

FOR LEASE

47,250 SF INDUSTRIAL SPACE

728 COMMERCIAL STREET
LOS ANGELES, CALIFORNIA 90012



FOR MORE INFORMATION, PLEASE CONTACT

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LOCAL EXPERTISE. NATIONAL REACH. WORLD CLASS.



LEE & ASSOCIATES® - COMMERCE, INC. | Corporate ID# 01125429
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PROPERTY HIGHLIGHTS

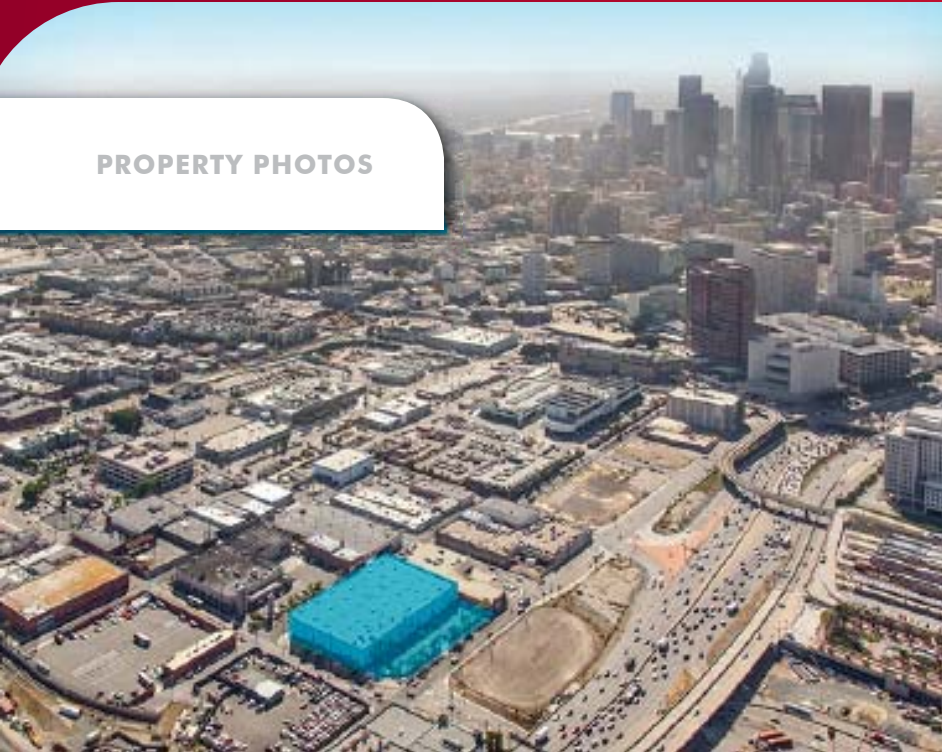
- + Built 2005
- + 13,640 SF of High End Creative Office
- + 325' of Frontage on 101 Freeway
- + 32' Clear Height
- + Adjacent to Arts District and Little Tokyo

PROPERTY SPECS

Available Space:	47,250 SF
Office Size:	13,640 SF
Clear Height:	32'
Year Built:	2005
Parking:	25 Spaces
Loading:	4 Dock-High
APN:	5173-017-008
Construction:	Concrete Tilt-Up
Zoning:	LAM3

