

PREMIER OFFICE/RETAIL OPPORTUNITY

FOR LEASE



150 SOUTH
LA BREA AVE

A TRUE LA BREA STANDOUT

CBRE

THE PROPERTY

A FLAGSHIP-READY, TWO-STORY CREATIVE SPACE TOTALING 24,445 RSF, WITH DEMISING OPTIONS AT ~5,520 RSF AND ~8,400 RSF.

PERFECT FOR RETAIL, CREATIVE OFFICE, PRODUCTION, SHOWROOM, OR ANY COMPANY SEEKING A STATEMENT-MAKING HQ.

ADJOINING 49-CAR, TWO-LEVEL PARKING LOT (APPROX. 2/1,000 RSF).

24,445 RSF
SPACE TOTAL

~5,520 RSF
DEMISE OPTION

~8,400 RSF
DEMISE OPTION



THE SPACE



- **DRAMATIC OPEN CEILINGS**
- **POLISHED CONCRETE FLOORS**

- **MEZZANINE LEVEL FOR FLEXIBLE WORKSPACE OR STORAGE, MAKING THE ENTIRE BUILDING ADAPTABLE TO A WIDE RANGE OF USERS.**





ASKING RATES

\$3.75 PSF NNN + \$0.93 NETS
OFFICE

- \$215/MO PER STALL

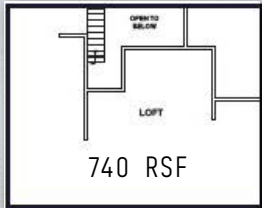
\$4.95 PSF NNN + \$0.93 NETS
RETAIL

FLOOR PLAN

24,445 RSF TOTAL

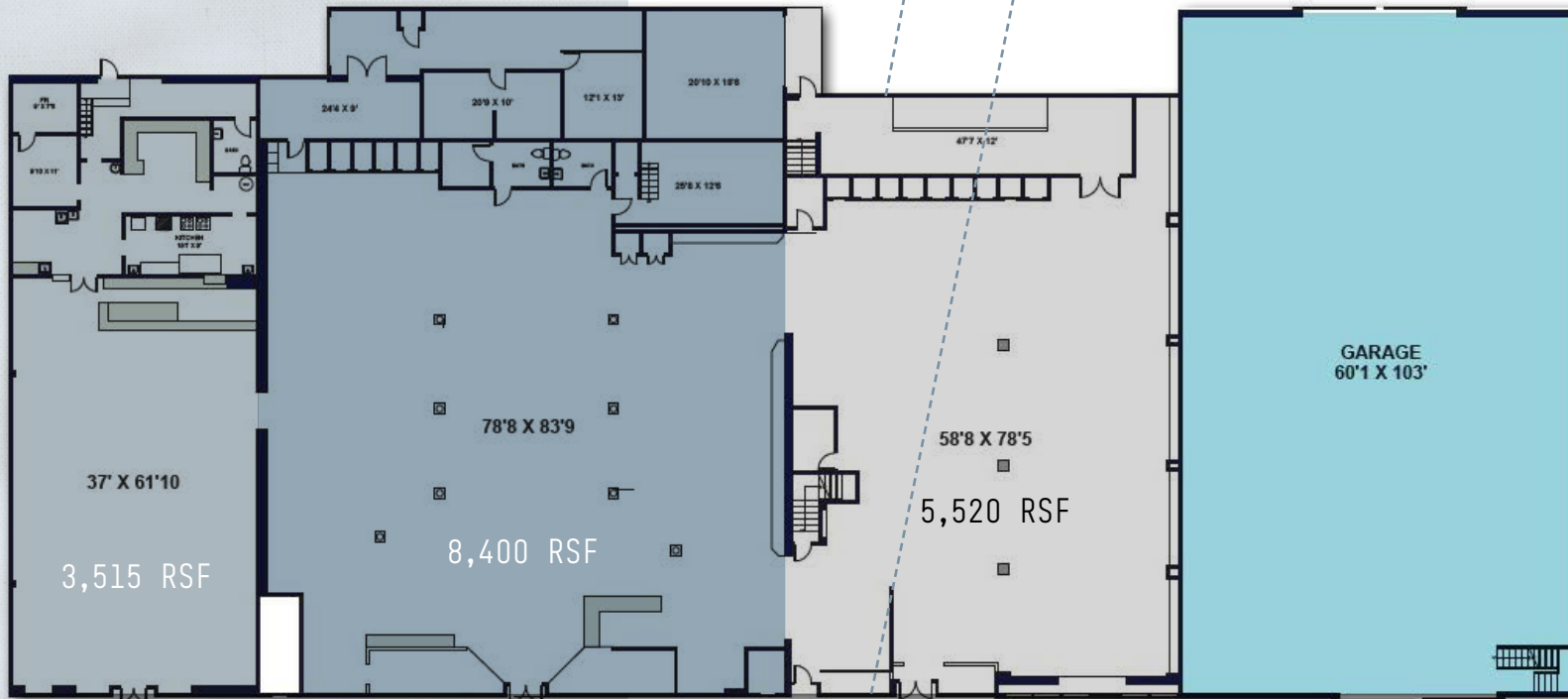
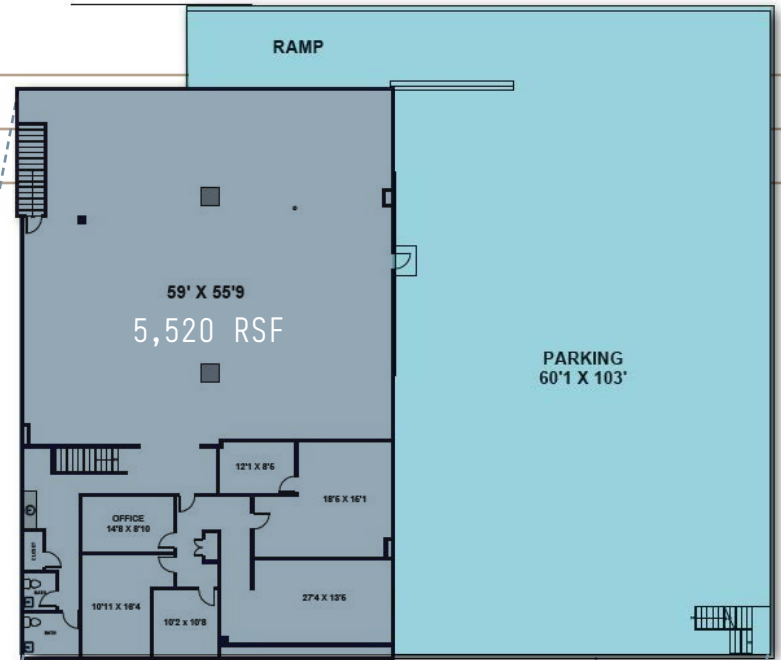
DEMISING OPTIONS:

±5,520 RSF AND ±8,400 RSF



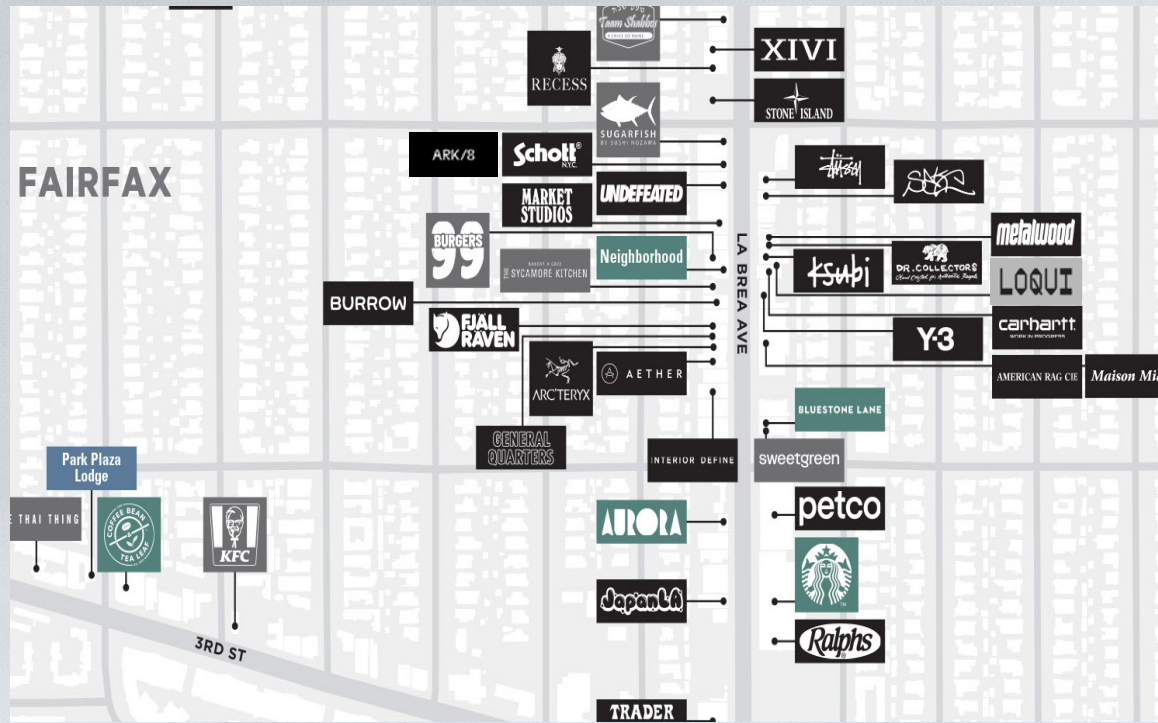
NOTE: MEZZ SPACES ARE PART OF 2ND/MEZZ FLOOR

SECOND/
MEZZ
FLOOR



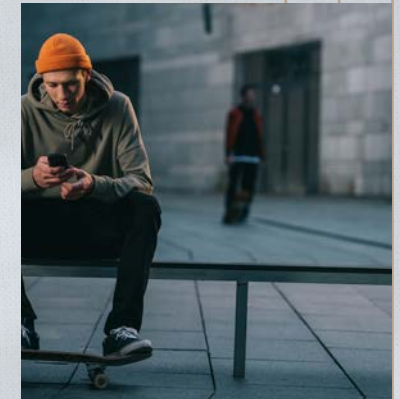
FIRST
FLOOR

CO-TENANCY ON THE BLOCK



UNDEFEATED
111 S LA BREA AVE

Contemporary outpost for men's trendy sports apparel, footwear, socks, hats & accessories.



STÜSSY
112 S LA BREA AVE

Globally recognized streetwear brand since the 1980s.



KSUBI
132 S LA BREA AVE

A destination for denim, jeans and streetwear with a signature cult core denim following.



CARHARTT WIP
132 S LA BREA AVE

A comprehensive collection of durable and comfortable men's and women's clothing.



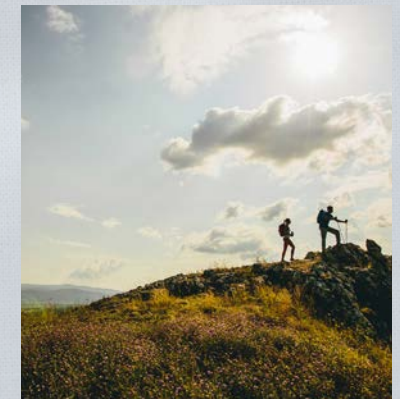
Y3
138 S LA BREA AVE

Chic athletic wear by Adidas.



