

# FOR SALE

1354 E WASHINGTON BL  
LOS ANGELES, CA 90021

# ±12,100 SF

INDUSTRIAL BUILDING  
DTLA LOCATION



For more information, please contact:

**Daniel Park**

(213) 446-0396

[Danielpark777@hotmail.com](mailto:Danielpark777@hotmail.com)

DRE# 01227056

**PARK INDUSTRIAL**  
SPECIALIZING IN INDUSTRIAL REAL ESTATE SERVICES

Park Industrial Realty  
800 McGarry St, 5<sup>th</sup> Floor  
Los Angeles, CA 90021  
Corporation DRE# 01983713

## Property Details

Building SF:	12,100 SF
Land SF:	19,389 SF
Year Built:	1958
Clear Height:	12'
# Parking:	12 (estimated)
Loading:	3 DH
Power:	100 Amps, 120 Volts, 3 Phase, 3 Wire
Zoning:	M1-2-CPIO
APN:	5129-003-034
Sale Price:	\$3,300,000 (\$272.73/SF)

All information has been furnished from sources which we deem reliable, but for which we assume no liability. All measurements are approximate. Broker/Owner do not warrant its accuracy. Buyer/Lessee must verify all information.

## Property Highlights

- Excellent location near the Downtown LA Fashion District, providing convenient access to major apparel, showroom, and wholesale businesses
- Beautifully refurbished property with a clean, modern presentation — truly a must-see
- High-quality office buildout featuring deluxe offices, showrooms, meeting rooms, and a dedicated design room
- Clean and functional warehouse area with foil-insulated ceiling, ideal for storage, distribution, or light industrial use
- Loading dock for efficient shipping, receiving, and product movement
- Secure fenced and gated parking area, offering added privacy and control
- Automatic gate for convenient and controlled vehicle access

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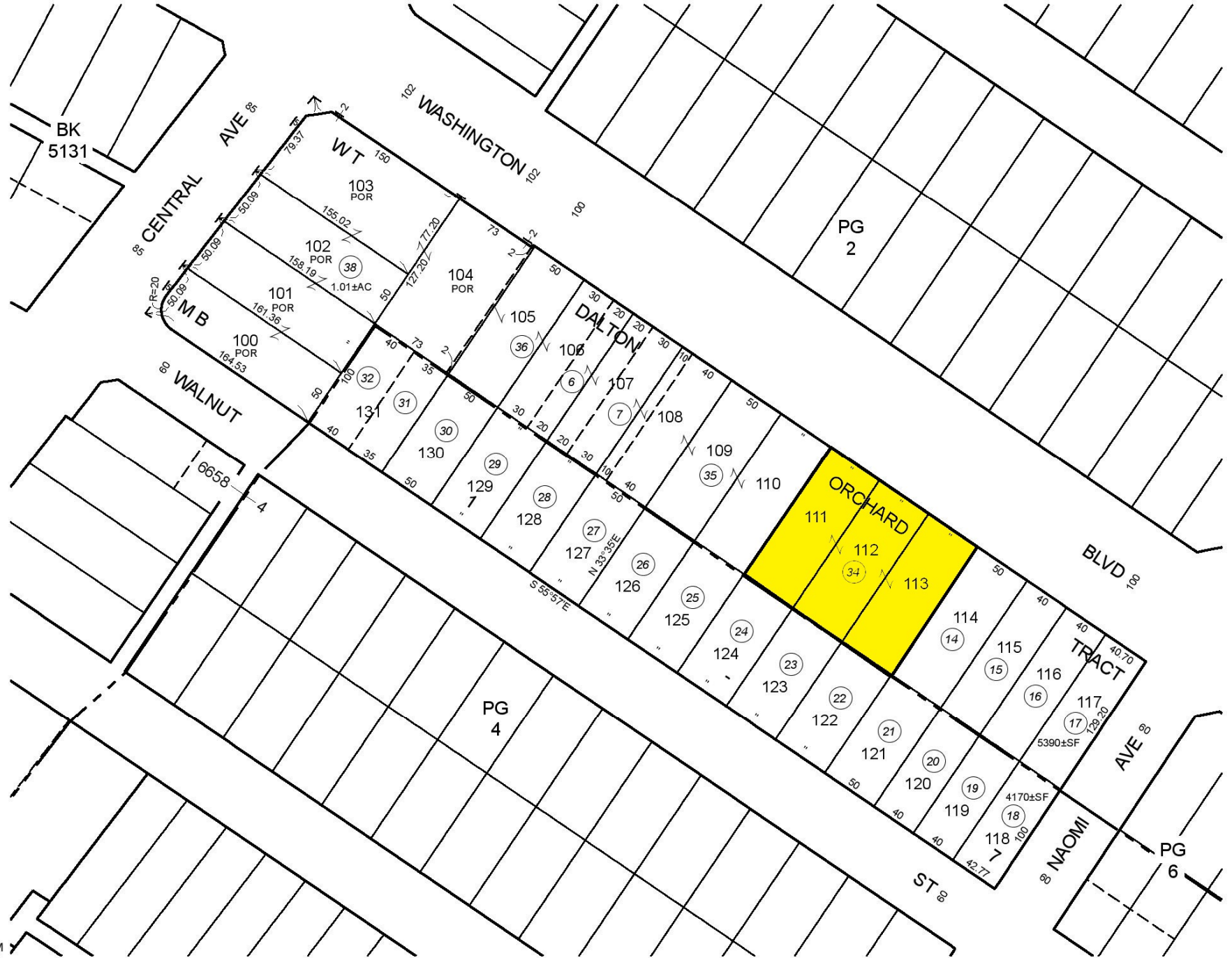
# 1354 E WASHINGTON BLVD

