

ATLANTIC COURT

718 - 726 MATEO ST., DTLA



NOW COMING SOON

LUCKY'S

RETAIL, &
CREATIVE OFFICE
FOR LEASE

ATLANTIC COURT

718 - 726 MATEO



RESTAURANT & RETAIL

Located in the Arts District, 726 Mateo is a vintage industrial building, constructed in 1923 and upgraded into a spacious, retail and F&B-ready space with a private outdoor patio.

ADDRESS

726 Mateo St.,
Los Angeles, CA 90021

LOCATION

Arts District

AVAILABILITY

Two retail spaces.
Move-in ready

SQUARE FOOTAGE

910 sf and 1,860 sf

MATEO ST

RESTAURANT & RETAIL

BUILDING AMENITIES

- Exposed bow truss and brick
- Frosted skylights
- New insulated roof
- 30-ton HVAC
- 3000-gal grease interceptor
- 600A power
- 2-1/2" water line
- 3" gas line
- Fire-sprinklered
- Secure entry
- Polished concrete floors
- Sustainable composite decking
- Drought tolerant landscaping and irrigation
- ADA accessibility
- 298 person indoor occupancy
- Master CUB in-place allowing for a Type 47 Liquor License**

* BOMA Standard
Proposed Demsing



E 7TH PL.

OUTDOOR 2,200 SF

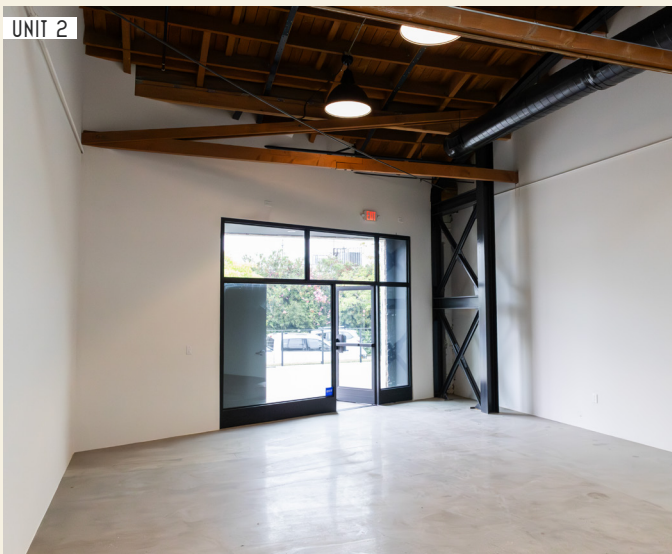
LUCKY'S

UNIT 1

UNIT 2
910 SF

UNIT 3
1,860 SF

15TH ALLEY WAY



ATLANTIC COURT

718 - 726 MATEO



CREATIVE OFFICES

718 Mateo houses six flexible office spaces, totaling approximately 9,800 sq. ft., The property is home to a mix of design, fashion and creative agencies. One move-in-ready space coming available December 2025.

