

DTLA's Broadway Retail/Entertainment Corridor



Retail/Restaurant Space For Lease

740 S. Broadway, Los Angeles, CA 90014



Available

	Size (SF):	Rent (PSF/Mo., NNN):
Retail:	±1,750	\$4.00
Basement Restaurant/Bar:	±2,716	\$2.25

Features

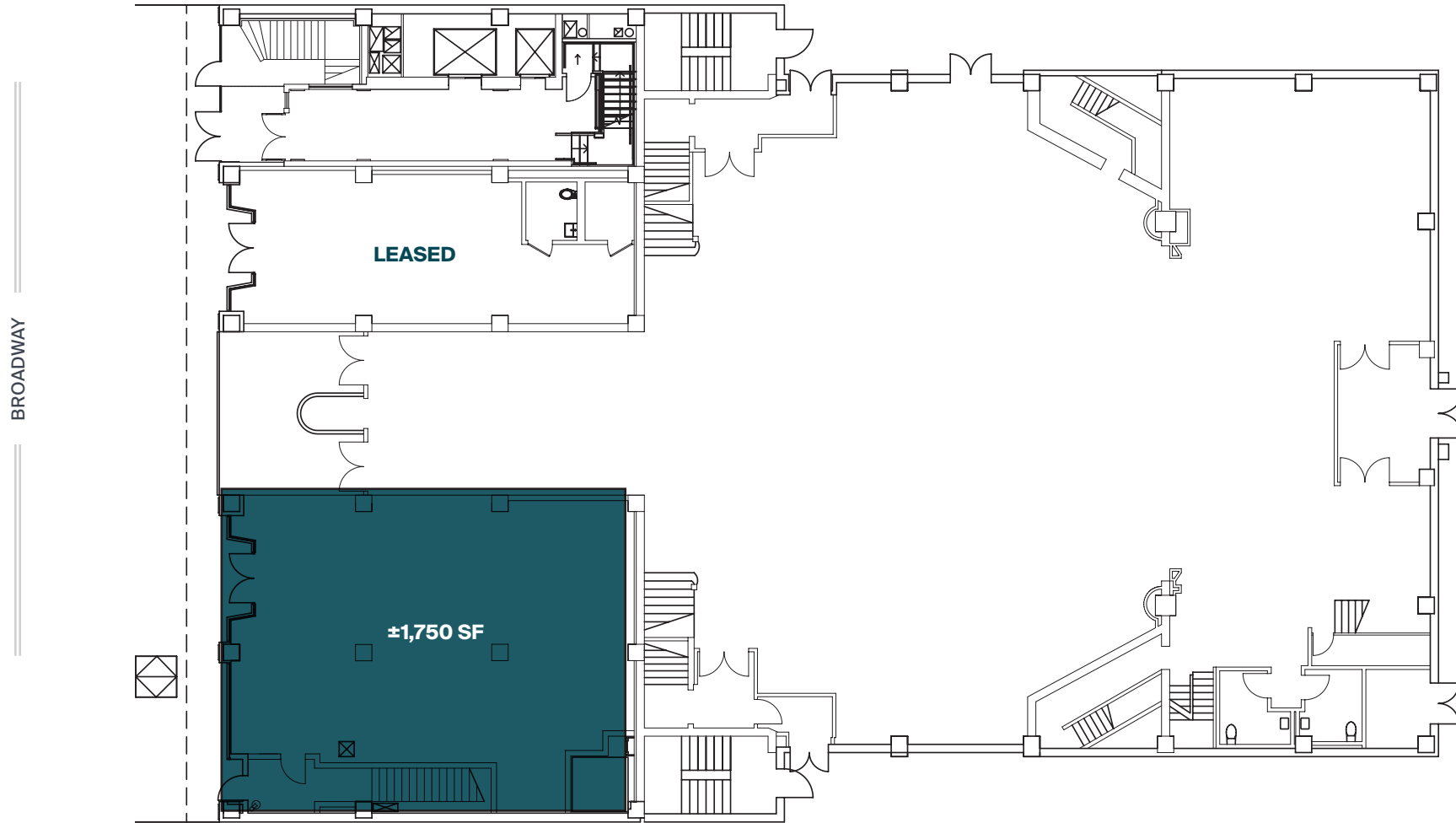
- ▶ Ground floor retail space on south side of entrance to the Globe Theater; basement available.
- ▶ Adjacent to the new Tower Theatre Apple Store.
- ▶ Perfectly situated along DTLA's most coveted retail block alongside Apple, Foot Locker, Urban Outfitters, Gentle Monster and more.
- ▶ Within blocks of trendy boutique hotels like Proper Hotel and Hoxton Hotel
- ▶ 10,000 residential units within a 5 block radius and 10 popular creative office properties within two blocks.
- ▶ At the intersection of the Historic Core and Fashion District in close proximity to the New Mart, Cooper Building and Cal Mart.
- ▶ Ample parking available at ownership's property next door.