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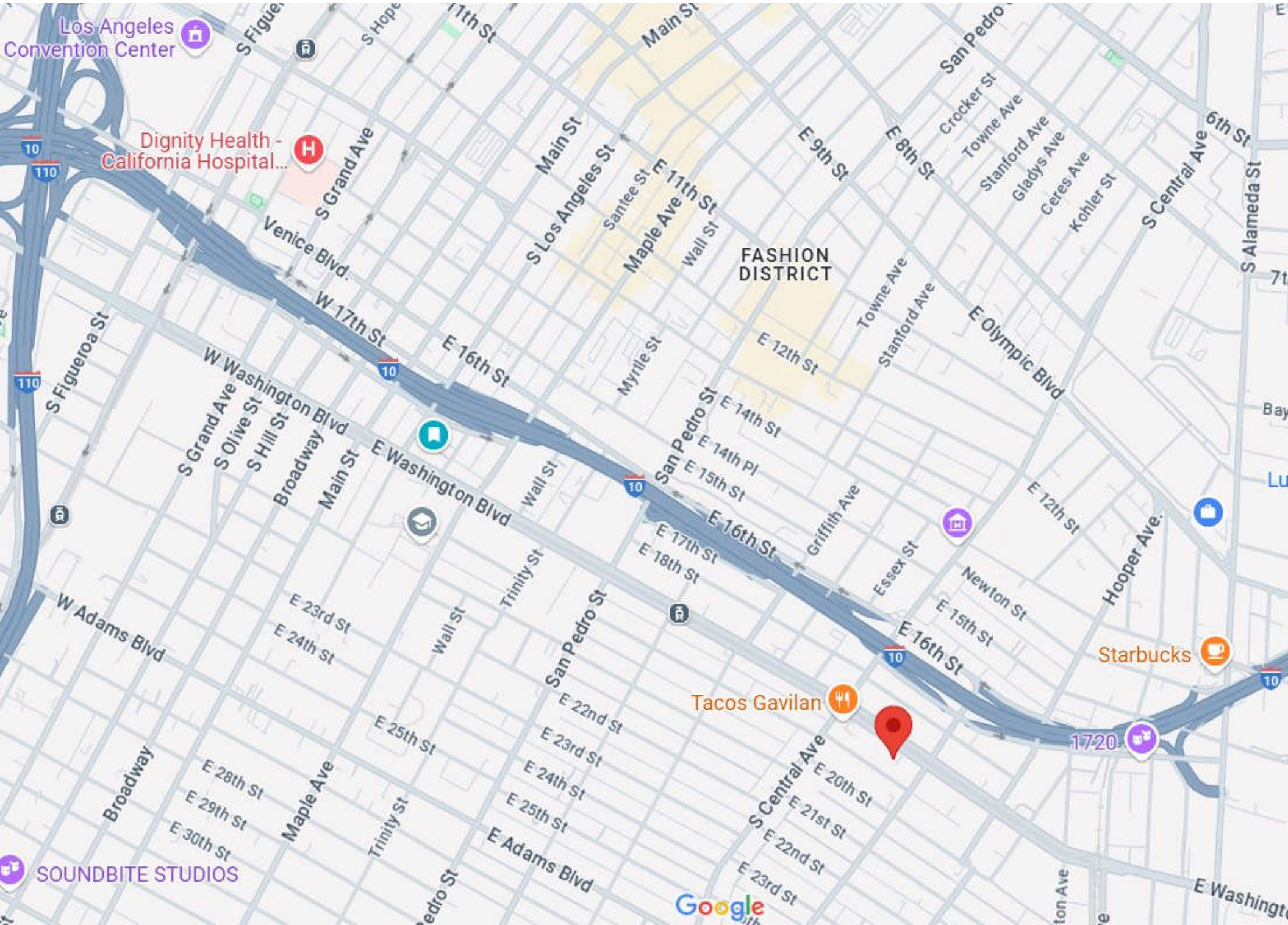


