

FOR LEASE

±13,322 SF of Retail Spaces Available (Divisible to Any Size)
PARK EAST | 200 Mesnager St, Los Angeles, CA 90012



Lee & Associates® - Los Angeles, Inc.
1201 N. Main Street
Los Angeles, CA 90012
(323) 922-3832 | team-cline.com
Corp. ID # 02174865

District Realty Group
4334 W. Sunset Blvd
Los Angeles, CA 90029
(213) 769-6262 | districtrealtygroup.com
Corp. ID # 02044848

Evan Jurgensen
Senior Vice President
P \\ 323.922.3733
E \\ ejurgensen@lee-associates.com
Lic. ID # 01967347
Team-Cline.com

Eon I. Lew
CEO & Founder, District Realty Group
P \\ 213.769.6262
E \\ eon@districtrealtygroup.com
Lic. ID # 01730294

Axel Erickson
Senior Associate, District Realty Group
P \\ 213.797.0827
E \\ axel@districtrealtygroup.com
Lic. ID # 02159963

Disclaimer

Tenant should verify all aspects of this brochure and material facts concerning the property including, but not limited to: square footage and composition of offices, building & land; whether the square footage includes interior dock or mezzanine areas; loading dock and door construction, size and condition; age and construction of building and all improvements; physical and structural condition of the building and all systems, including the HVAC, any elevators and roof; adequacy of floor loads for Tenant's intended use; ceiling and door clearance; ADA compliance; power; sprinkler calculations; zoning; permits, unpermitted improvements and permitted uses; taxes; whether the location of the property is within an incentive zone; and any other consideration that the Tenant deems to be material to its decision whether to purchase or lease the property. It is strongly recommended that Tenant utilize the services of professionals such as attorneys, accountants, architects, environmental consultants, surveyors, structural engineers and contractors to complete their due diligence prior to waiving any contingencies. It is also recommended that Tenant obtain any use permits or business licenses that may be material to the operation of their business.



district
REALTY GROUP

Lee & Associates® - Los Angeles, Inc.
1201 N. Main Street
Los Angeles, CA 90012
(323) 922-3832 | team-cline.com
Corp. ID # 02174865

District Realty Group
4334 W. Sunset Blvd
Los Angeles, CA 90029
(213) 769-6262 | districtrealtygroup.com
Corp. ID # 02044848

Evan Jurgensen
Senior Vice President
P \\ 323.922.3733
E \\ ejurgensen@lee-associates.com
Lic. ID # 01967347
Team-Cline.com

Eon I. Lew
CEO & Founder, District Realty Group
P \\ 213.769.6262
E \\ eon@districtrealtygroup.com
Lic. ID # 01730294

Axel Erickson
Senior Associate, District Realty Group
P \\ 213.797.0827
E \\ axel@districtrealtygroup.com
Lic. ID # 02159963

