

±34,386 SF INDUSTRIAL BUILDING **FOR LEASE**

123 W ANN STREET
CHINATOWN, CALIFORNIA 90012



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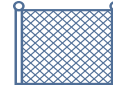
PROPERTY HIGHLIGHTS



ADJACENT TO LA
HISTORIC PARK



FLEXIBLE URBAN
INNOVATION ZONE



GATED PARKING LOT &
WELL APPOINTED OFFICES



DOCK HIGH &
GROUND LEVEL LOADING



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PROPERTY SPECIFICATIONS

BUILDING SIZE
±34,386 SF

LAND SIZE
±42,918 SF

OFFICE SIZE
±3,950 SF / 7

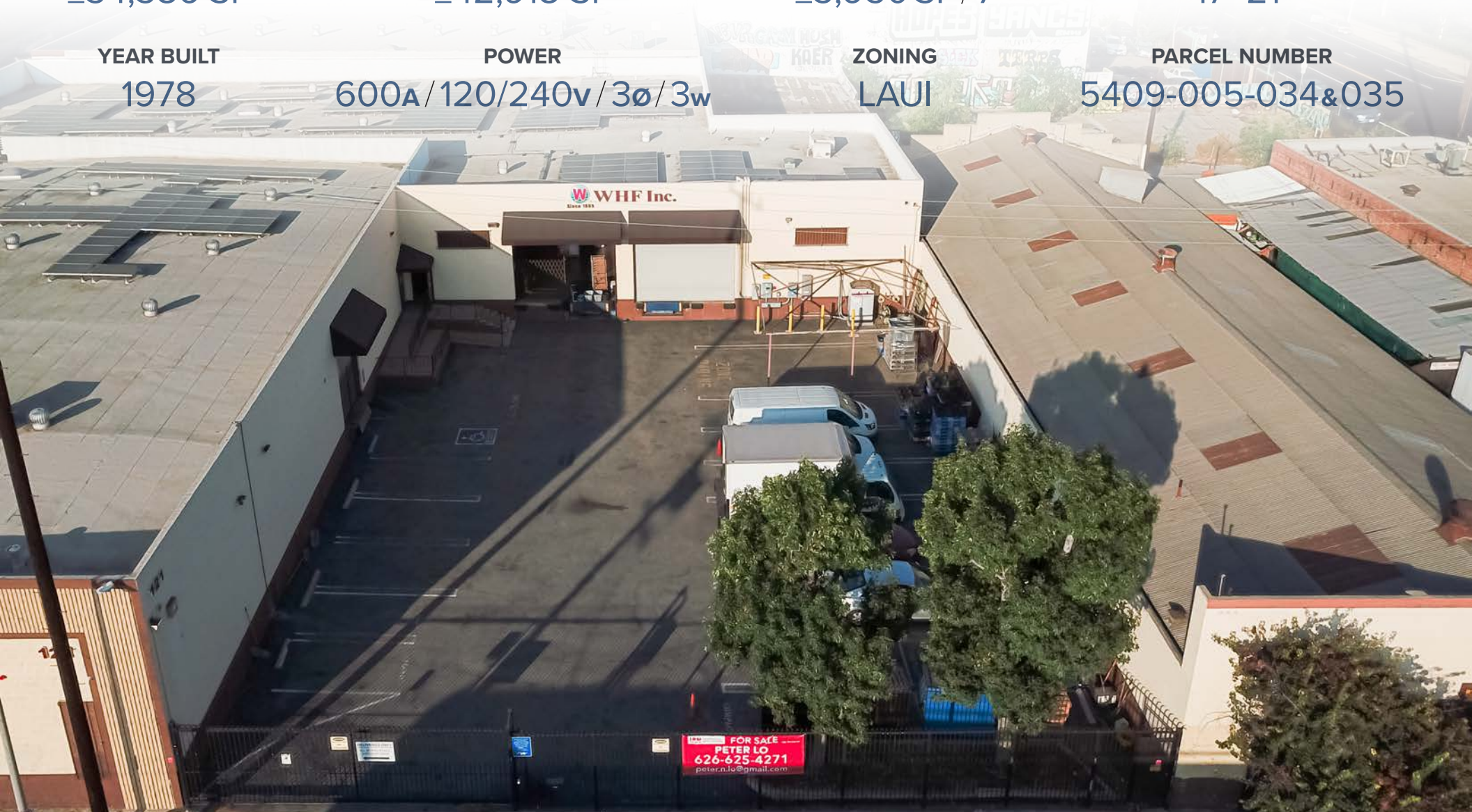
CLEAR HEIGHT
17'-21'