MAPPING AND GIS SERVICES  
SCALE 1" = 80'



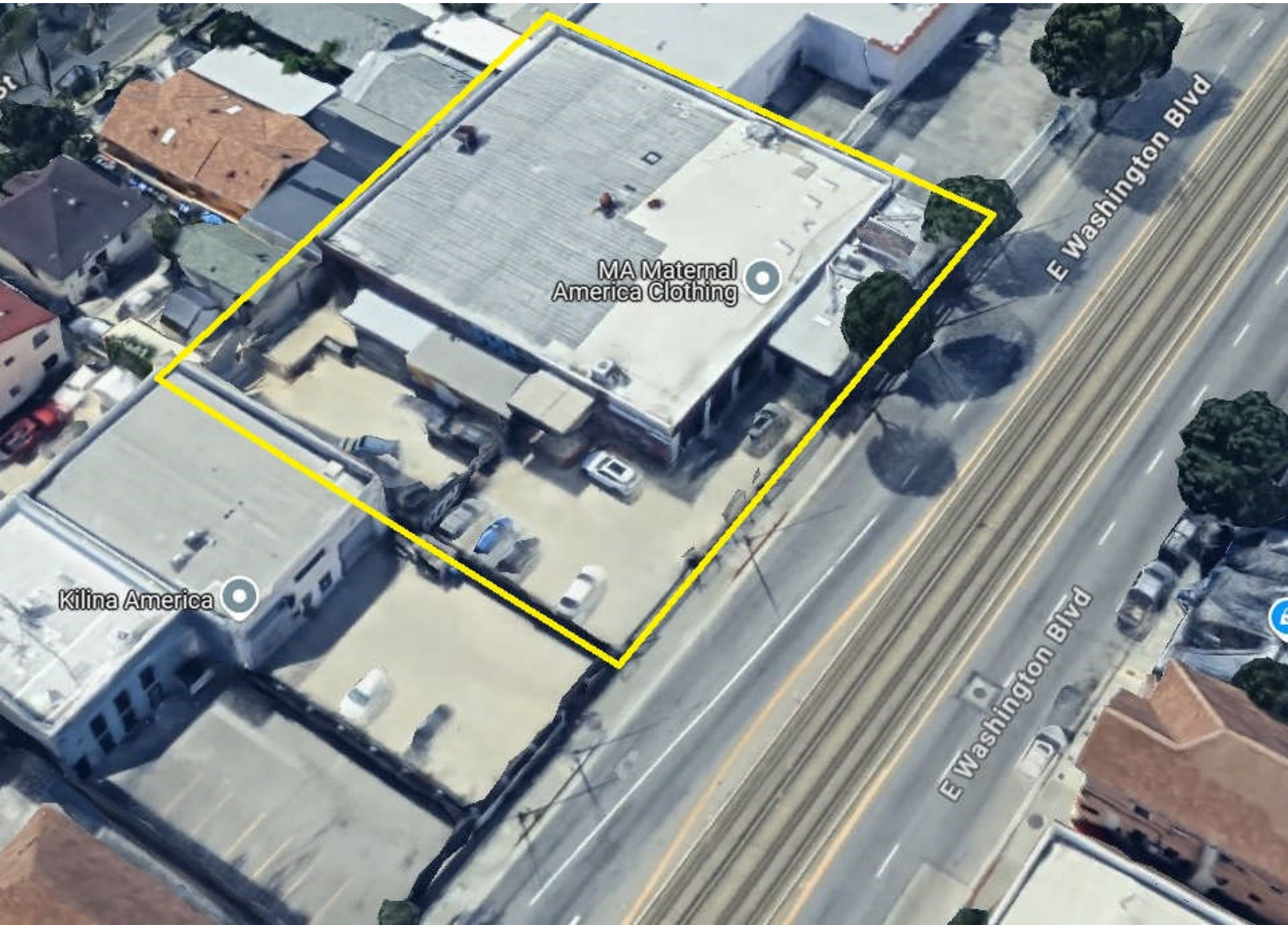
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