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PROPERTY PHOTOS



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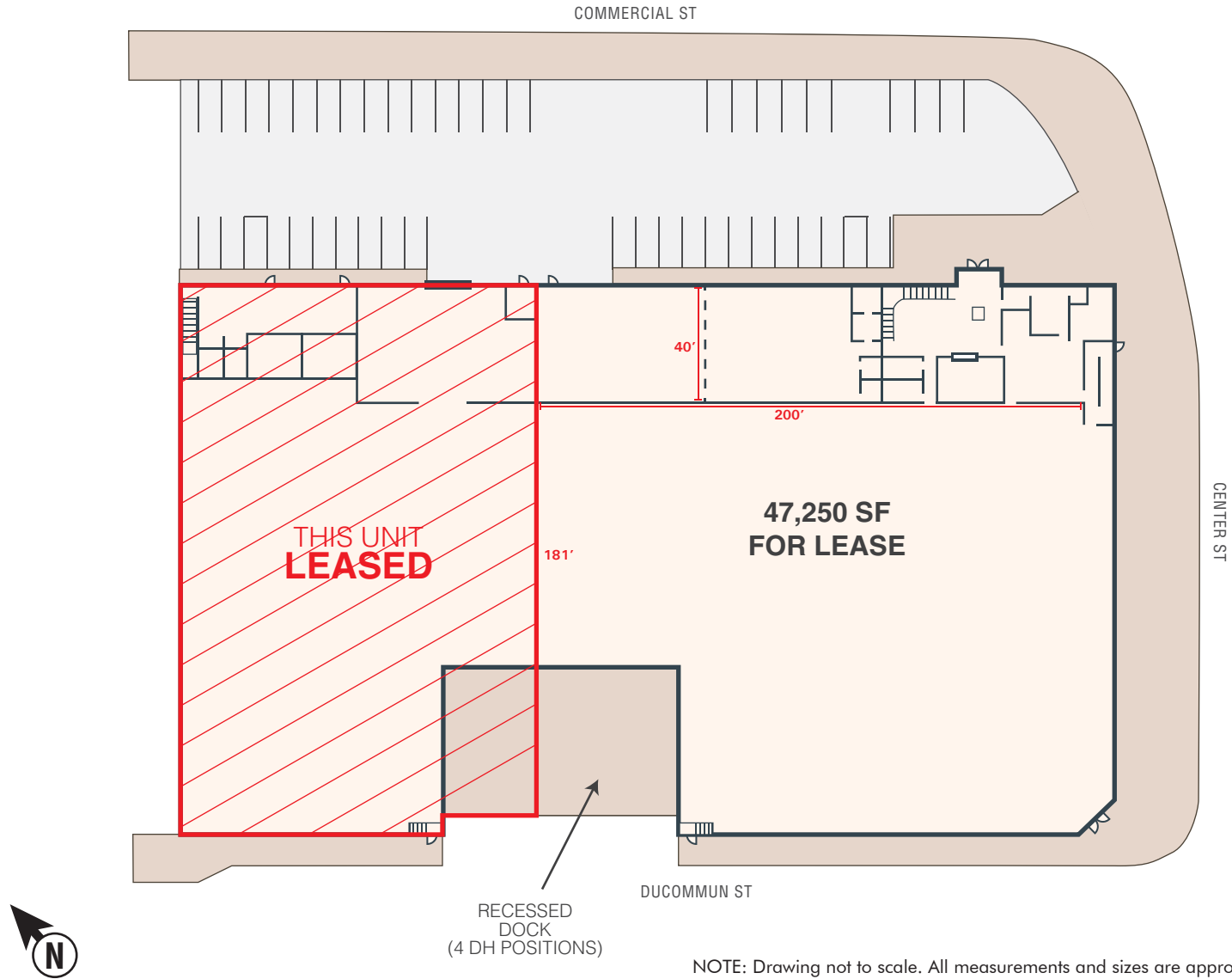
PROPERTY AERIAL



