

811 W 7th

The Fine Arts Building



**2ND GEN RESTAURANT, SHOWROOM
RETAIL, DESIGN SPACE
AVAILABLE NOW**

Exclusively listed by:

Gibran Begum

Executive Vice President
gbegum@naicapital.com
Direct: 310.806.6109
Mobile: 310.922.0756
CA DRE Lic #01455990

Marty Shelton

Vice President
mshelton@naicapital.com
Direct: 310.440.8500
CA DRE Lic #00835288

finearts811.com



NAI Capital
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

MANCHESTER
CAPITAL MANAGEMENT

PROPERTY DETAILS

Address: 811 W. 7th Street, Los Angeles, CA 90017

Uses: 2nd Generation Restaurant, Showroom, Retail, Design Space.

Total Size: ±12,328 RSF

Mezzanine: ±2,679 RSF



Ground Floor:

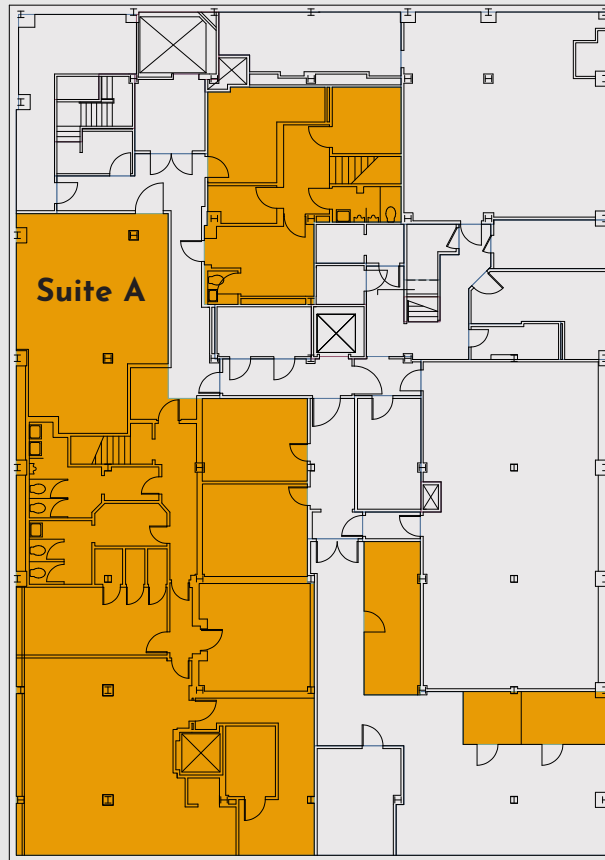
Suite A: ±7,356 RSF

Suite B: ±2,293 RSF

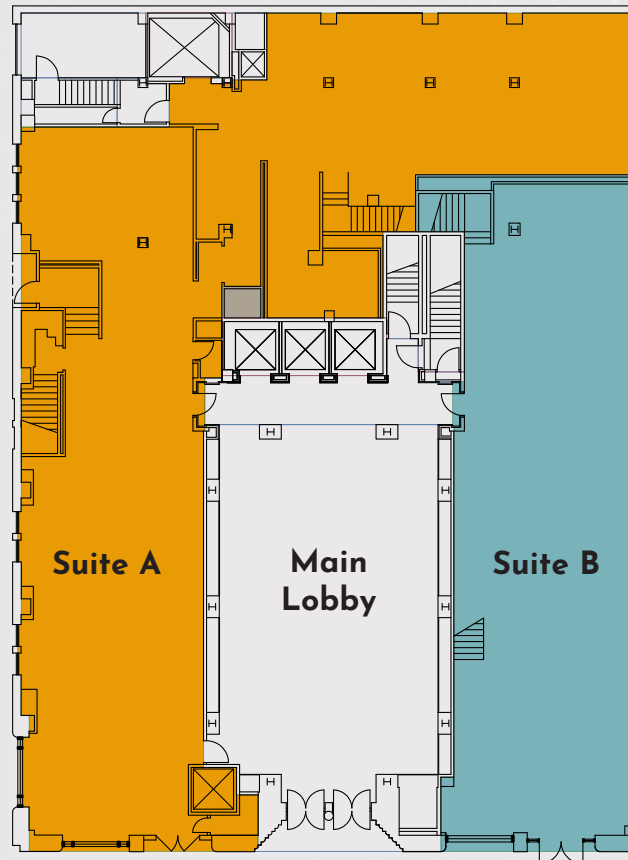


FLOOR PLANS

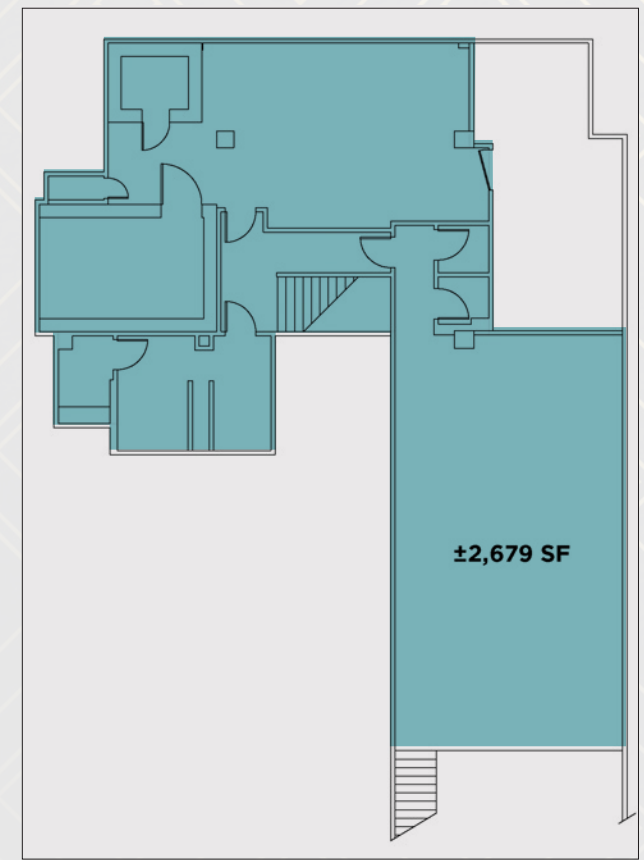
Basement



Ground Floor



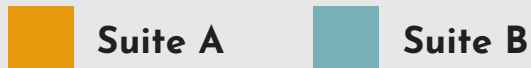
Mezzanine



2nd Gen Fully Built-Out Restaurant Bar Space

Suite A: $\pm 7,356$ RSF (Ground Floor 4,320 SF + 3,036 SF Basement)

Suite B: $\pm 2,293$ RSF Ground Floor + $\pm 2,679$ SF Mezzanine



**Note: actual floor layout may vary slightly from the plans below*





DTLA BY THE NUMBERS



85,000+

Residential population



\$86,000

Average household income



300,000+

Worker population



