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# Chapman Market

KOREATOWN

3465 W 6TH ST, LOS ANGELES, CA 90020

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# A COLORFUL PAST AND A VIBRANT FUTURE

*Chapman Market*



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# HISTORY IN THE MAKING

**KOREATOWN'S CULTURALLY RENOWNED CHAPMAN MARKET IS POISED TO BECOME AN EVEN MORE BUZZWORTHY DESTINATION THAN EVER BEFORE.**

Under new ownership, the Chapman Market will be reimagined. Enhancing the entryways and activating the spaces and common areas, retail will expand and a new central courtyard will offer a social hub for customers. This will create opportunities for new retailers to contribute to the community and write the next chapter of its famous history.



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**DURING THE GOLDEN AGE, THE CHAPMAN MARKET WAS A  
DESTINATION FOR HOLLYWOOD'S ELITE.**

With 1929 Spanish Colonial Revival architecture, handsome wrought iron fences and art deco touches, you can sense the Chapman Market's affluent history as you walk through it.

At one time, this cultural gem served Hollywood's wealthiest. With lavish design, the world's first drive-through grocery store and an entire courtyard dedicated to parking, the Chapman Market offered rare luxuries in the city of LA

In modern times, the market is becoming more unique than ever. It continues to attract a wide mix of LA citizens looking to shop, dine and enjoy nightlife in this thriving corner of Koreatown.



Chapman Market's Inner Courtyard





# PROXIMITY MAP

KOREATOWN IS ONE OF THE MOST  
CENTRAL LOCATIONS IN LOS ANGELES.

**0.5 MILES**  
Metro Rail Station at Wilshire and Vermont

**0.8 MILES**  
The Wiltern Theatre

**3 MILES**  
Downtown Los Angeles and the Staples Center

**4 MILES**  
Hollywood

**6 MILES**  
Beverly Hills and Century City

**14 MILES**  
Los Angeles International Airport

SILVER LAKE / ECHO PARK

19 MINUTES / 3.9 MILES

20 MINUTES / 3 MILES

*Chapman Market*

KOREATOWN

PICO-UNION

DOWNTOWN LA

101

110

10

101

10

# MORE THAN A MAKEOVER

## ACTIVATIONS AND UPDATES

Renovations will do more than restore the Chapman Market to its grandeur. The addition of plants will create a lush and inviting exterior. New entrances will bring customers to the center of life at the market, the courtyard. Hand-painted signage and murals will guide patrons and keep them charmed. A restored grand fountain, new lighting with rustic fixtures and plenty of upgrades will make the market look better than ever. Nightlife and authentic dining has made the Chapman Market famous, but with new dining concepts, new boutiques and a revamped courtyard, Chapman's appeal will be expanded for new businesses to join the neighborhood and add to it's daytime appeal. So whether it's an afternoon spent discovering shops or a night enjoying the neon-clad bars, visitors will soon be able to enjoy K-Town and the Chapman Market both day and night.







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# THE HEART OF THE MARKET

## INVIGORATING CHAPMAN'S COURTYARD

An elegant pavilion and courtyard will be the focus of the new Chapman Market. The pavilion will offer customers a selection of fine dining and retail options in a rustic setting, which will seamlessly transition outdoors to the newly renovated central courtyard. Once in the courtyard, patrons will be able to enjoy the calming effects of green spaces, community-style seating areas and interactive pop-ups for entertainment; creating a unique experience visitors will not forget.