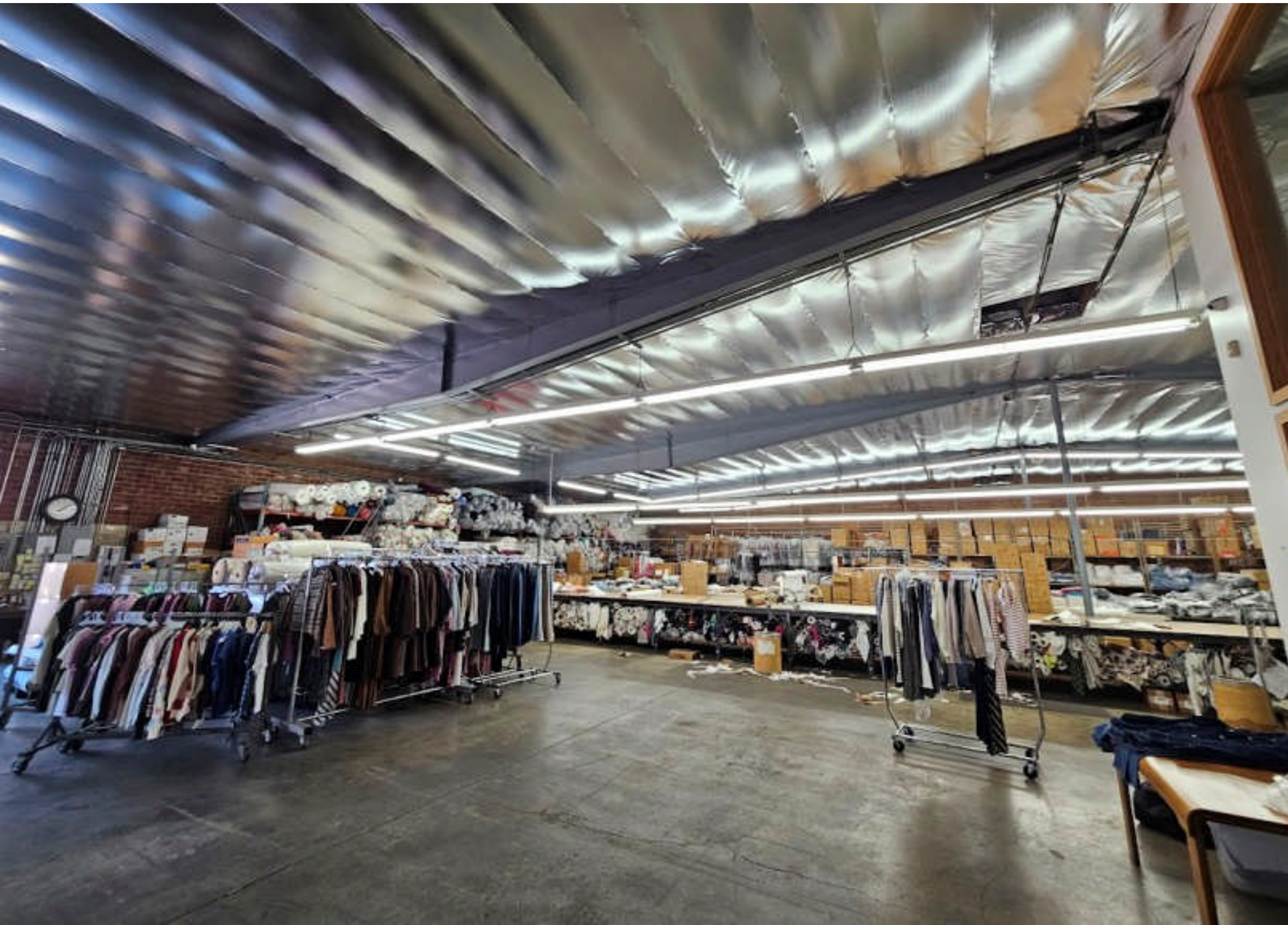
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