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SITE PLAN

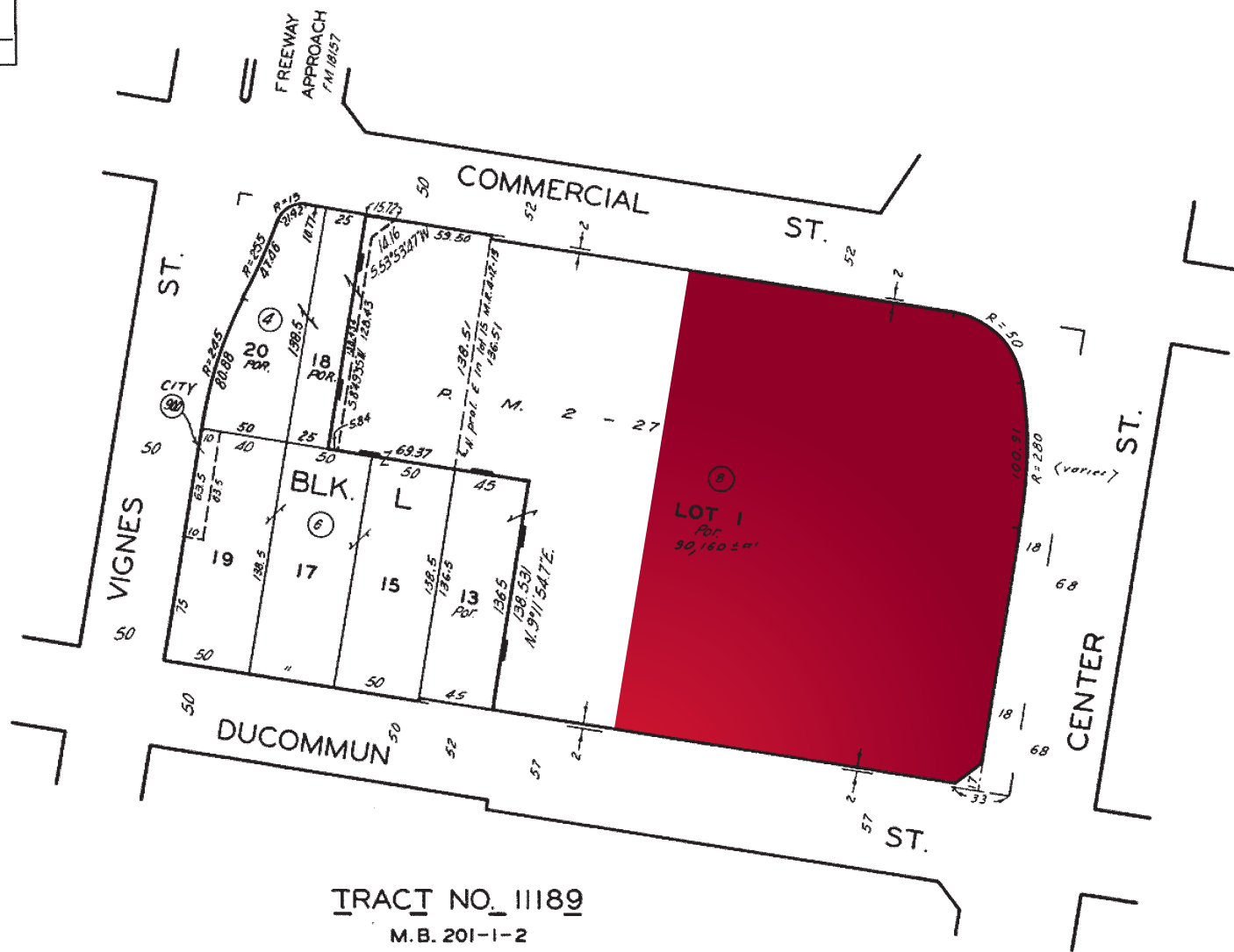


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PARCELMAP

5173 | 17
 SCALE 1" = 60'

9-15-65 REVISION
 67080912
 79121220
 810330305



TRACT NO. 11189
M.B. 201-1-2

SUBDIVISION OF THE ALISO TRACT
M.R. 4-12-13

CODE
 4

FOR PREV. ASSM'T. SEE: 16 - 20 & 40

ASSESSOR'S MAP
 COUNTY OF LOS ANGELES, CALIF.

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ARTS DISTRICT AERIAL



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DOWNTOWN LOS ANGELES ARTS DISTRICT AMENITIES

RESTAURANTS

- 1 Bestia 2121 E 7th Pl
- 2 Church and State Bistro 1850 Industrial St
- 3 Fisherman's Outlet 529 S Central Ave
- 4 Kegaya 418 E 2nd St
- 5 Lazy Ox 241 S San Pedro St
- 6 Little Bear 1855 Industrial St
- 7 Sushi Gen 422 E 2nd St
- 8 Sushi Go 55 333 S Alameda St #317
- 9 Spice Table 114 S Central Ave
- 10 Wurstküche Restaurant 800 E 3rd St
- 11 Yxta Cocina 601 S Central Ave
- 12 Factory Kitchen 1300 Factory Pl

