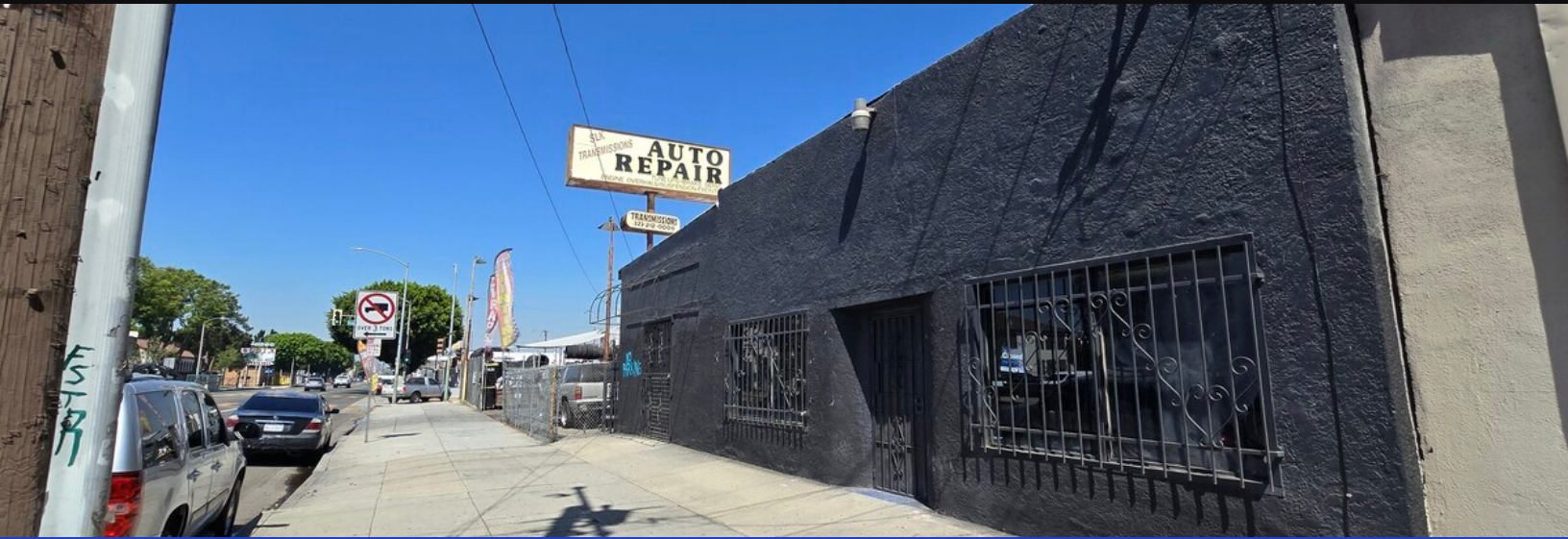


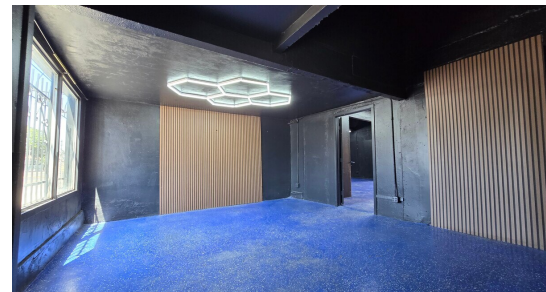
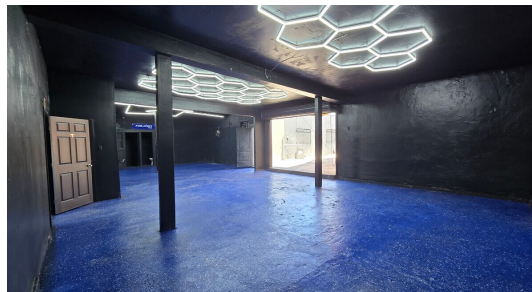
FOR LEASE

SE RENTA

4151 E OLYMPIC BLVD, LOS ANGELES, CA 90023



ZONED C-M · AUTO REPAIR & USED CAR SALES PERMITTED



THE SPACE

- **2,500 SF** single tenant · roll-up door direct to Olympic Blvd
- **Fenced rear yard** covered canopy — parking, storage, vehicle display
- **Renovated 2025** nice floors, LED lighting, private office, restroom
- **± 33,000 cars/day** street-facing signage on Olympic Blvd
- **Available now** no body work, paint, or upholstery permitted

ASKING RENT

\$4,950

PER MONTH
EXCLUDING UTILITIES

TALLER MECÁNICO O VENTA DE CARROS USADOS

2,500 pies cuadrados en Olympic Blvd. Ya está zonificado para taller mecánico y venta de carros usados. Remodelado en 2025: pisos bonitos, luces LED, oficina privada y baño. Patio cercado atrás con techo para estacionamiento o exhibición de carros. Puerta de garaje con salida directa a Olympic. \$4,950 al mes, no incluye servicios. No se permite hojalatería ni pintura.

CALL OR TEXT · LLAME O MANDE TEXTO

949-490-1022

This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. The information is subject to errors, omissions, change of price or conditions, prior lease, or withdrawal without notice. Prospective tenants shall have the obligation to conduct their own independent investigation, verify all information, and bear the risk for any inaccuracies. Owner shall have no obligations whatsoever to any party until a formal written lease agreement is mutually executed by owner and tenant.