Property Highlights



Beautiful Retail Spaces
Adjacent to LA Historic Park



Divisible to Any Size,
as Small as 1,000 SF



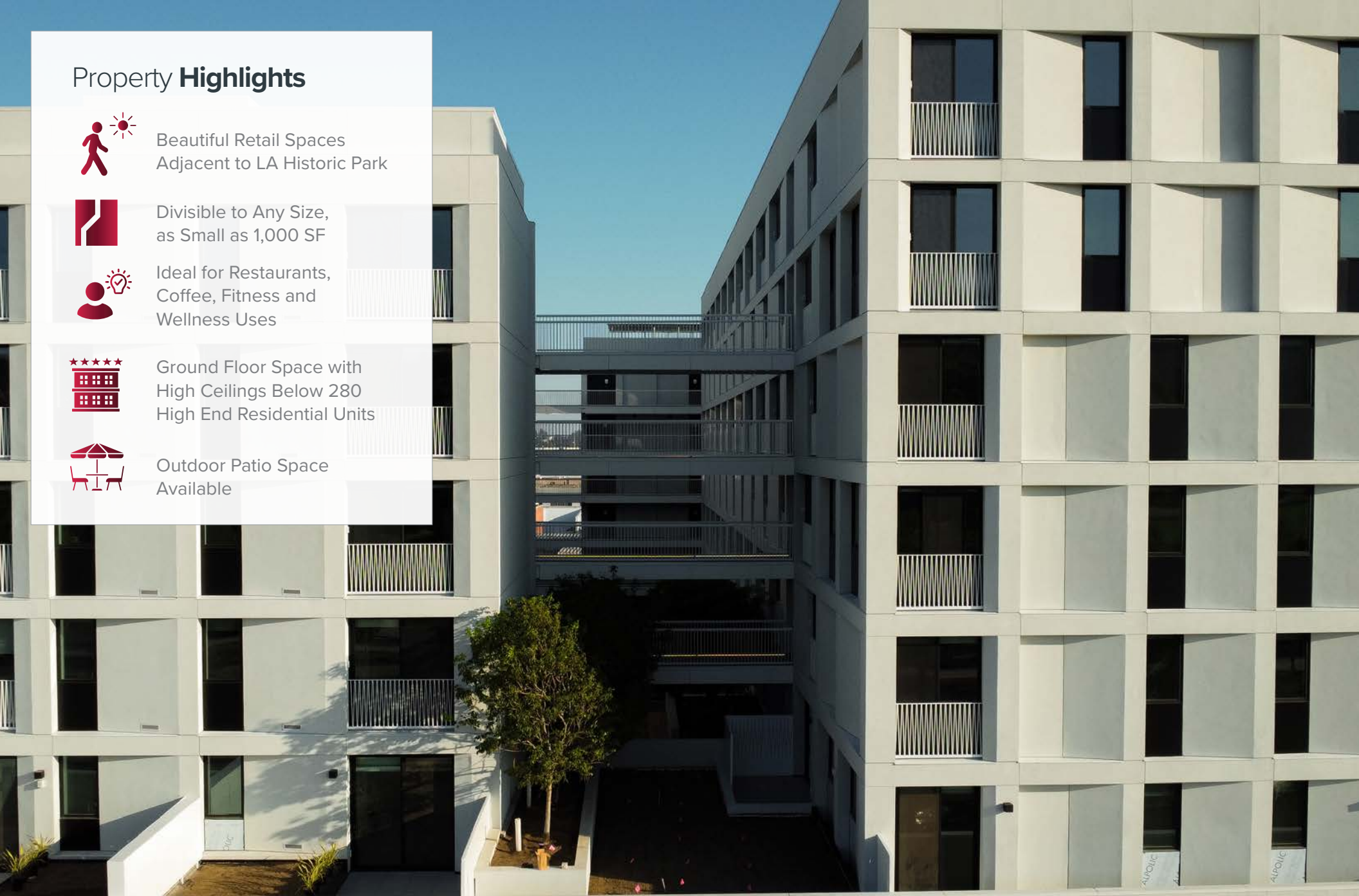
Ideal for Restaurants,
Coffee, Fitness and
Wellness Uses



Ground Floor Space with
High Ceilings Below 280
High End Residential Units



Outdoor Patio Space
Available



Evan Jurgensen | Senior Vice President
Lic. # 01967347 | (323) 922-3733
ejurgensen@lee-associates.com
Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
Lic. # 01730294 | (213) 769-6262
eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
Lic. # 02159963 | (213) 797-0827
axel@districtrealtygroup.com