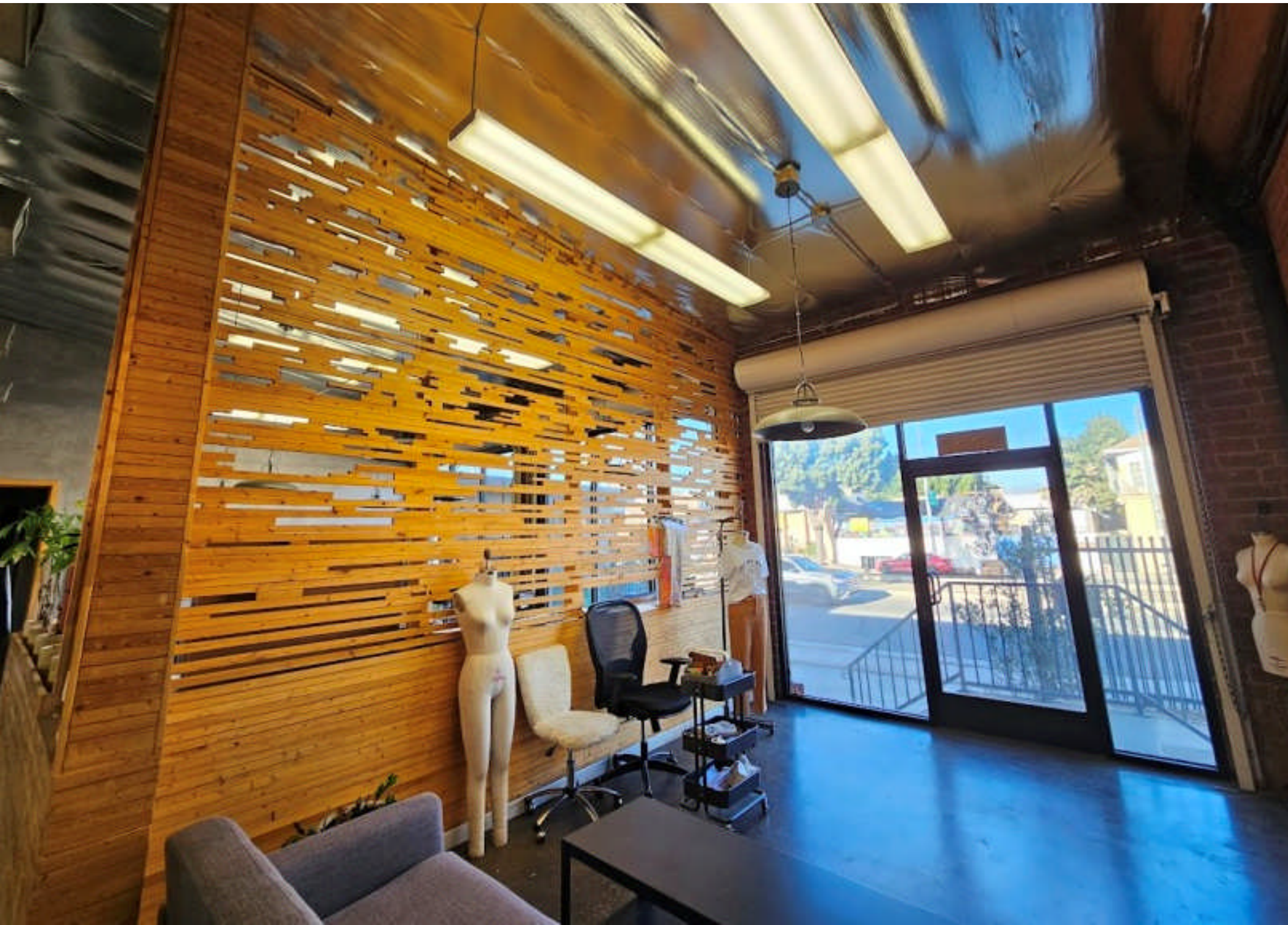
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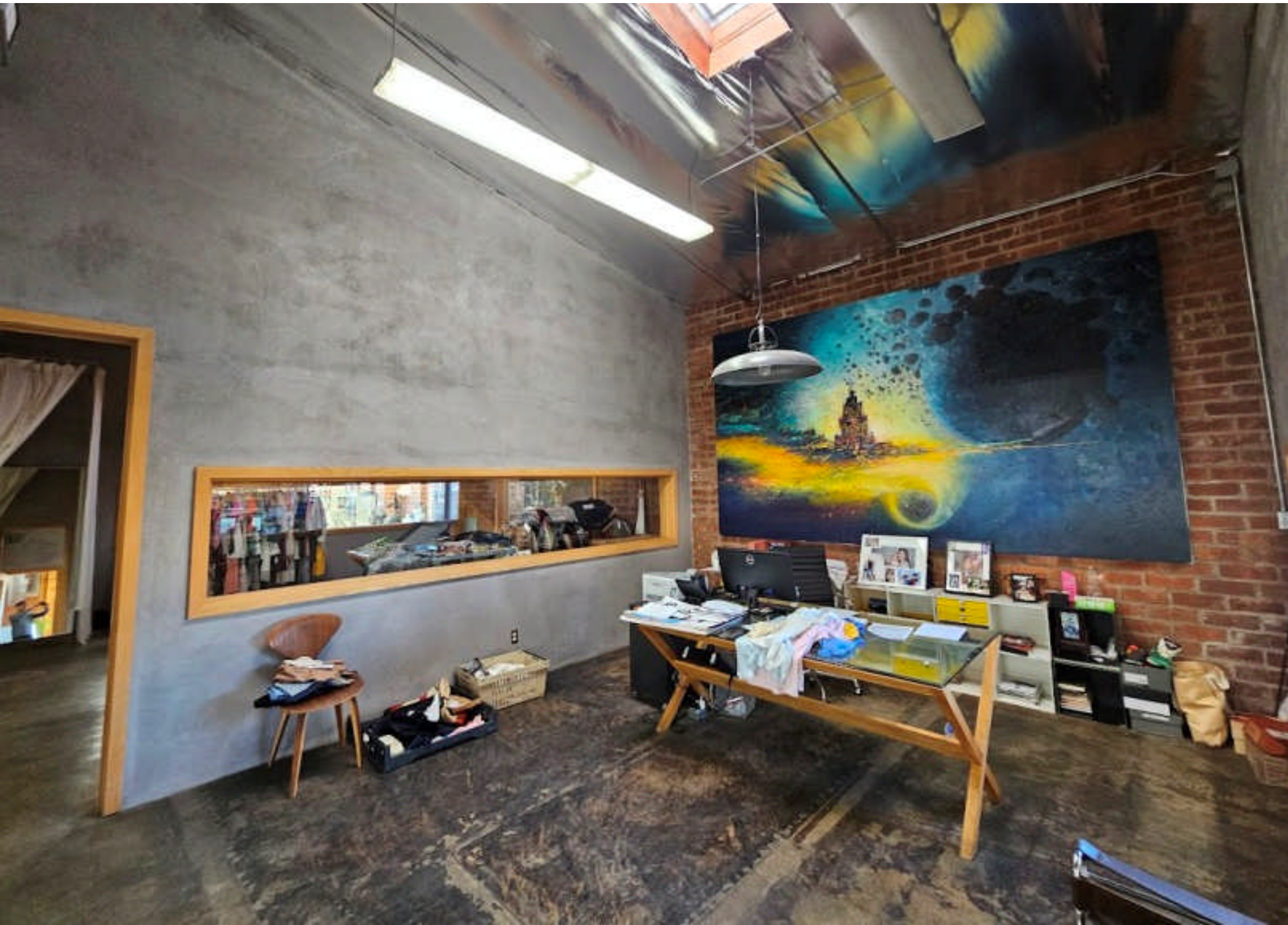