ADDRESS

718 Mateo St.,
Los Angeles, CA 90021

LOCATION

Arts District

AVAILABILITY

December 2025

SQUARE FOOTAGE

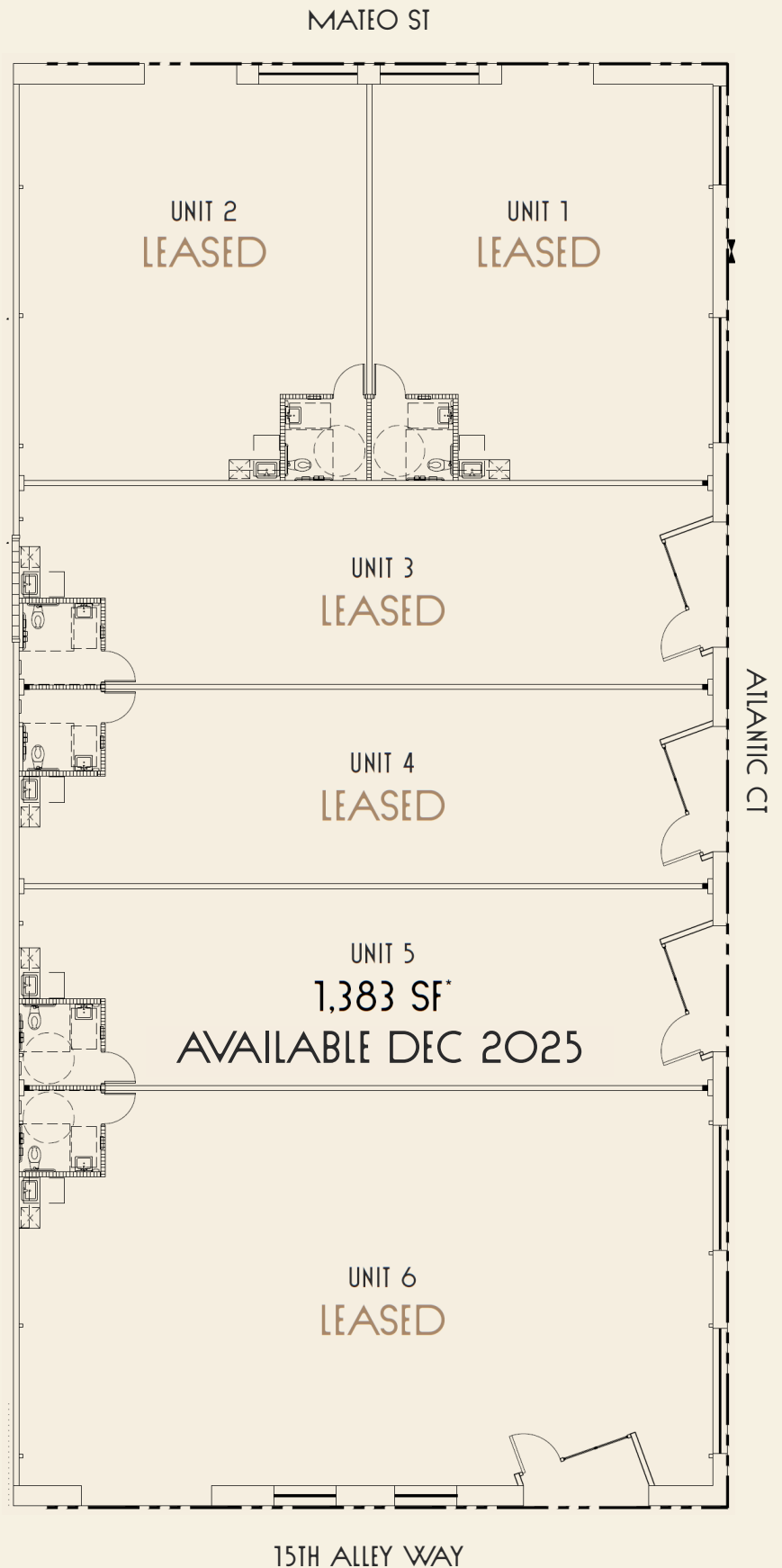
1,383 sf

CREATIVE OFFICES

BUILDING AMENITIES

- Exposed bow truss & brick
- Frosted skylights
- New insulated roof
- New HVAC
- 200A power
- Custom storefronts with roll-down security
- Fire-sprinklered
- European kitchenette with birch cabinetry and worktables
- Gender-neutral restrooms with modern fixtures
- Pendant, task & accent lighting
- Tenant branding areas & directory
- Polished concrete floors
- ADA accessibility
- Wifi-ready

* BOMA Standard



OUR NEIGHBORS



- Bavel
- Bestia
- Good Liver
- Guerrilla Tacos
- Soho Warehouse
- Warner Music Group
- Maru Coffee
- Dover Street Market
- Hauser & Wirth
- Girl & the Goat
- Zinc Café
- Damian
- Yangban Society
- And More!



DEMOGRAPHIC BREAKDOWN

20-Min Drive Time

POPULATION

5.5 M

AVERAGE HOUSE VALUE

\$1.2 M

AVERAGE HOUSEHOLD
INCOME

\$120 K

AVERAGE AGE

37.8



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GET IN TOUCH

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ØDYSSEY

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