YEAR BUILT
1978

POWER
600A / 120/240V / 3Ø / 3W

ZONING
LAUI

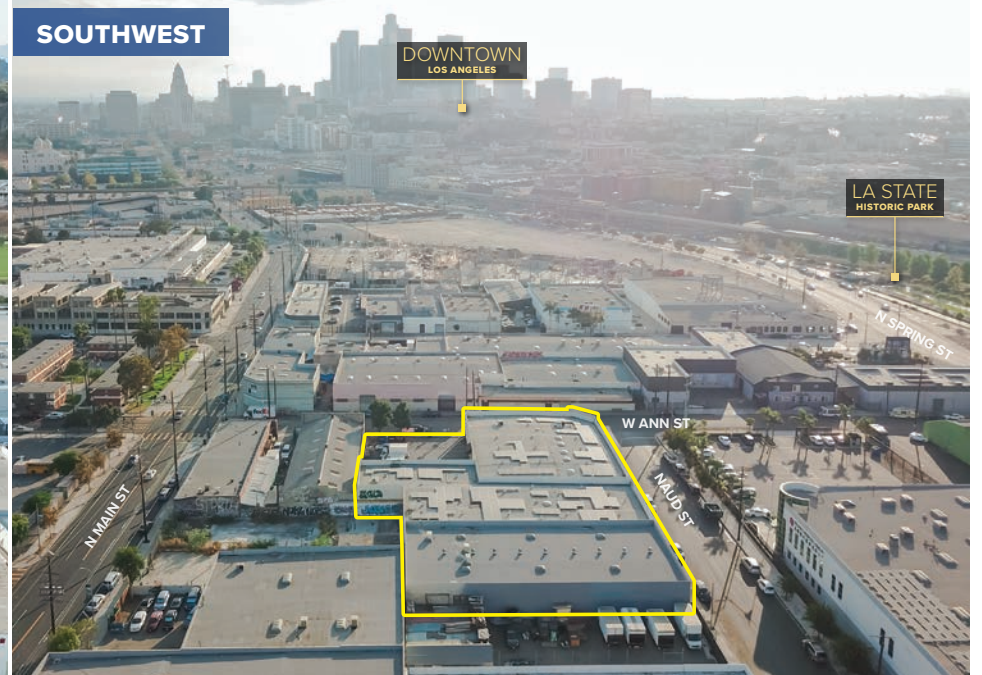
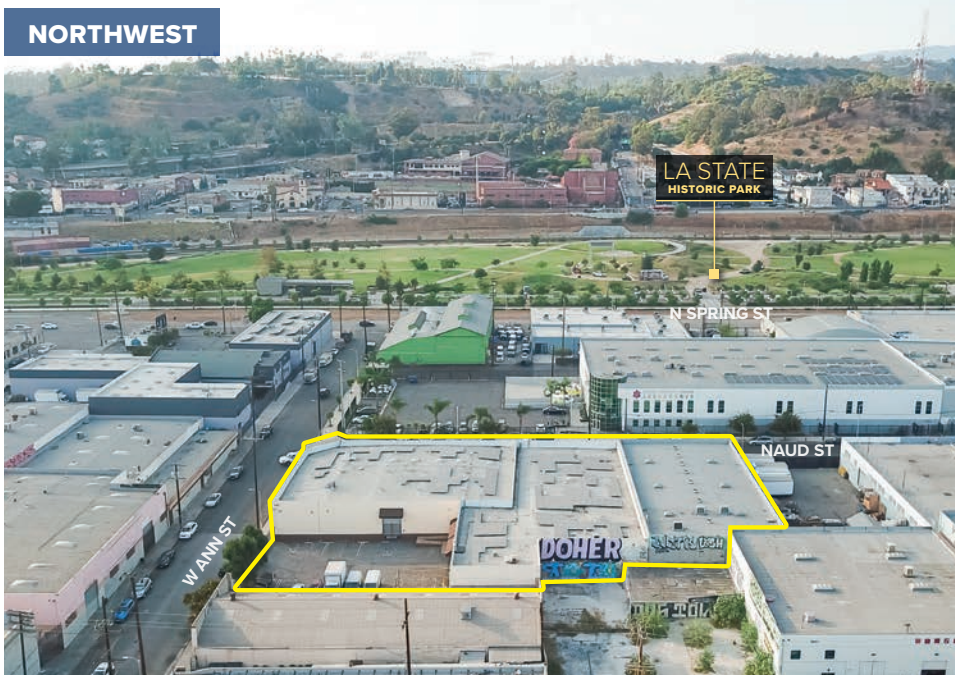
PARCEL NUMBER
5409-005-034&035