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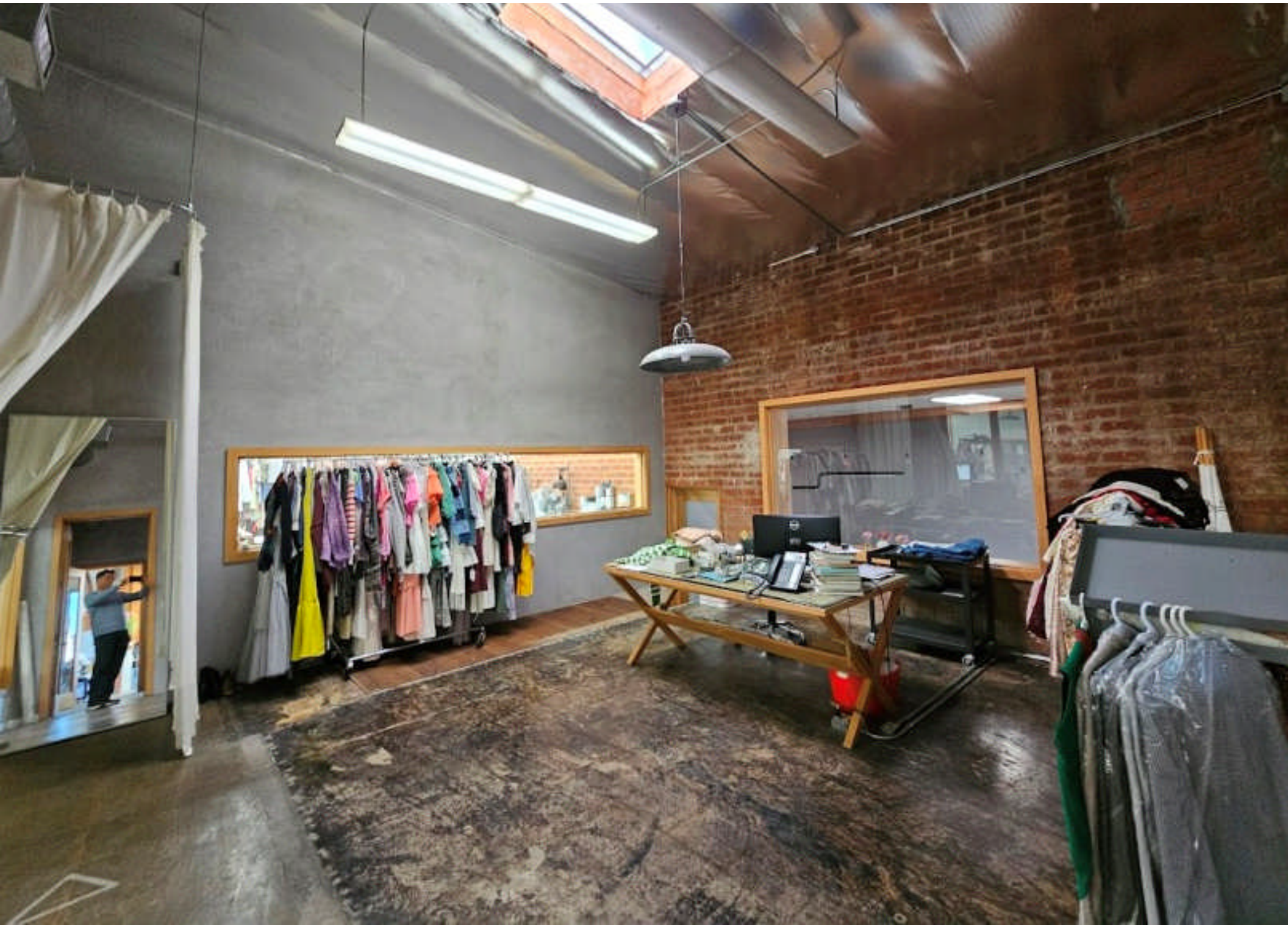