# Chapman Market

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# SUITE 150

GROUND: 2,914 SF  
MEZZANINE: 1,355 SF



# SUITE 300

2ND FLOOR  
±5097 SF

## 2ND GEN RESTAURANT \*FORMER GAAM

- Kitchen Hood
- Walk-In Freezer





WESTERN AVE

S OXFORD AVE

S SERRANO AVE

HOBART BLVD

S HARVARD BLVD

S KINGSLEY DR

S ARDMORE AVE

NORMANDIE AVE

FRANK 'N HANK

BEER BELLY

6IXTHSENSE

CANVAS STREETWEAR BOUTIQUE

COLLECTIVE SKATE SHOP

HERE'S LOOKING AT YOU

HAE JONG CHON BBQ

MAPO KKAK DOO GEE

CGV CINEMAS

H MART

LAPIZ PLUS

HAUS COFFEE

CAFÉ CONCERTO

AHGASSI GOPCHANG

FEEL KARAOKE

HOTEL NORMANDIE

CASSELL'S HAMBURGERS

BONJUK

LINE HOTEL

COMMISSARY

BCD TOFU HOUSE

WILTERN THEATER

YOUNG DONG RESTAURANT

TERRA COTTA

RADIO KOREA

AROMA SPA & GOLF

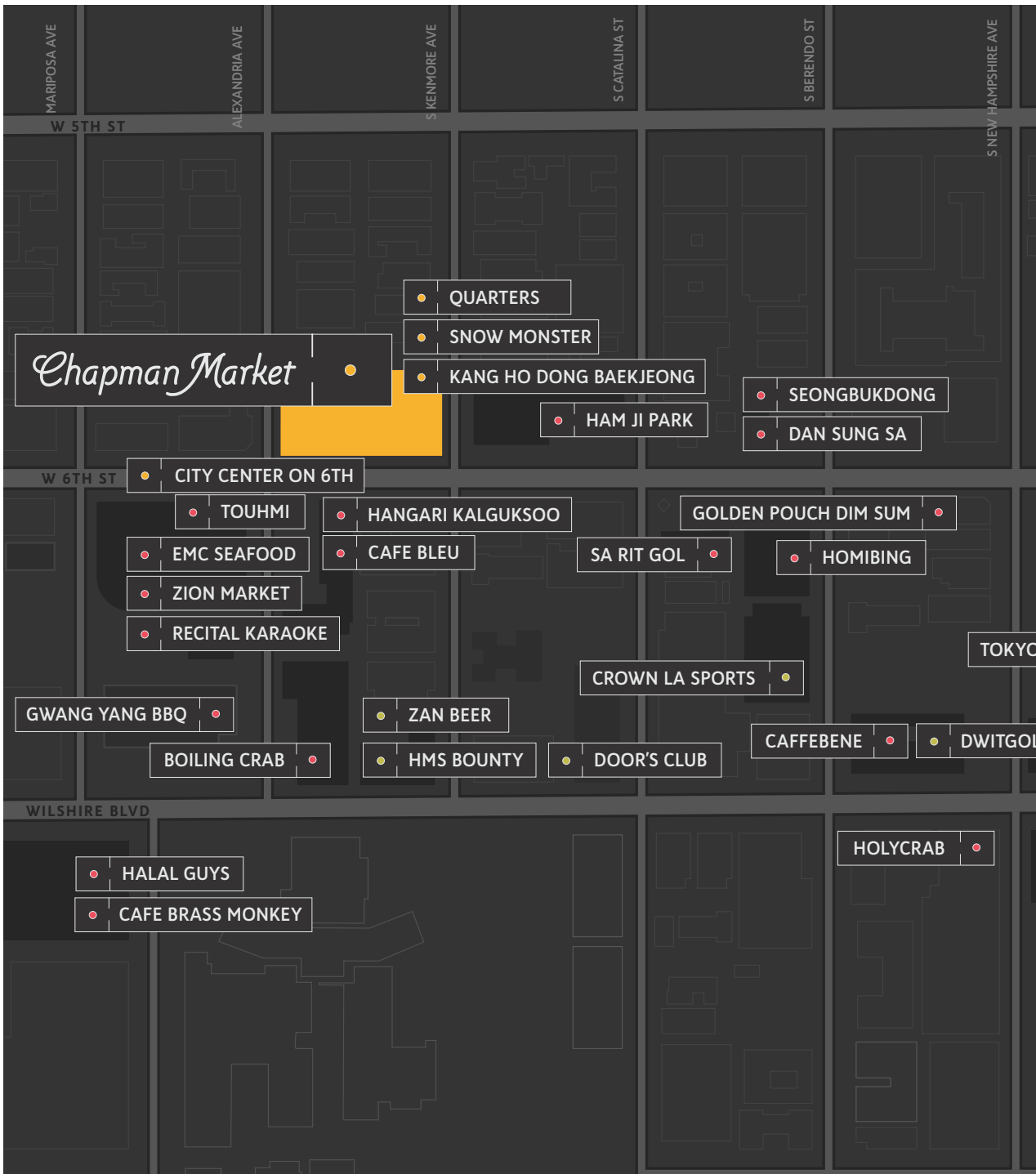
MYUNG DONG KYOJA

THE VENUE

CLUB BOUND

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*Chapman Market*

- QUARTERS
- SNOW MONSTER
- KANG HO DONG BAEKJEONG
- SEONGBUKDONG
- DAN SUNG SA
- HAM JI PARK

- CITY CENTER ON 6TH
- TOUHMI
- HANGARI KALGUKSOO
- GOLDEN POUCH DIM SUM
- EMC SEAFOOD
- CAFE BLEU
- SA RIT GOL
- HOMIBING
- ZION MARKET
- RECITAL KARAOKE

