



RETAIL SPACE FOR LEASE

1045 & 1051 WESTWOOD BLVD, LOS ANGELES, CA



FOR LEASE

1045 & 1051 Westwood Blvd

LOS ANGELES, CA 90024



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Highlights

ICONIC landmark retail and office building

ADJACENT to multi-level city parking lots

TREMENDOUS visibility in the heart of Westwood Village

GOOD signage possibility (per Westwood Village Design Review)

NEAR UCLA campus & hospital

HIGHLY visible storefronts on heavily traveled Westwood Boulevard

SIGNALIZED location

UNIQUE retail branding opportunity

HIGH ceilings

NUMEROUS retail and restaurant amenities in the area

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1045 Westwood Blvd

SIZE 2,210 SF

ASKING RATE \$3.50 PSF NNN (\$1.25 PSF)

PARKING numerous adjacent parking lots

1051 Westwood Blvd

SIZE 2,260 SF

ASKING RATE \$3.50 PSF NNN (\$1.25 PSF)

PARKING numerous adjacent parking lots

DEMOGRAPHICS

	1 Mile	2 Miles	3 Miles
2020 Population	42,278	138,071	224,636
Avg HH Income	\$108,489	\$125,794	\$134,067
Daytime Employees	139,745	235,488	336,162

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