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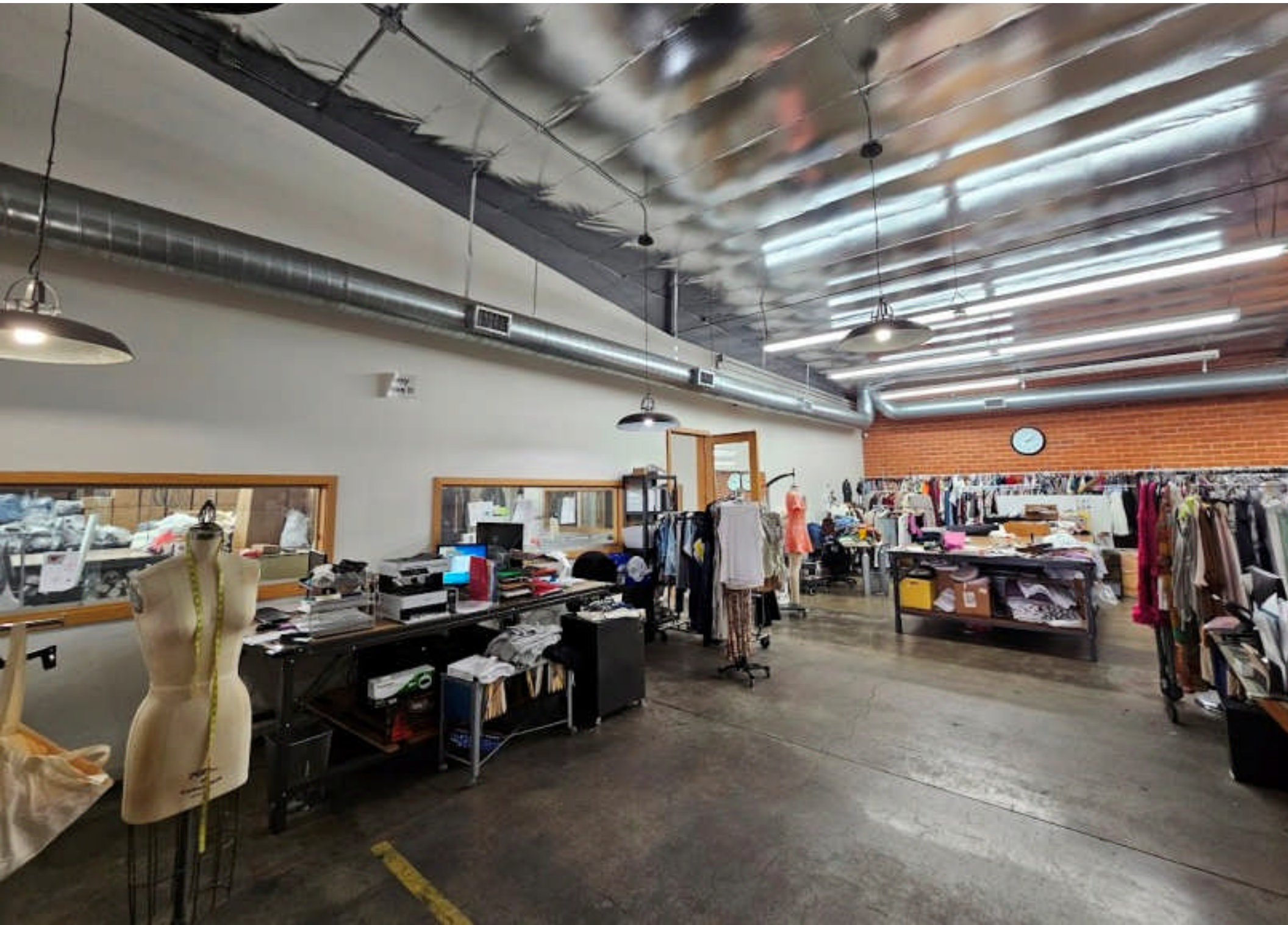
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