Prospective tenants are hereby advised that all uses are subject to City approval



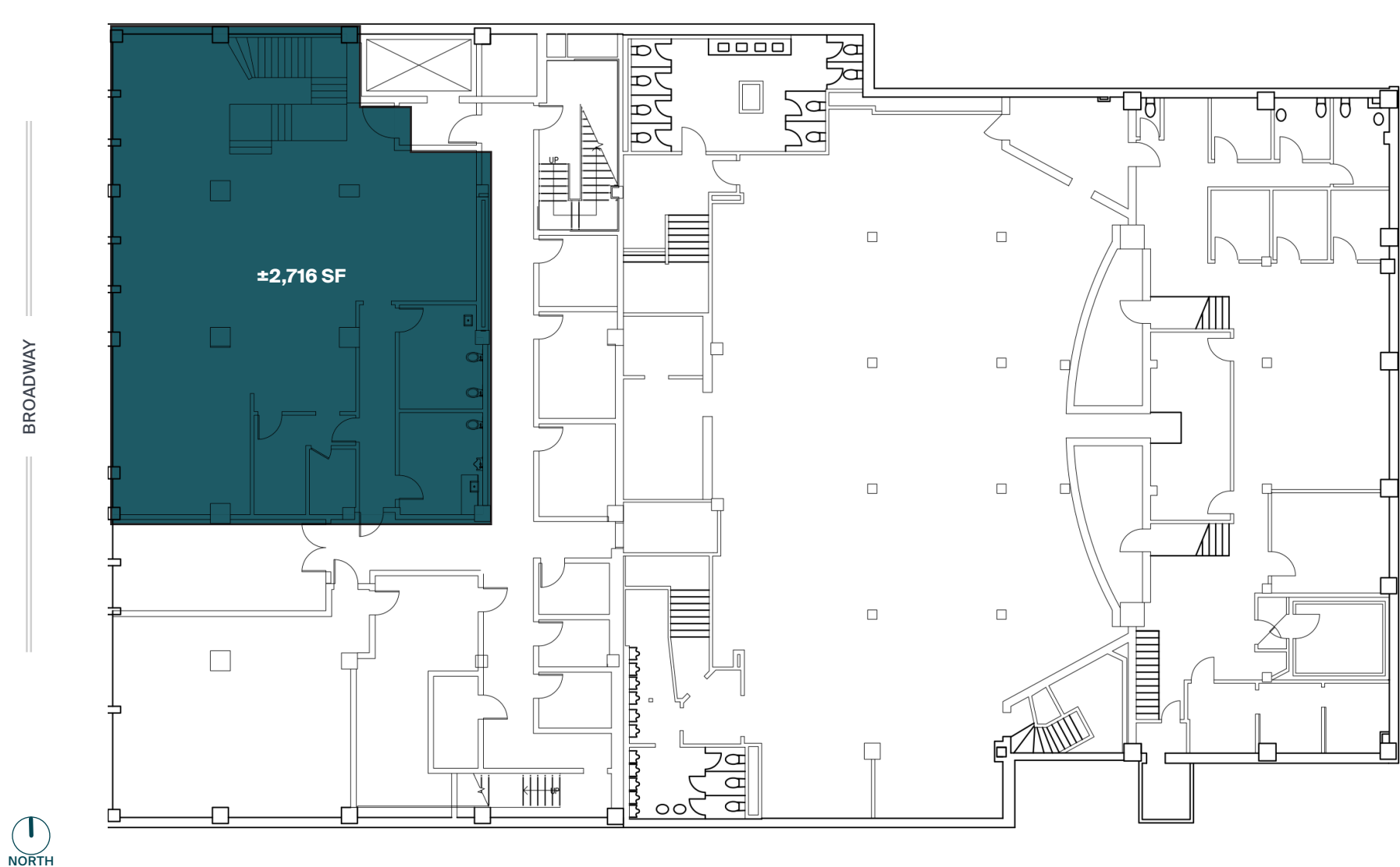
Ground Floor

±1,750 SF

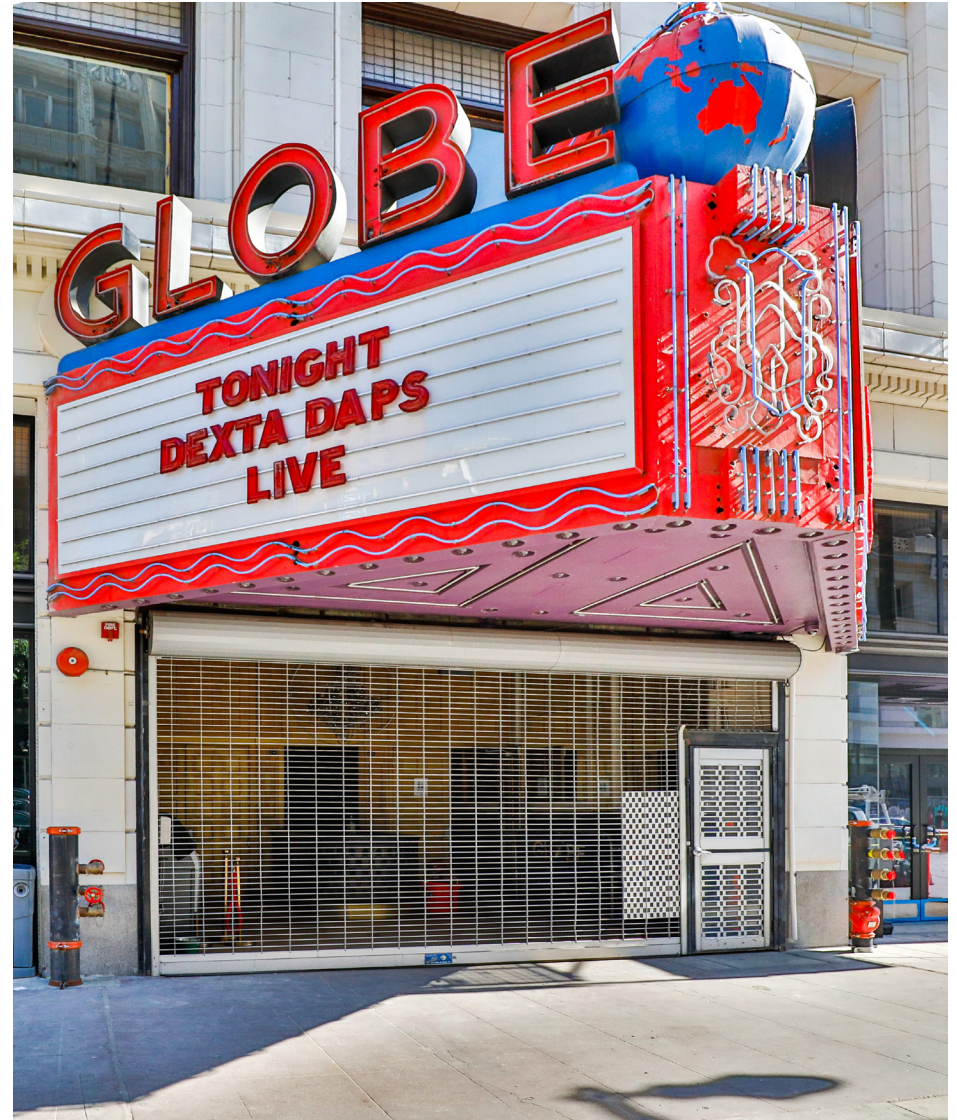


Basement Restaurant/Bar Floor

±2,716 SF

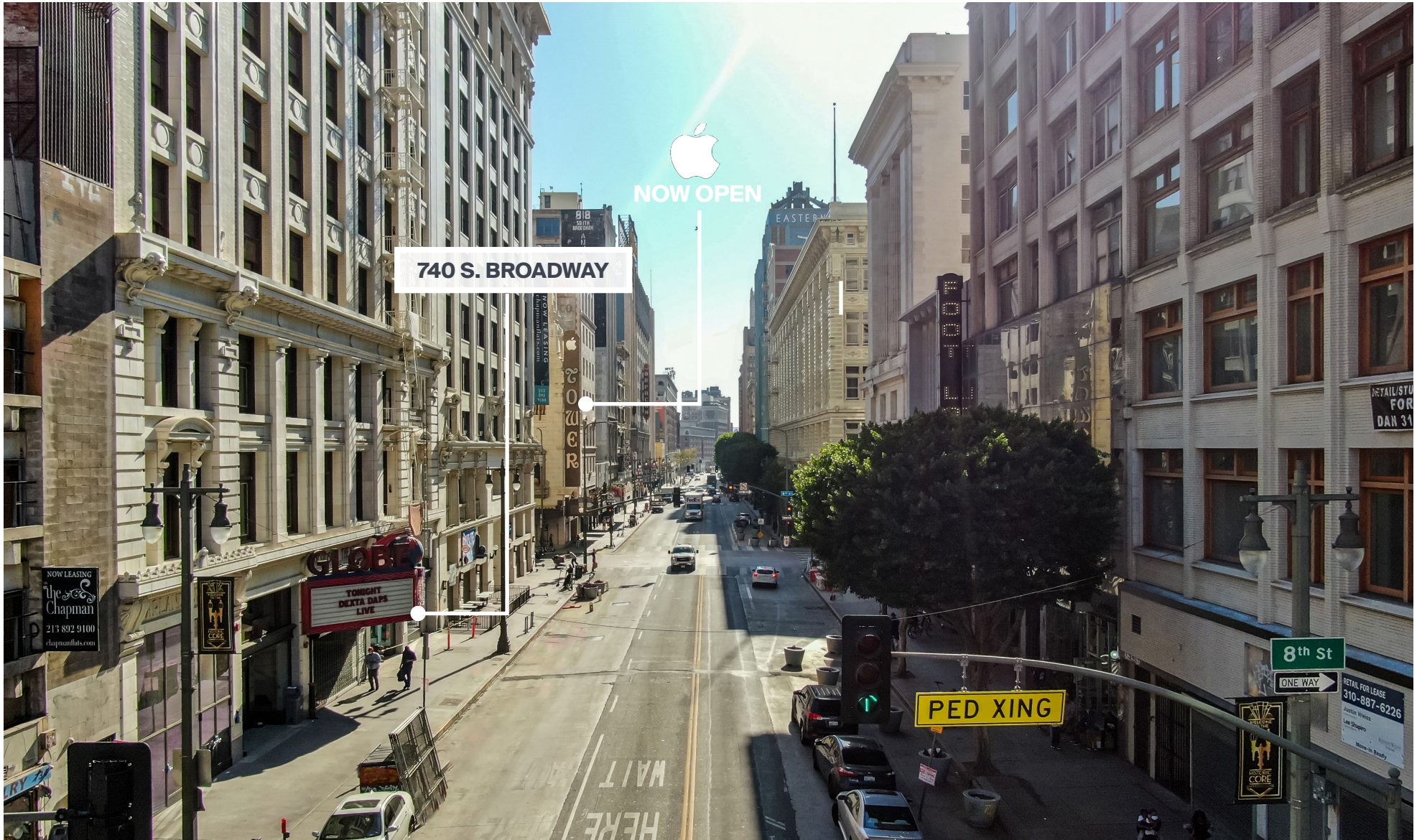


Exteriors

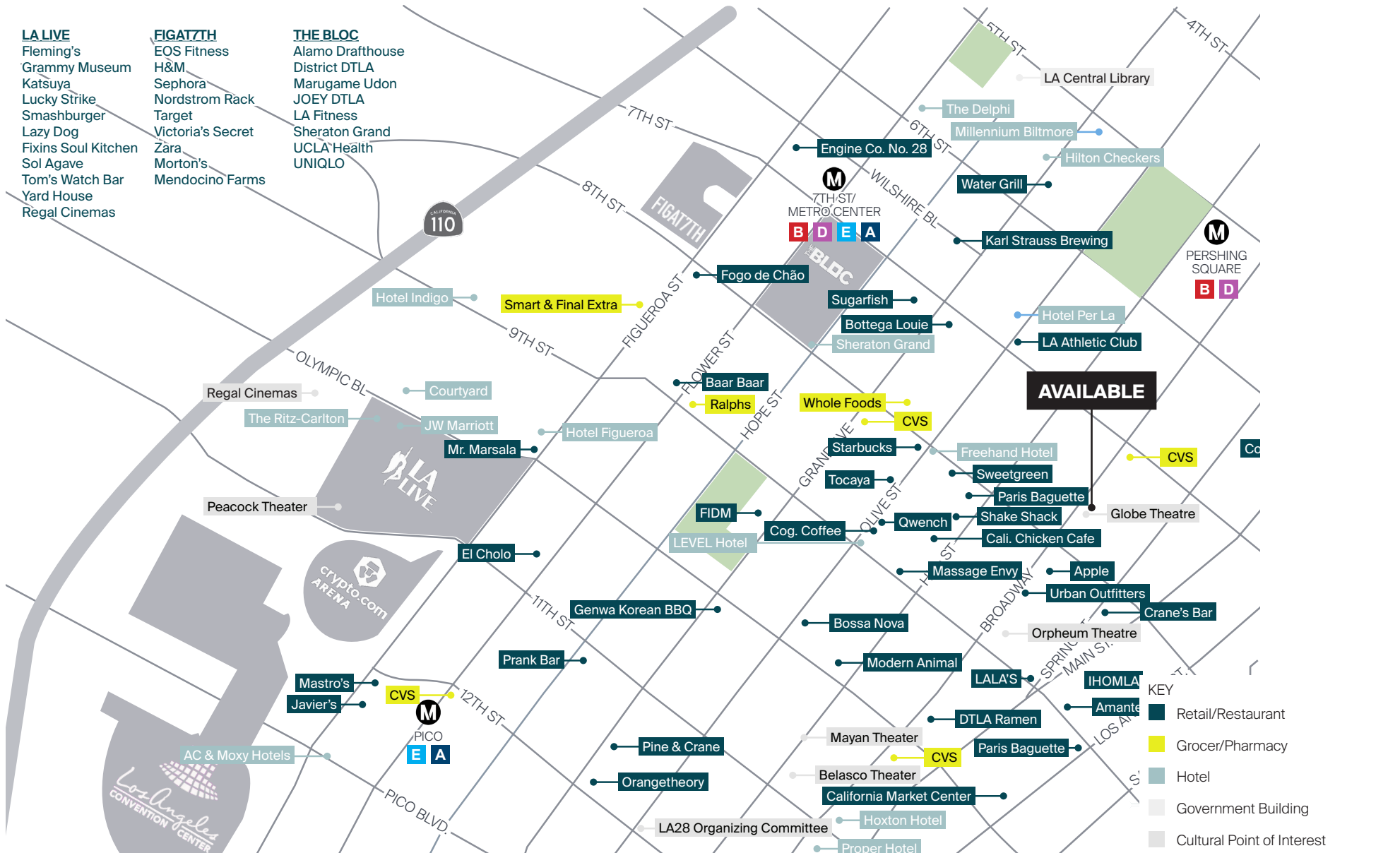


Immediate Vicinity