- GWANG YANG BBQ
- ZAN BEER
- CROWN LA SPORTS
- TOKYO HAMBURG
- BOILING CRAB
- HMS BOUNTY
- DOOR'S CLUB
- CAFFEBENE
- DWITGOLMOK

- HALAL GUYS
- CAFE BRASS MONKEY

- HOLYCRAB
- S BAR KARAOKE
- PIZZAREV
- NATURA SPA
- PALMTREEL.A.

# NEIGHBORHOOD MAP

DENSEST NEIGHBORHOOD IN L.A. WITH 1.25 MILLION RESIDENTS

**51,000**  
Units create a huge apartment inventory in the city

**5,000+**  
New luxury apartments are on the way

**1,100+**  
Night-time establishments make it a go-to destination

**3 METRO STATIONS**  
Metro Stations help residents stay mobile



## MAP LEGEND

- METRO STATION
- RESTAURANT / FOOD
- EXPERIENCE / LIFESTYLE
- RETAIL



Chapman Market along Sixth Street

## CULTURE YOU CAN FEEL

With stunning architecture, vast cultural appeal and a thriving foodie and nightlife scene, the Chapman Market has been a destination in Koreatown for almost 100 years. Named an official cultural monument in 1988, this historical gem of LA has a rich Asian heritage, elegant Spanish design and an unmistakable Cali vibe, which helps create a diverse customer base and one-of-a-kind culture. The market is also a “special graphics district,” adding to its uniqueness and allowing lease owners in this electric neighborhood to attract customers with fluorescent and digital signage.

*Chapman Market*







# BEST KOREAN FOOD OUTSIDE OF SEOUL

FOODIE CULTURE AT ITS BEST

Food is a dominating force at the Chapman Market. Locals often spend their days seeking out beloved Korean BBQ, traditional hot pot soup or the strongest cup of coffee they can find. But being the most Diverse and dense neighborhood in LA, you can be sure you'll find more than just Korean favorites. This mecca of cuisine offers specialties from all corners of the world.

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**ONCE THE SUN GOES DOWN, THE ENERGY ACROSS THIS NEIGHBORHOOD COMES ALIVE AS PEOPLE SEARCH FOR THE BEST HAPPY HOURS, SIP ON SOJU AND SING ALONG WITH K-POP.**

Neon-clad bars, stiff drinks and walkable streets – these are the hallmarks of Chapman Market’s nightlife scene. Each weekend, this vivacious neighborhood draws thousands, who spend their evenings going on bar crawls, discovering secret after-hour spots and indulging in late-night Korean taco stands.

The Chapman Market is truly the nightlife destination of LA. With Koreatown having the highest concentration of drinking and dining establishments in all of Southern California, this lively neighborhood offers an exciting evening out for night owls of all ages and ethnicities. Looking to lay low at an Asian-themed dive bar? You’ll stumble upon more than you can count. Want to dance the night away at a Salsa club? K-Town has you covered. Trying to sing your heart out at an all-night Korean karaoke joint? You’re guaranteed to find the entertainment of your choice at the Chapman Market.





**NIGHTLIFE LIKE  
YOU'VE NEVER SEEN**



## **K-TOWN, LIKE NEVER BEFORE**

### **REVITALIZED AND REIMAGINED**

By restoring the Chapman Market's ornate buildings and courtyards, ownership will breathe new life into the historic elements of the marketplace. Through new restaurants and bars, nightlife will come alive like never before. With the addition of unique cafes and boutiques, daytime shoppers from across L.A. will take renewed interest in the famous Chapman Market.





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# REIMAGINED FOR A NEW AGE OF OPPORTUNITY

*Chapman Market*

INQUIRE ABOUT LEASING OPPORTUNITIES

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