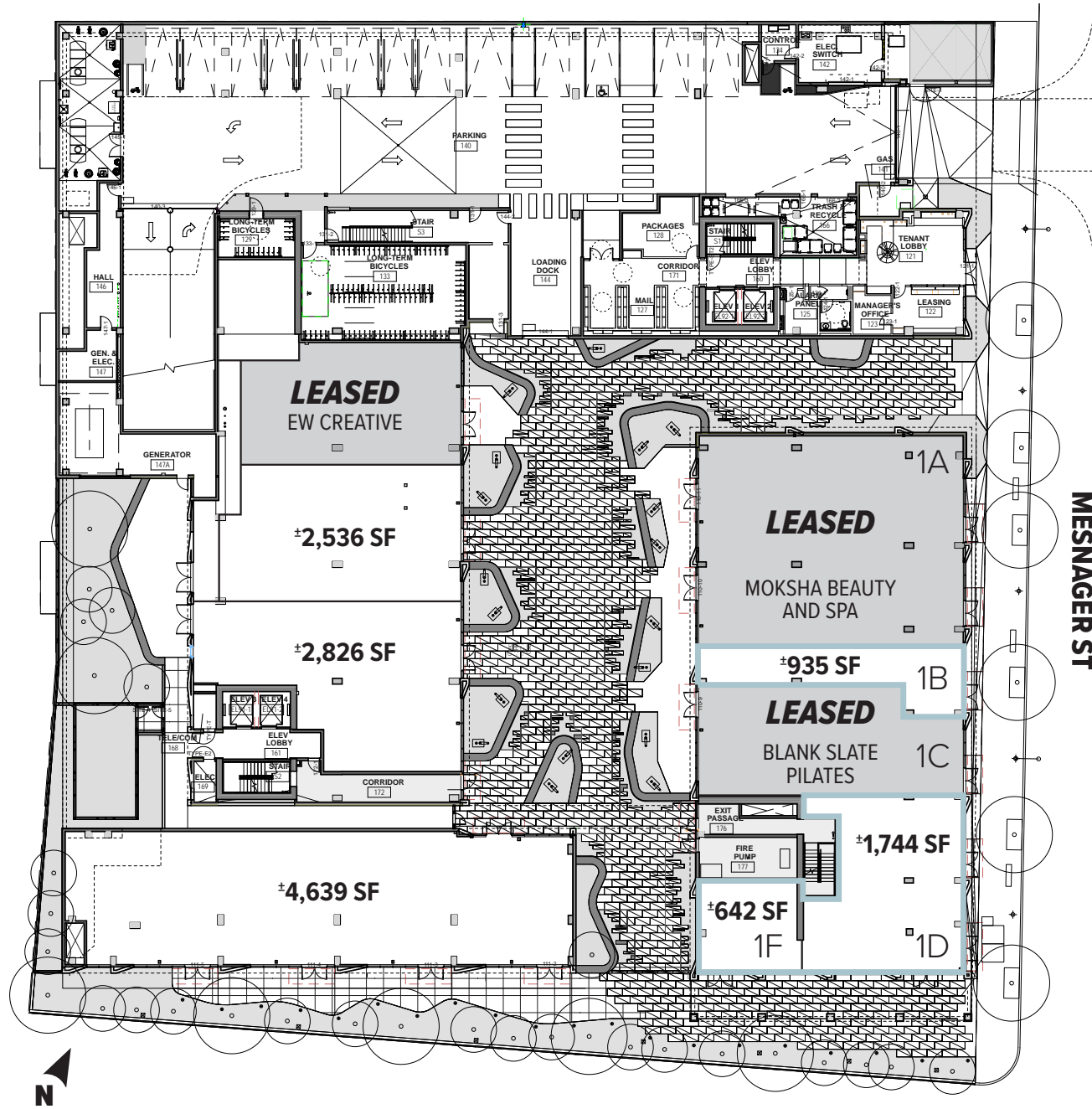


Evan Jurgensen | Senior Vice President
Lic. # 01967347 | (323) 922-3733
ejurgensen@lee-associates.com
Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
Lic. # 01730294 | (213) 769-6262
eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
Lic. # 02159963 | (213) 797-0827
axel@districtrealtygroup.com