9,000+

Hotel rooms



23,000 CPD

Traffic counts



36

Median age



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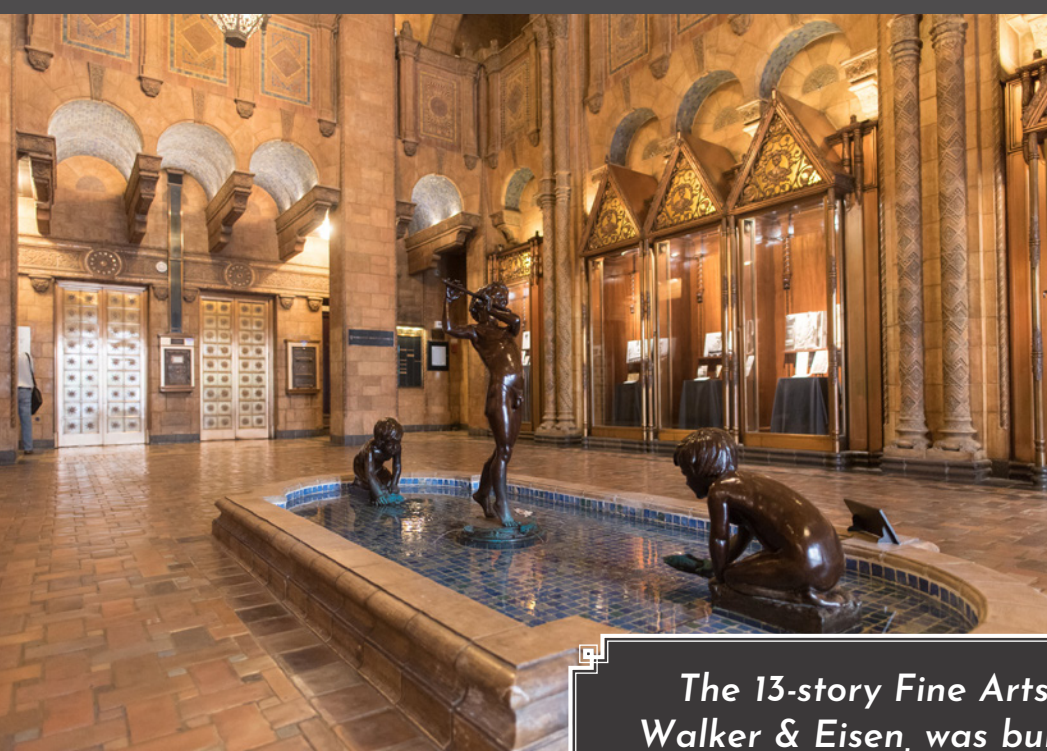
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Mezzanine



Ground Floor





The 13-story Fine Arts Building, designed by Walker & Eisen, was built in 1926 as studios and galleries for downtown artists and has been fully restored as a premier creative office building.



LOCATION MAP



AMENITIES MAP

WALK
SCORE
97

TRANSIT
SCORE
100

BIKE
SCORE
85

CITY NATIONAL
PLAZA



SETTECENTO
RESTAURANTE

INTERCONTINENTAL
HOTELS & RESORTS

SITE

THE
DELPHI

THE
BILTMORE
LOS ANGELES

FIGAT 7TH
SHOPPING MALL

NORDSTROM **1** RACK

TARGET



FIVE GUYS
BURGERS and FRIES

ZARA

H&M



MENDOCINO FARMS
sandwich market



THE BLOC
SHOPPING CENTER

JOEY
RESTAURANTS

LAIFITNESS.



UCLA Health



BOTTEGA LOUIE

DTLA

S FIGUEROA ST

S FLOWER ST

W 7TH ST

W 6TH ST

S GRAND AVE

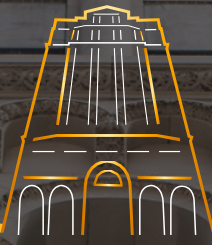
110



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CA DRE Lic #00835288

NAI Capital Commercial

West Los Angeles
11150 Santa Monica Blvd.
Suite 1550
Los Angeles, CA 90025
310-806-6100

Downtown Los Angeles

800 S. Figueroa St.
Suite 925
Los Angeles, CA 90017
213-632-7700

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