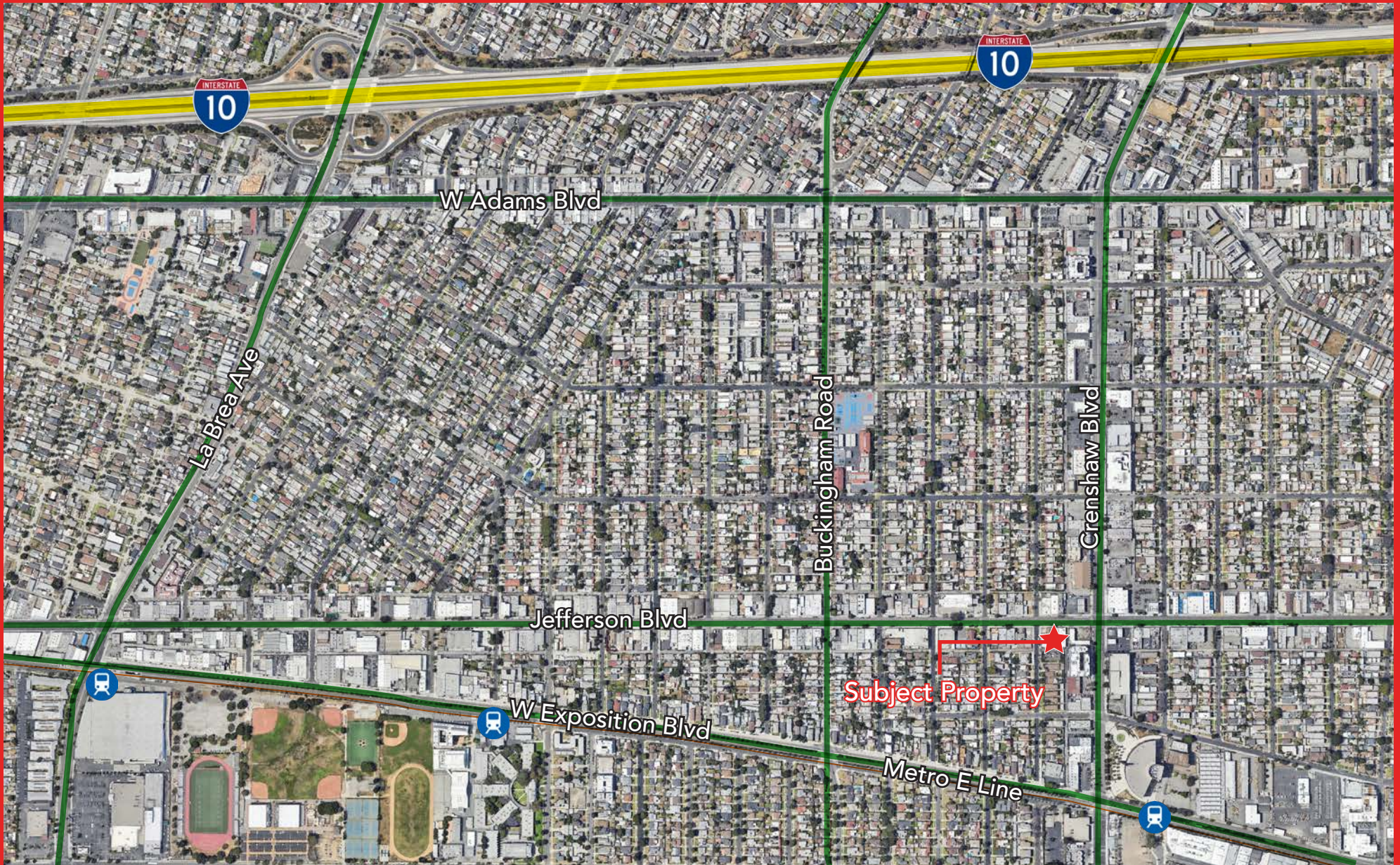
±10,274 SF Event Venue Space For Lease  
Coming Soon

POT



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# AERIAL MAP



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# CONTACT



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