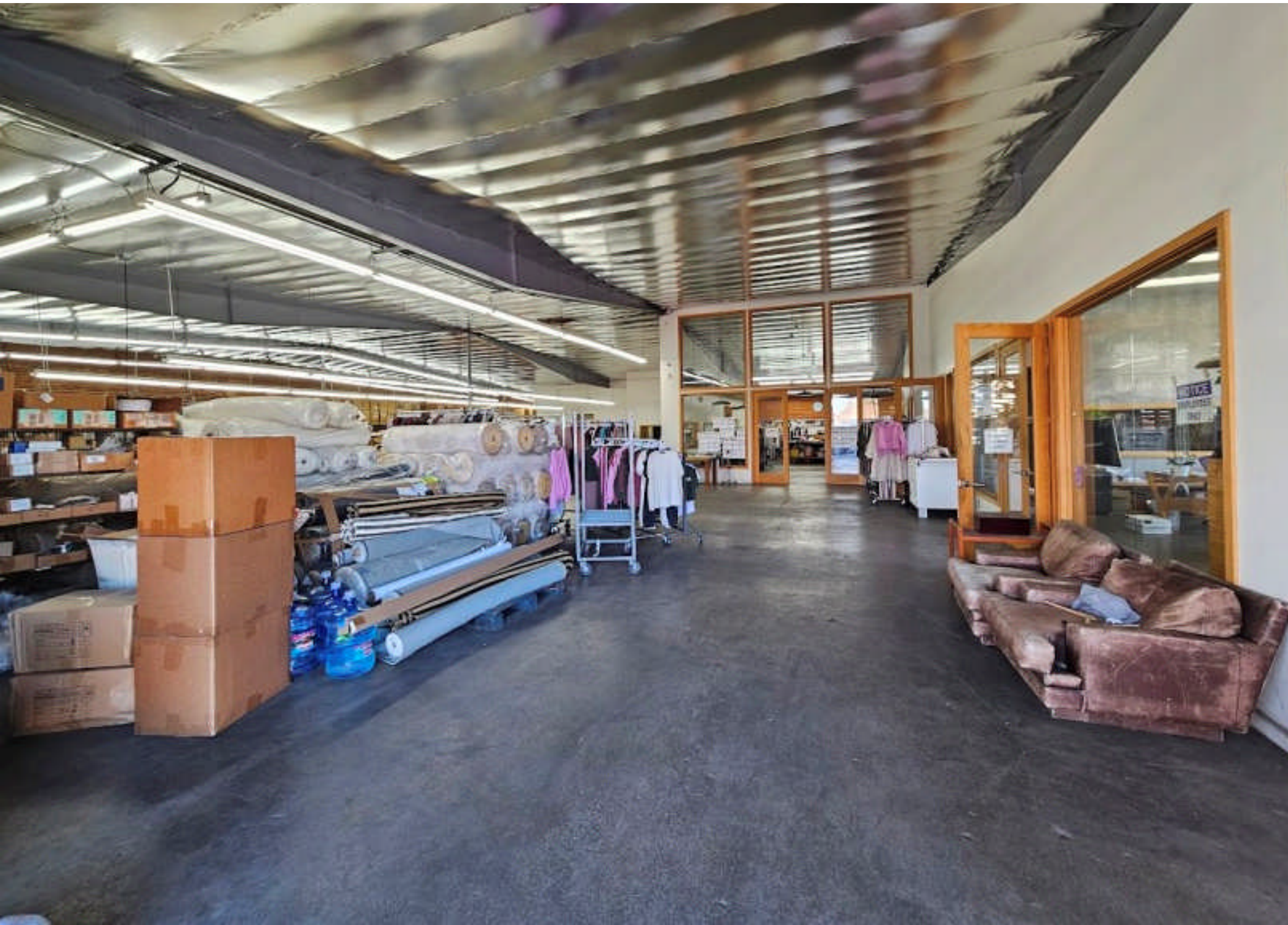
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