BARS, CAFÉS, COFFEE & HANGOUTS

- 13 Angel City Brewing 216 S Alameda St
- 14 Beard Papa's 333 S Alameda St
- 15 Blue Whale Jazz Bar 123 Astronaut E S Onizuka St
- 16 Bordello 901 E 1st St
- 17 Bread Lounge, LLC 700 S Santa Fe Ave
- 18 Café Americano 923 E 3rd St
- 19 Daily Dose Café 1820 Industrial St
- 20 Flying Pig Café 141 S Central Ave
- 21 Blue Bottle Coffee Roasters 582 Mateo St
- 22 K-Town BBQ 738 E 3rd St
- 23 Novel Café 811 Traction Ave
- 24 Pizzanista 2019 E 7th St
- 25 Pour Haus Wine Bar 1820 Industrial St
- 26 Señor Fish 422 E 1st St
- 27 Starbucks 138 S Central Ave
- 28 The Edison 108 W 2nd St
- 29 The Far Bar 347 E 1st St
- 30 Tony's Saloon 2017 E 7th St
- 31 Villains Tavern 1356 Palmetto St
- 32 Urth Caffé 451 S Hewitt St

ARTS, CULTURE & ENTERTAINMENT

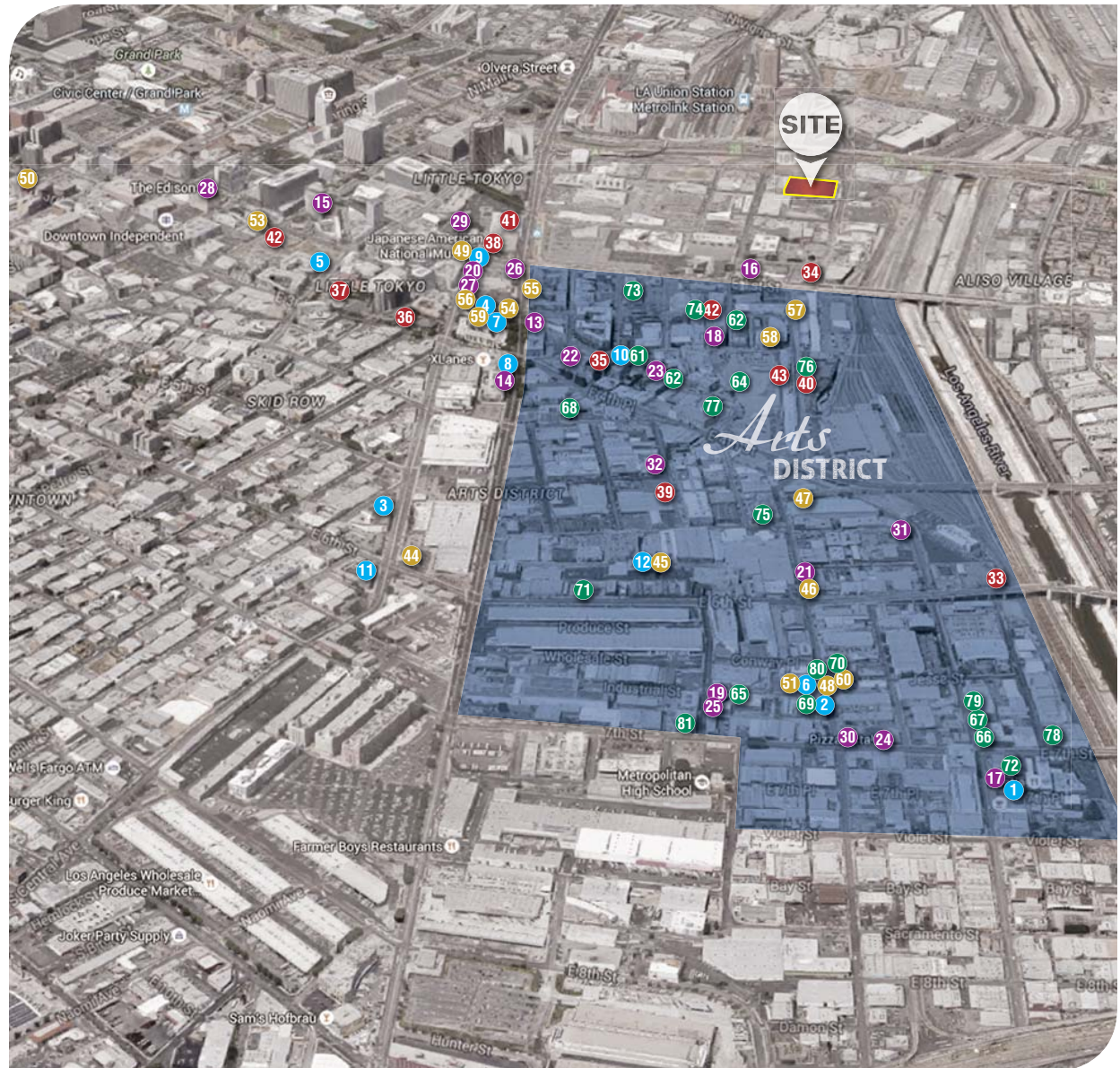
- 33 6th St Bridge (Michael Maltzan Architect) 6th St Viaduct
- 34 Cleveland Arts 110 N Santa Fe Ave
- 35 Cornerstone Theater Company 708 Traction Ave
- 36 Higashi Honganji Buddhist Temple 505 E 3rd St
- 37 Japanese American Cultural & Community Center 244 S San Pedro St
- 38 Japanese American National Museum 369 E 1st St
- 39 LA Kretz Innovation Campus (with DWP) Hewitt & E 5th St
- 40 One Santa Fe Theater (Michael Maltzan Architect) 1 Santa Fe Ave
- 41 The Geffen Contemporary at MOCA 152 N Central Ave
- 42 The R&R Gallery Project 929 E 2nd St
- 43 Sci-Arc School of Architecture 960 E 3rd St