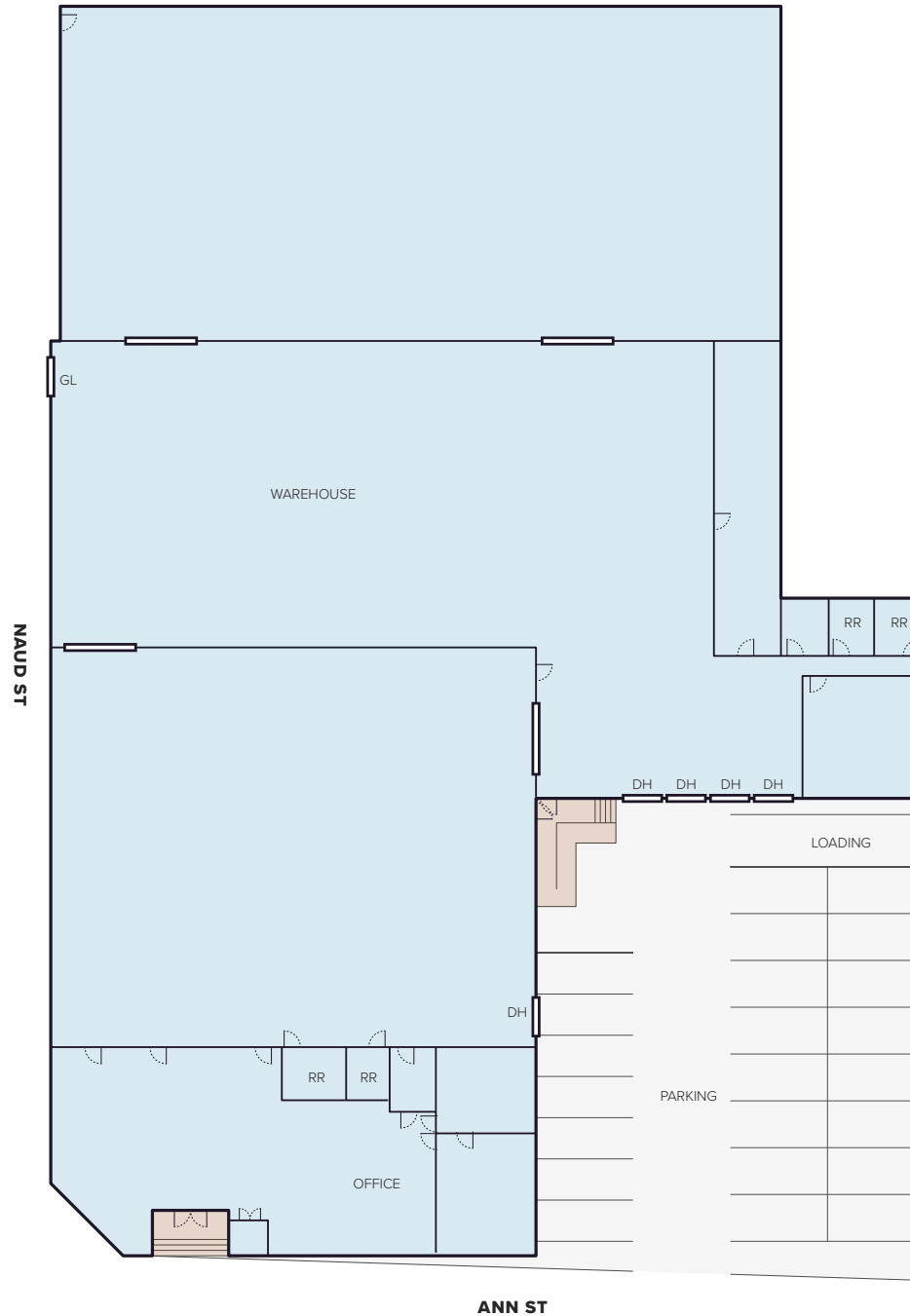


FOR SALE
PETER LO
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peter.n.lo@gmail.com