Down street from new Apple store



Downtown Los Angeles



Downtown Los Angeles

Live 80,000+ RESIDENTS


\$93,000
AVERAGE HHI

90%	RESIDENTIAL OCCUPANCY
26%	RESIDENTIAL INVENTORY GROWTH SINCE 2010
41%	POPULATION GROWTH 2010-2022

61%
25-54 YEARS OLD

67%
LOVE DTLA


67% POST
SECONDARY EDUCATION


46% WALK, BIKE,
OR TAKE TRANSIT TO
WORK

Work 288,000+ JOBS

\$95,000
AVERAGE HHI

79%	EXPECT TO BE IN THE OFFICE AT LEAST HALF THE TIME
19%	JOB GROWTH IN "KNOWLEDGE INDUSTRIES"
19%	OF CITYWIDE JOBS

61%
30-54 YEARS OLD


57% POST
SECONDARY EDUCATION


57% COMMUTE
LESS THAN 7 MILES
FROM THEIR HOME



Visit 17 MILLION VISITORS IN 2023

\$4.5 Billion	58%	HAVE VISITED GRAND CENTRAL MARKET
SPENT YEARLY	58%	HAVE VISITED ARTS DISTRICT
745	55%	HAVE VISITED LITTLE TOKYO

745
RETAIL BUSINESSES
PER SQUARE MILE


171 FOOD/BEVERAGE
BUSINESSES PER
SQUARE MILE


93 WALK SCORE



Source: DCBID Demographic Survey 2024

Your trusted *partners*

Justin Weiss

justin.weiss@kwprealestate.com
310-887-3450
DRE #01920886

Lee Shapiro

lee.shapiro@kwprealestate.com
310-887-6226
DRE #00961769