DAILY LIVING, TRANSPORTATION & MARKETS

- 44 Bank of America 590 S Central Ave
- 45 Boulderling Gym 1308 Factory Pl
- 46 Crossfit Gym 588 Mateo St
- 47 Dog Park (Saslow) Mateo & E 4th St
- 48 Electric Car Charging Station Mateo & Industrial
- 49 FedEx Office Print & Ship Center 181 S Central Ave
- 50 Grand Central Market 317 S Broadway
- 51 Little Tokyo Galleria and Woori Market 333 S Alameda St #100
- 52 Los Angeles Library (Little Tokyo) 203 S Los Angeles St
- 53 Los Angeles Post Office 406 E 2nd St
- 54 Metro Gold Line Little Tokyo/Arts District Station 200 N Alameda St
- 55 Office Depot 401 E 2nd St
- 56 One Santa Fe Market 1 Santa Fe Ave
- 57 Sci-Arc Art Supply Store & Print Shop 955 E 3rd St
- 58 Tokyo Dry Cleaners 426 E 2nd St
- 59 Urban Radish Farm Fresh Market (8k SF+) Mateo & Industrial
- 60 Metro Red Line Potential Future Stop

RESIDENTIAL, MIXED-USE

- 61 808-820 E 3rd St (15 Lofts)
- 62 811 Traction (10 Lofts)
- 63 940 E 2nd St (32 Lofts)
- 64 950 E 3rd St (472 Apts, 30,000 SF Retail)
- 65 Creative Campus (±124 Lofts, 40,000 SF Creative Office) 1820 Industrial St
- 66 2101 E 7th St (39 Lofts)
- 67 Amp Lofts (240 Lofts) 695 S Santa Fe Ave
- 68 Beacon Lofts (53 Lofts) 825 E 4th St
- 69 Biscuit Company Lofts (105 Lofts) 1820 Industrial St
- 70 Brick Lofts (21 Lofts) 1820 Industrial St
- 71 Factory Place (113 Lofts, 50,000 SF Creative Office) 308 Factory Pl & 1291-1343 E 6th St
- 72 Loft 726 (22 Lofts) 726 S Santa Fe Ave
- 73 Gallery Lofts 130 S Hewitt St
- 74 Mega Toys (±321 Apts) 905 E 2nd St
- 75 Molino Lofts (69 Lofts) 437 & 500 Molino St
- 76 One Santa Fe (438 Michael Maltzan Designed Lofts, 80,000 SF Commercial, 99 Seat Theater)
- 77 Sci-Arc Adjacent Apartments (±425 Units & Retail) Traction & E 4th St
- 78 Seventh & Bridge (73 Lofts) 2124 E 7th Pl
- 79 Seventh & Santa Fe (±40 Lofts) 688 S Santa Fe Ave
- 80 Toy Factory Lofts (121 Lofts) 1855 Industrial St
- 81 The Walnut (57 Proposed Lofts) 1745 E 7th St



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