PROPERTY AERIALS

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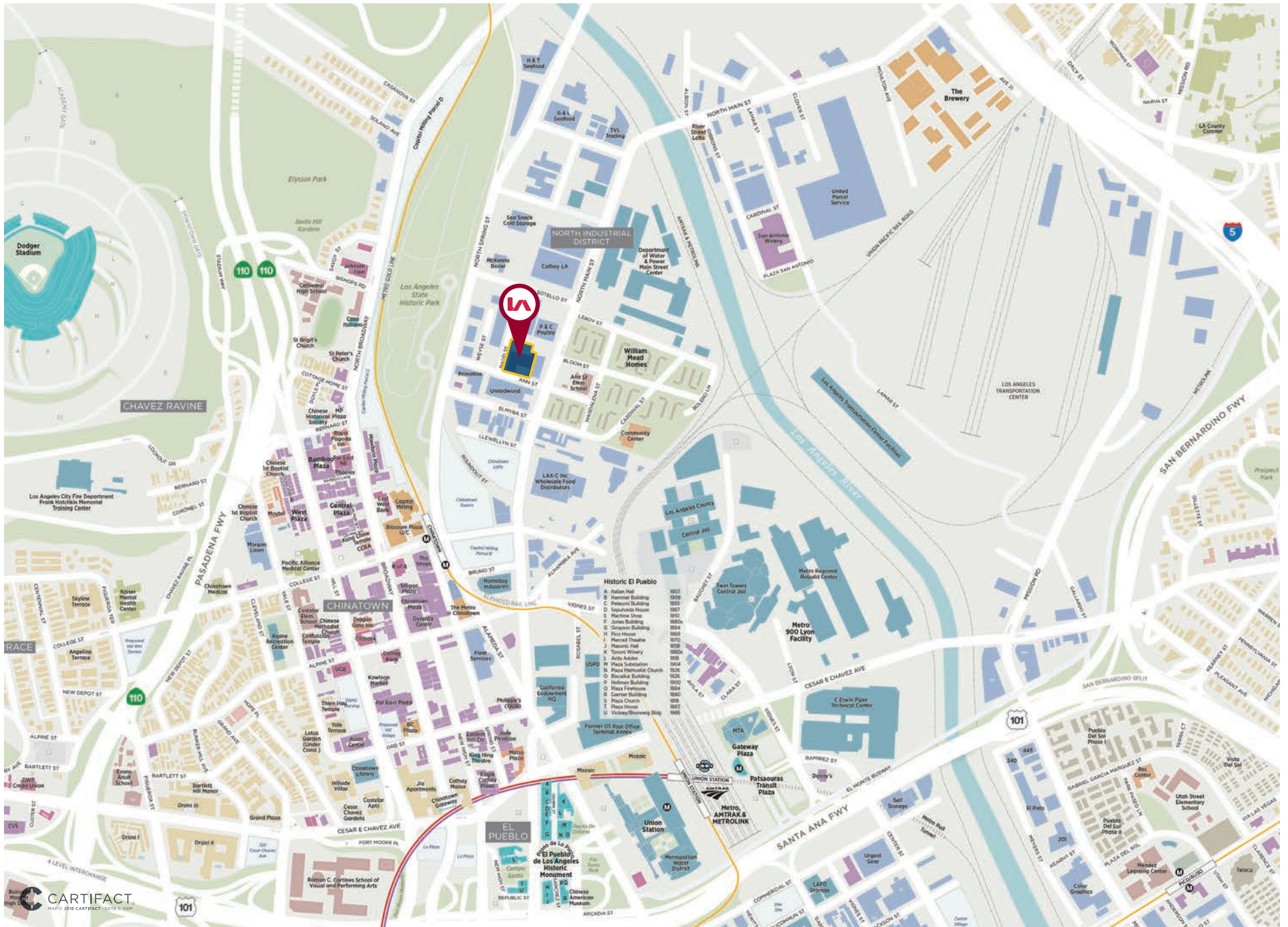


NOTE: Drawing not to scale. All measurements and sizes are approximate.