BURROW
145 S LA BREA AVE

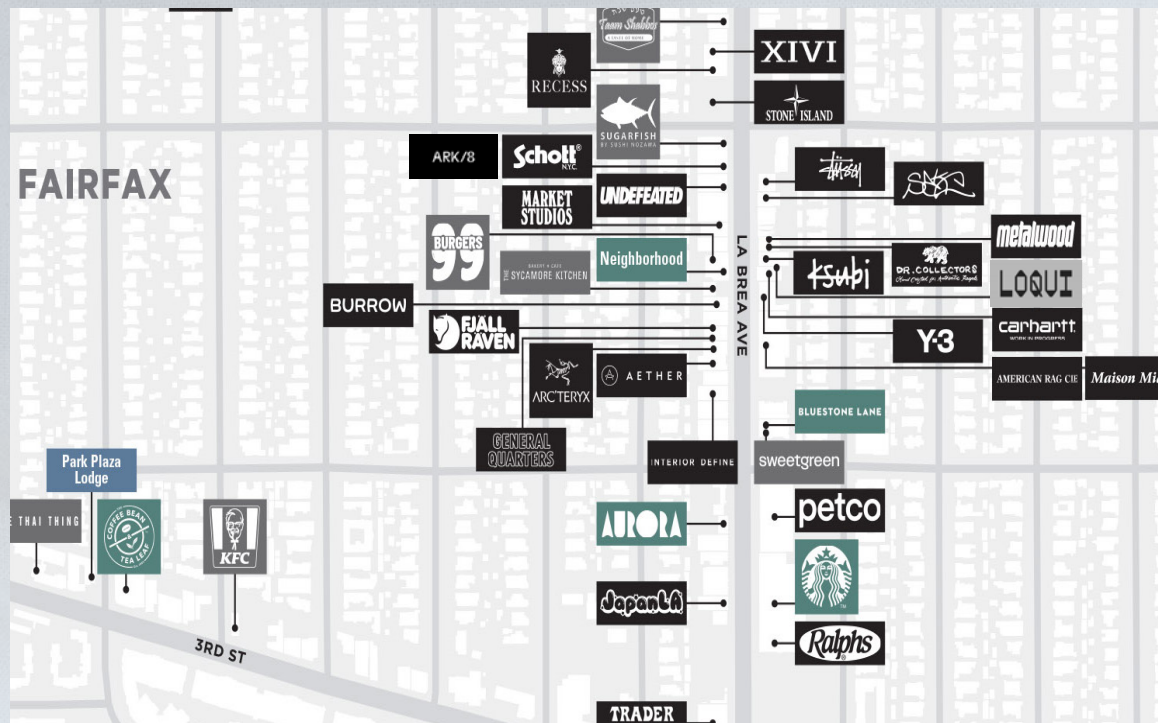
Simple adaptable furniture for a modern life at home.



FJÄLL RÄVEN
151 S LA BREA AVE

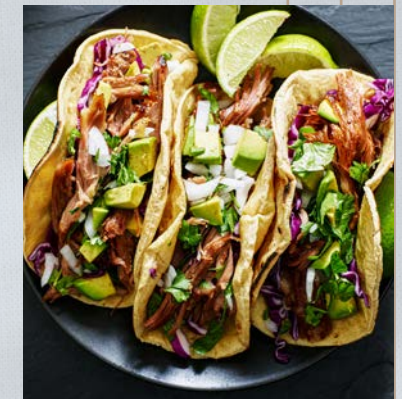
Swedish born outdoor clothing and equipment shop.

CO-TENANCY ON THE BLOCK



SUGARFISH
101 S LA BREA AVE

Celebrated local sushi chain serving traditional rolls & sake in a chic, intimate space.



LOQUI
176 S LA BREA AVE

Popular, modern Mexican taqueria in LA known for its scratch-made flour tortillas, fresh ingredients, and elevated street food.



GARRETT LEIGHT
165 S LA BREA AVE

Classic and timeless eyewear.



ARC'TERYX
159 S LA BREA AVE

Outdoor clothing and equipment with technical fabrics.



SWEETGREEN
180 S LA BREA AVE

Locally sourced, friendly counter-serve chain specializing in organic salads & bowls



AETHER
149 S LA BREA AVE

Swedish born outdoor clothing and equipment shop.



150 SOUTH LA BREA AVE

FOR LEASE

A TRUE LA BREA STANDOUT

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