Site Plan



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

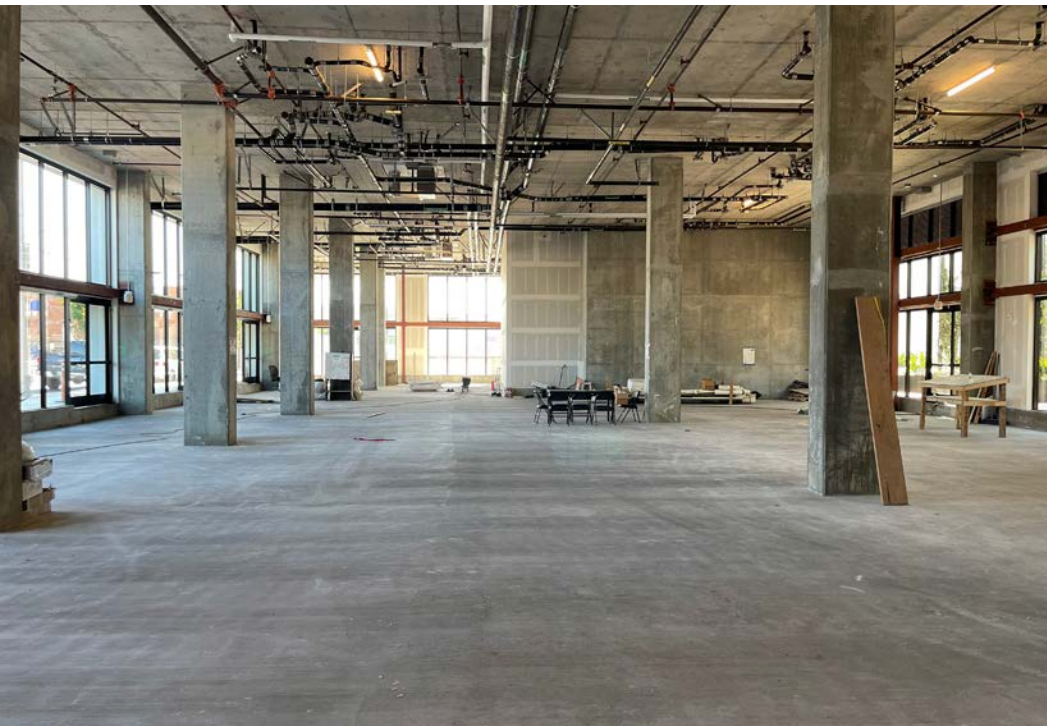


Evan Jurgensen | Senior Vice President
 Lic. # 01967347 | (323) 922-3733
 ejurgensen@lee-associates.com
 Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
 Lic. # 01730294 | (213) 769-6262
 eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
 Lic. # 02159963 | (213) 797-0827
 axel@districtrealtygroup.com

Unit A



Evan Jurgensen | Senior Vice President
Lic. # 01967347 | (323) 922-3733
ejurgensen@lee-associates.com
Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
Lic. # 01730294 | (213) 769-6262
eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
Lic. # 02159963 | (213) 797-0827
axel@districtrealtygroup.com