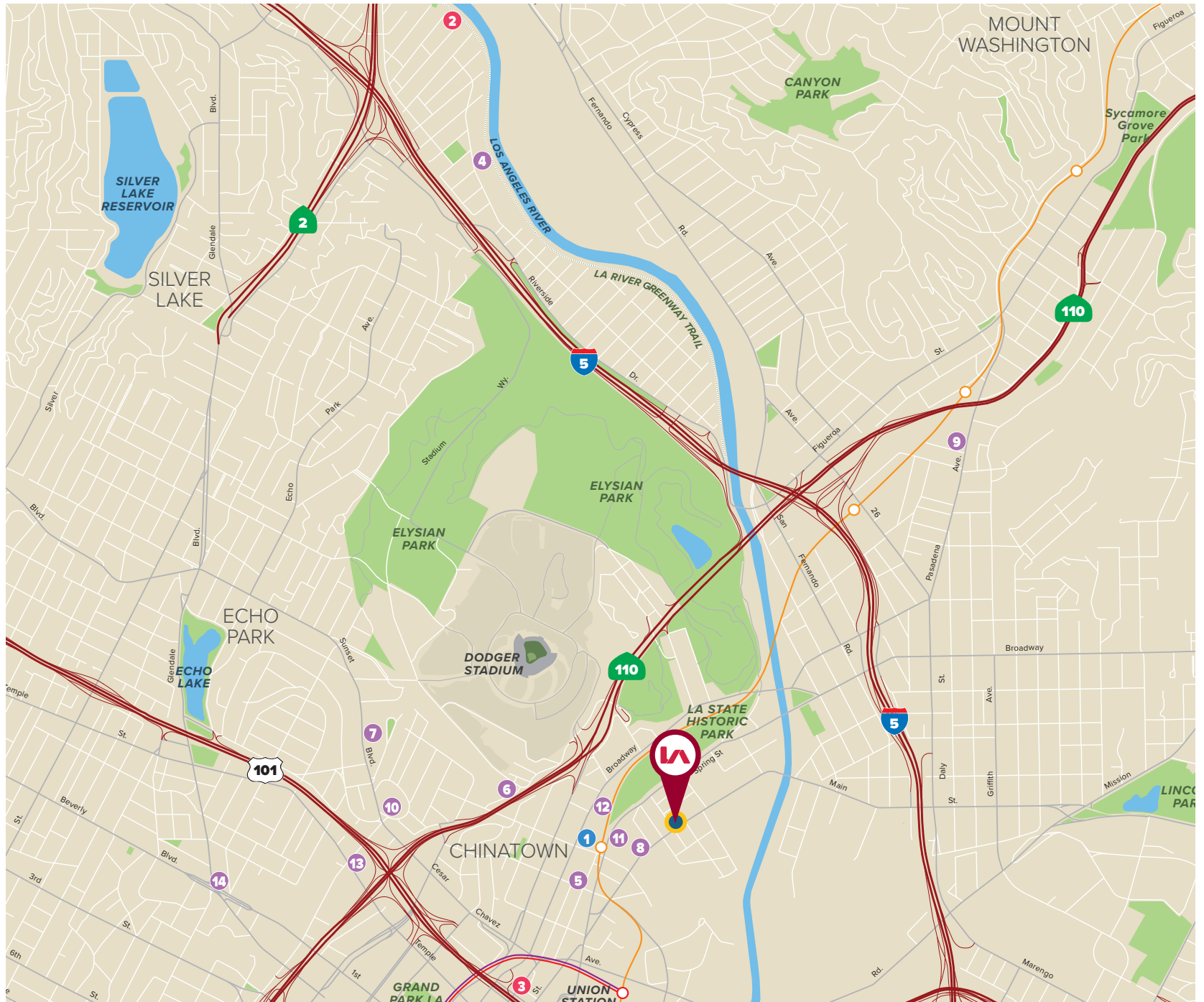
MAPPING AND GIS SERVICES
SCALE 1" = 80'







- DEVELOPMENT PIPELINE**
- Completed**
 - 1 Blossom Plaza
 - Under Construction**
 - 2 Riverfront Creative Campus
 - 3 La Plaza Cultural Village
 - Planned/Proposed**
 - 4 1901 Blake Avenue
 - 5 211 Alpine Street
 - 6 Stadium Villas
 - 7 Sunset Gateway
 - 8 Llewelyn Apartments
 - 9 3433 N. Pasadena Avenue
 - 10 111 West Sunset
 - 11 College Station
 - 12 Capitol Milling
 - 13 Ferrante
 - 14 Beverly Terrace



POINTS OF INTEREST

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Entertainment/Cultural Attraction






- 1 ACME Artists Gallery
- 2 Ahmanson Theatre
- 3 Brewery Art Walk
- 4 Coagula Curatorial
- 5 Ed Freeman Photography
- 6 Fifth Floor Gallery
- 7 LA Artcore Brewery Annex
- 8 Poetic Research Bureau
- 9 The Broad
- 10 The Geffen Contemporary at MOCA
- 11 The Stronghold Climbing Gym
- 12 Walt Disney Concert Hall

