

PRIME CORNER BAR/SPORTS BAR OPPORTUNITY | FULL LIQUOR LICENSE

5135 West Adams Blvd, Los Angeles | 1,480 SF



OPPORTUNITY

Set in a 10-unit multifamily property, this ground-floor, second-generation space is ready for your bar/sportsbar concept. Located in one of LA's fastest-growing neighborhoods, it offers high visibility and immediate access to a thriving nightlife and dining scene, a standout opportunity for operators looking to hit the ground running.

PROPERTY HIGHLIGHTS/BUILDING IMPROVEMENTS



Exterior

- » Two exclusive outdoor patios
- » Onsite parking
- » Exterior signage



1,480 SF: Move-in ready



Located in the West Adams District



Hard corner location in



Culver City adjacent



2nd Generation Bar/Restauraunt

- » 15' Floor to ceiling height
- » 450 SF Basement/storage
- » CUP for full liquor license
- » Ovens, walk in refrigerator

AREA DEMOGRAPHICS

(3 Mile Radius)¹



155,394

Total Employees



22,194

Total Businesses



343,914

Population

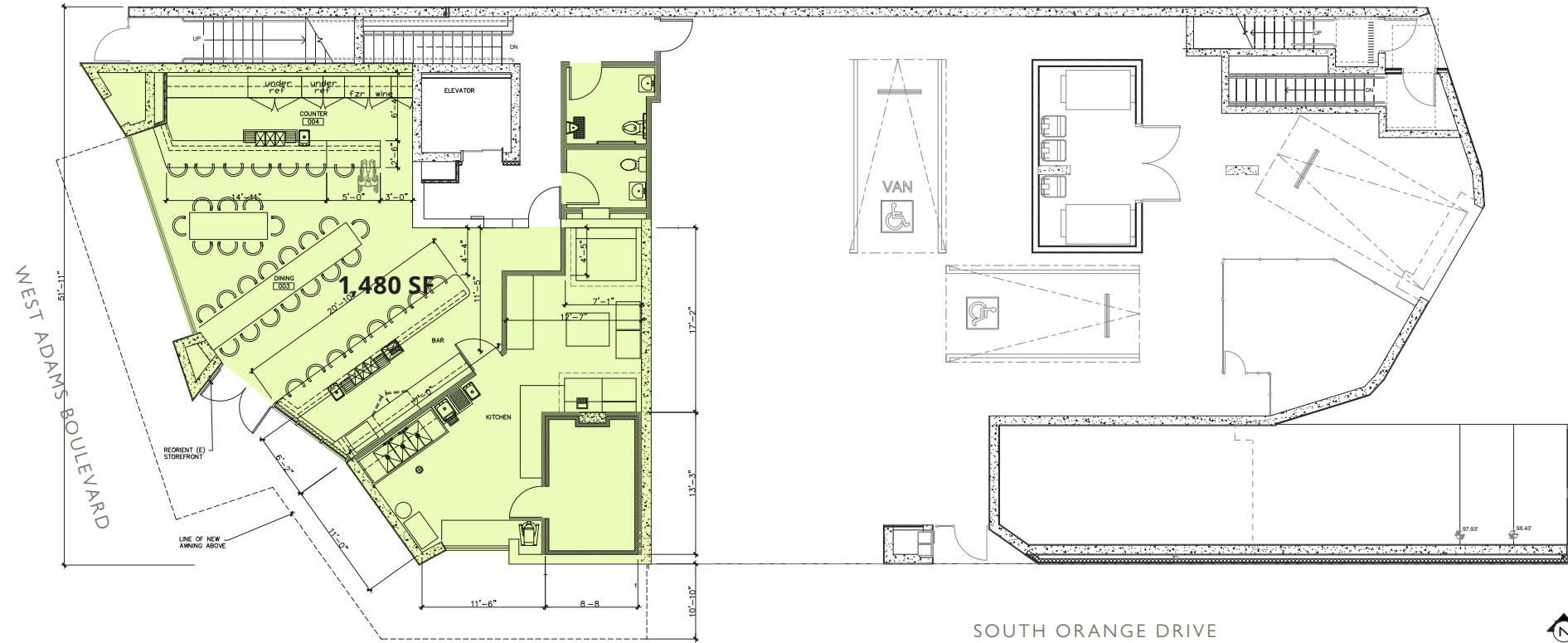


136,889

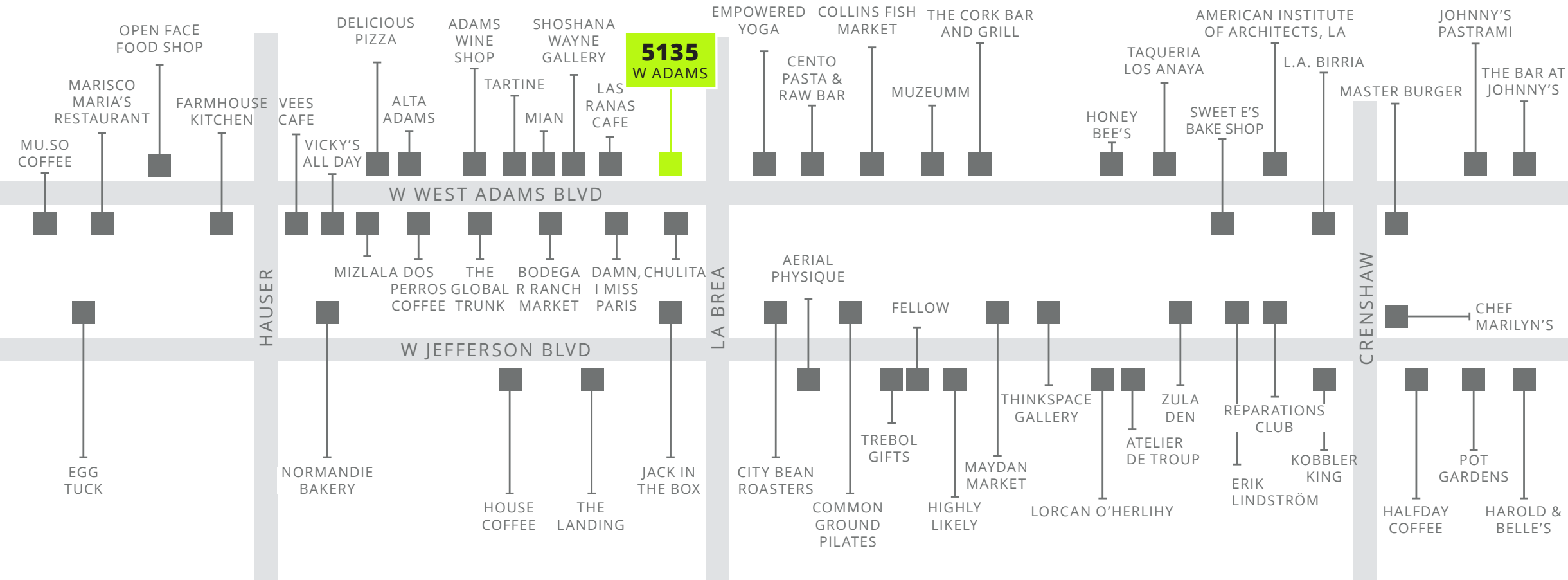
Households

1) Costar

FLOOR PLAN



WEST ADAMS AMENITIES



THE BAR AT JOHNNY'S

Tucked between Culver City and Downtown LA, West Adams is where creativity meets community. This neighborhood is home to local artists, up-and-coming restaurants, and unique shops. Whether you're grabbing coffee at a cozy café, checking out a gallery, or trying a new restaurant, West Adams offers a laid-back vibe with plenty to explore.

Trendy Local Businesses

- » Aerial Physique
- » MuzeuMM
- » Fellow
- » Common Ground Pilates

Nearby Eateries

- » Maydan Market
- » Highly Likely
- » Johnny's Pastrami
- » CENTO Pasta & Raw Bar

5135

W ADAMS BLVD | LOS ANGELES, CA

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CIM is a community-focused real estate and infrastructure owner, operator, lender and developer. www.cimgroup.com

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