



## **ADDRESS**

708 N. La Cienega Boulevard Los Angeles, CA 90069

USE

Retail

SIZE

Ground Floor: ±1,470 SF 2nd Floor: ±1,330 SF ±2,800 SF Total:

RENT

\$30,000 per month NNN

PARKING

1 tandem lane (2 parking spaces) Metered parking available in front of the building

AVAILABLE -

Immediately

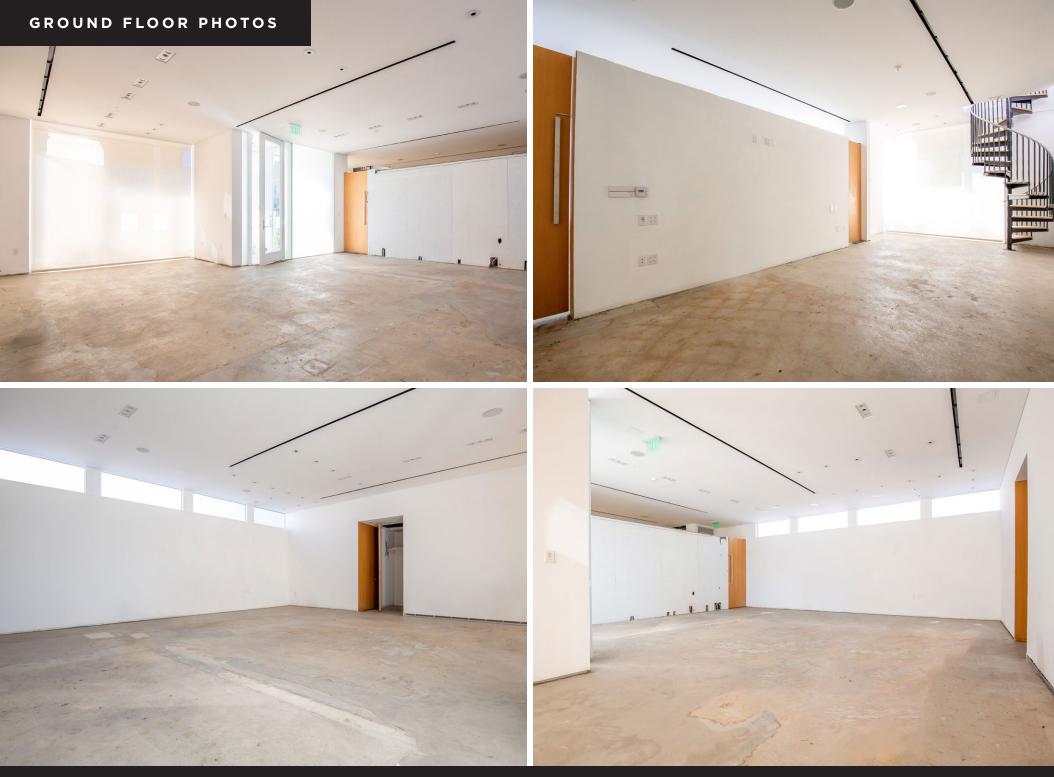






## HIGHLIGHTS

- Features three bathrooms and a galley kitchenette
- Additional entrance to upstairs office space through 8485 Melrose Place security entry door
- Steps away from retail and restaurants on Melrose Place and Melrose Avenue
- Traffic count of approximately 32,414 cars per day (Melrose Place and N La Cienega Boulevard)
- Nearby street parking available













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