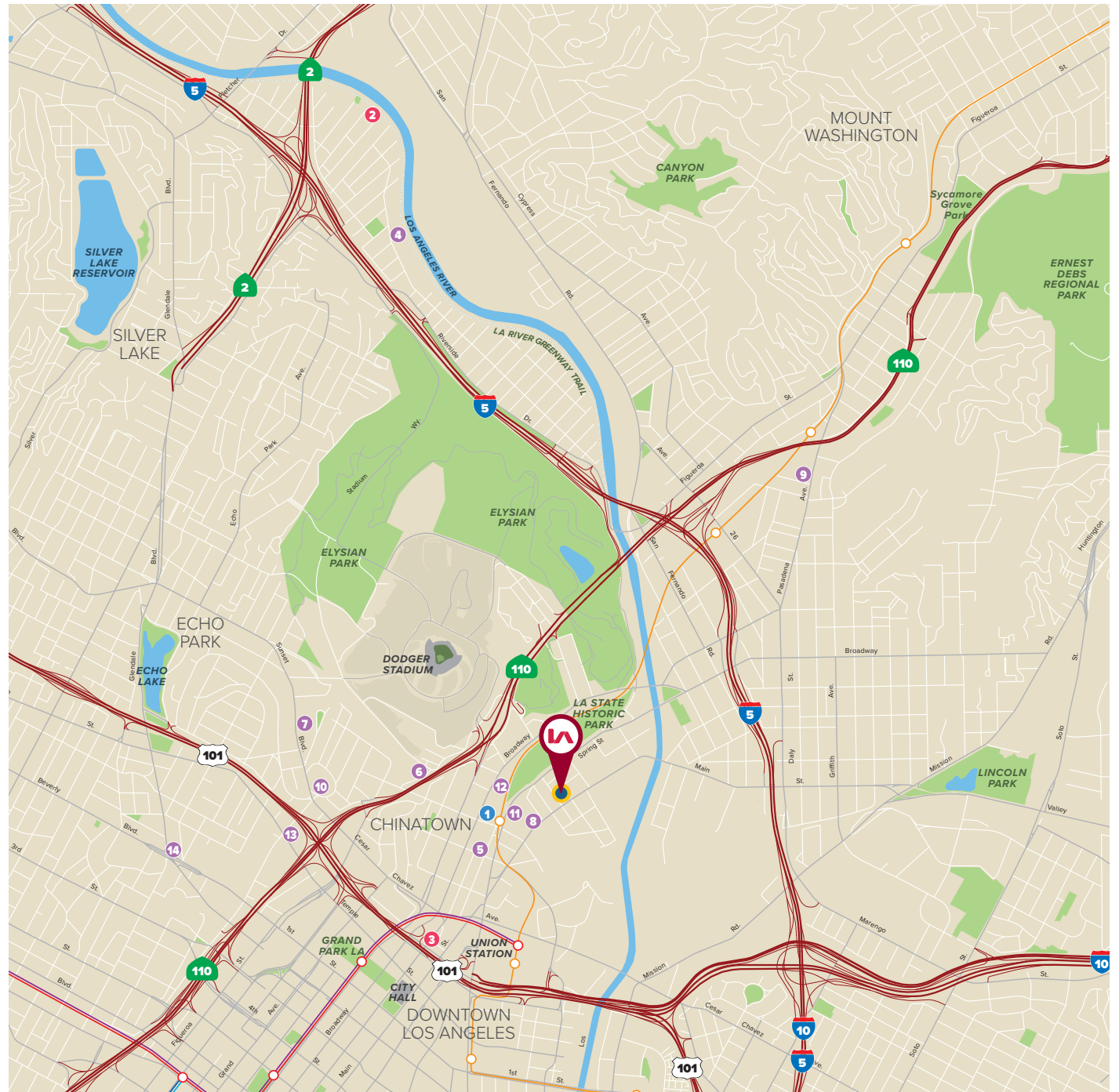
Restaurants/Nightlife

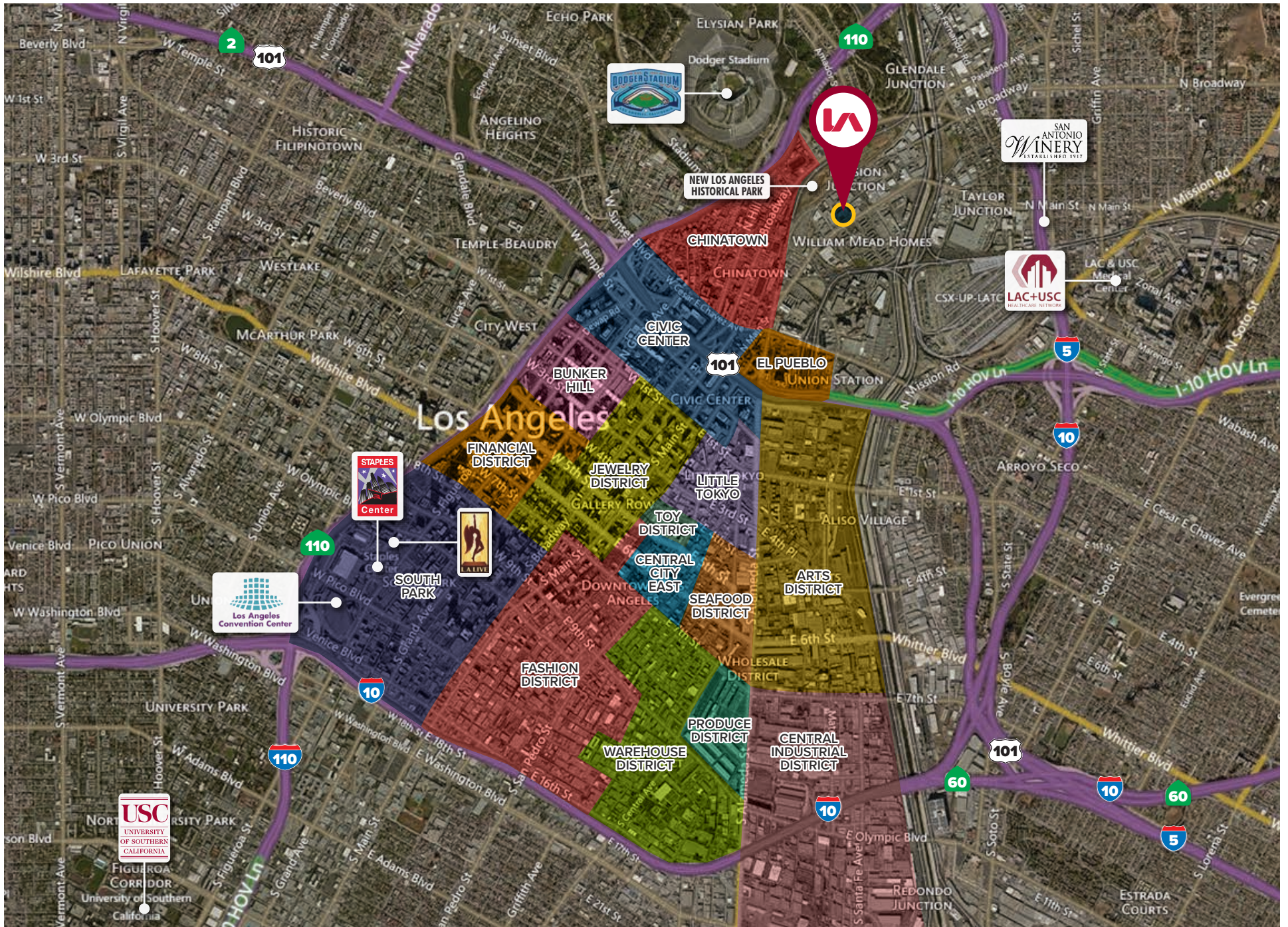
- 1 Avotheke
- 2 Barbara's At the Brewery
- 3 Blue Cow Kitchen Bar
- 4 Bok DTLA
- 5 Chego Food Hall & Roof Top Bar
- 6 General Lee's Bar
- 7 Grand Central Market
- 8 Homegirl Café & Bakery
- 9 Hop Louie
- 10 Little Jewel of New Orleans
- 11 Melody Lounge
- 12 Mexicali Taco Co.
- 13 101 Cider
- 14 Nick's Café
- 15 Otium
- 16 Majordomo
- 17 Perch
- 18 Philippe The Original
- 19 Phoenix Bakery
- 20 Ramen Champ
- 21 Redbird
- 22 Sam Woo BBQ
- 23 San Antonio Winery
- 24 Scoops
- 25 Spring Street Smokehouse BBQ
- 26 The Edison
- 27 Water Grill

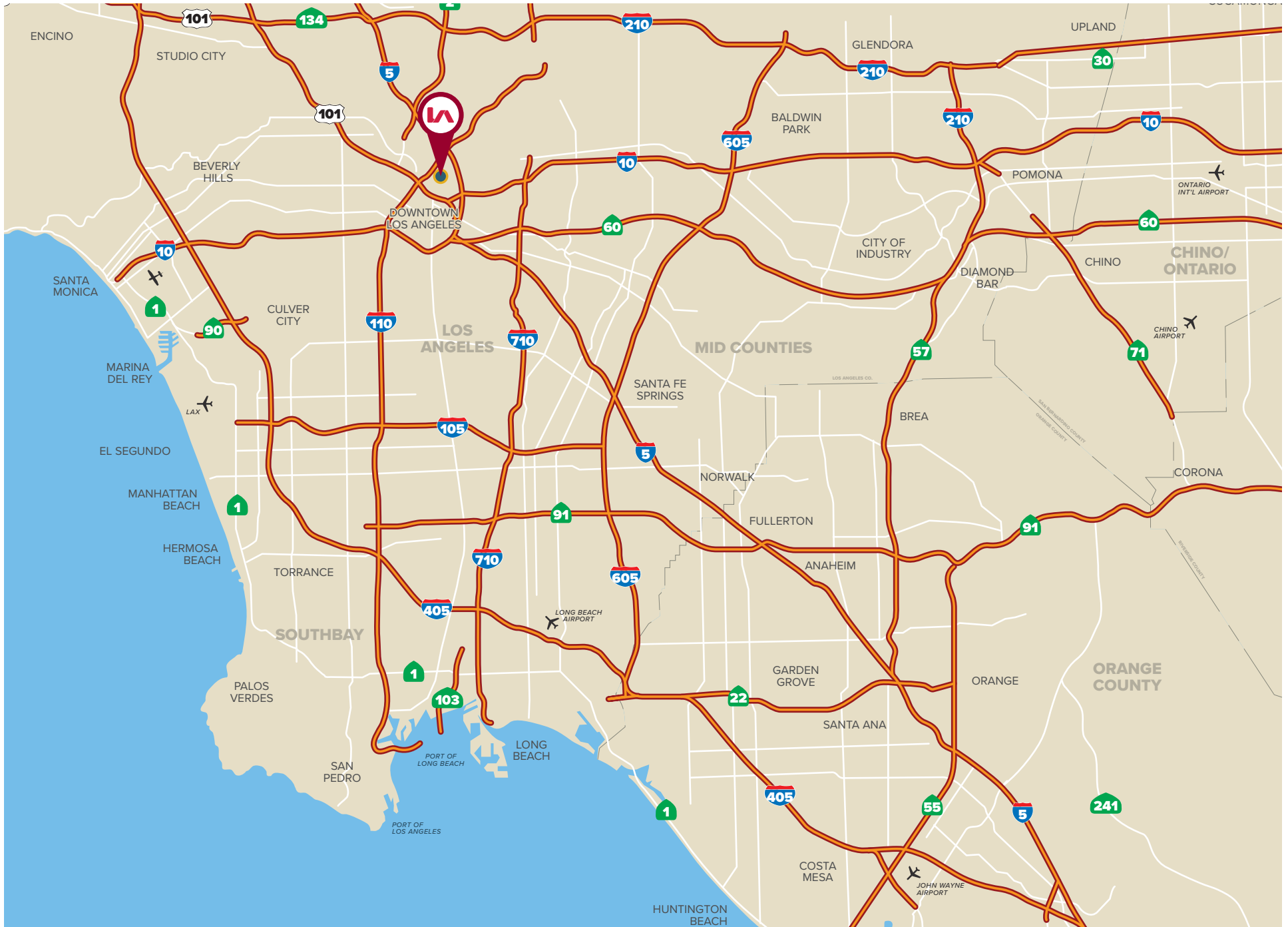
Employers

- 1 Bank of America
- 2 Bank of America
- 3 Cathay General Bancorp
- 4 Collectdby, Inc.
- 5 Digital Playground Inc.
- 6 First 5 LA
- 7 Forever 21, Inc.
- 8 Homeboy Industries
- 9 KDG Construction Consulting
- 10 Lacy Production Center
- 11 Mighty Multimedia LLC
- 12 MS Hitech, Inc.
- 13 Output, Inc.
- 14 Picture Farm Production
- 15 Point.360
- 16 Response Genetics, Inc.
- 17 Sony Corporation of America
- 18 USC Dept Of Medicine
- 19 USC Health Sciences Campus
- 20 Ways & Means

-  Metro Blue Line
-  Metro Gold Line
-  Metro Red Line
-  Metro Purple Line
-  Metro Expo Line







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