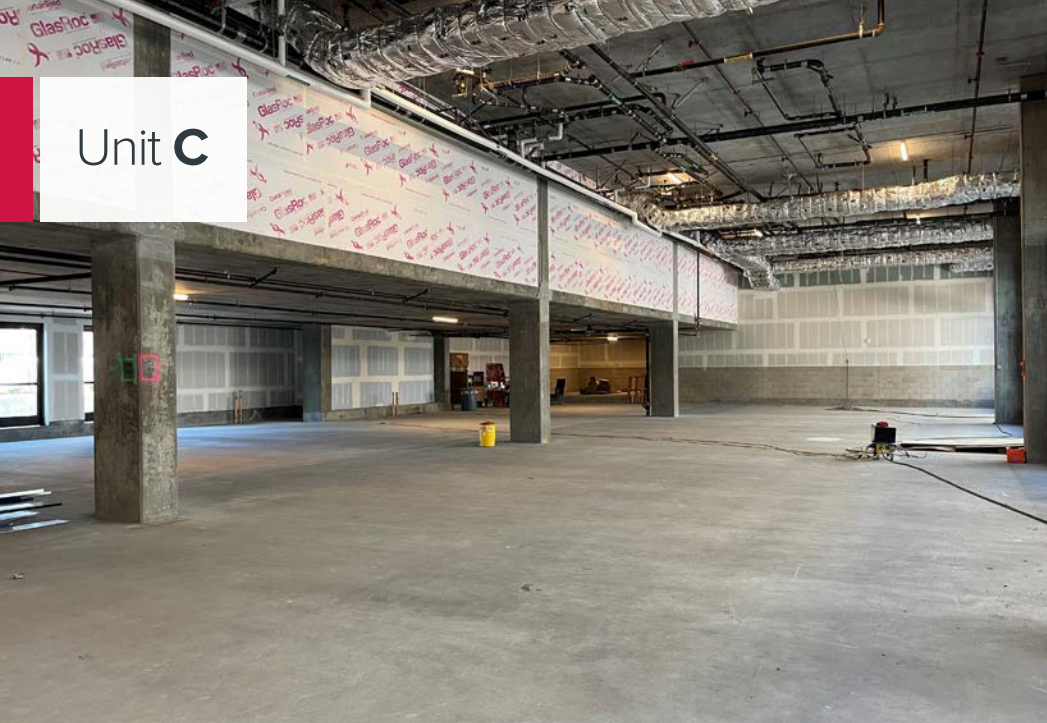
Unit B



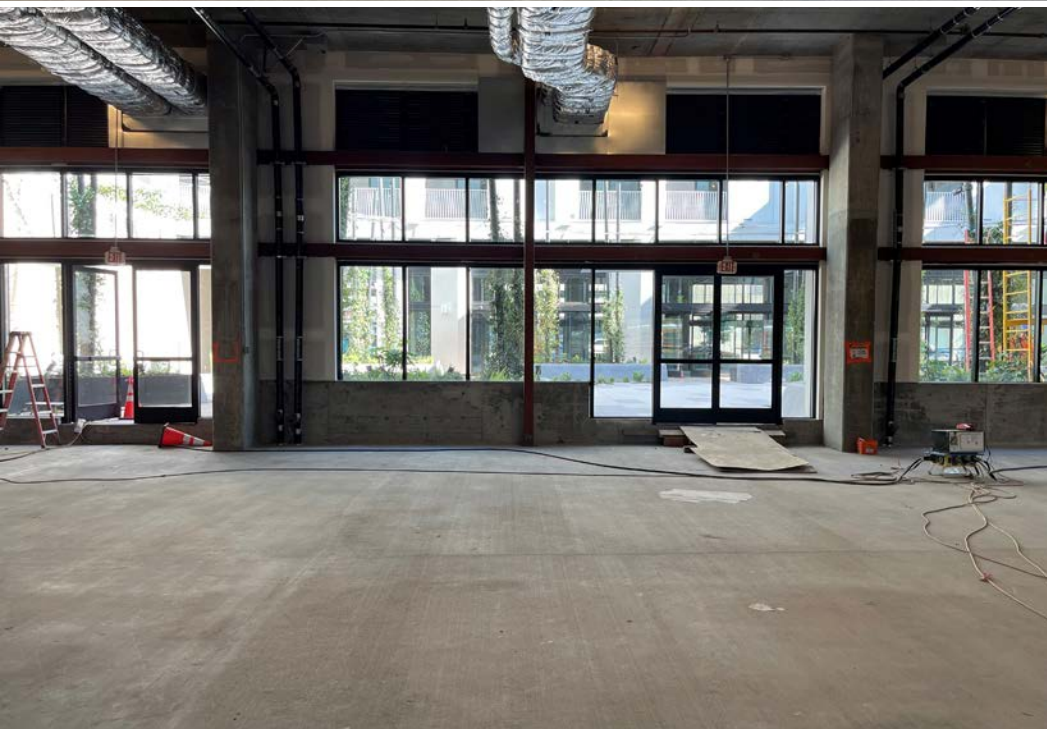
Evan Jurgensen | Senior Vice President
Lic. # 01967347 | (323) 922-3733
ejurgensen@lee-associates.com
Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
Lic. # 01730294 | (213) 769-6262
eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
Lic. # 02159963 | (213) 797-0827
axel@districtrealtygroup.com



Unit C



Evan Jurgensen | Senior Vice President
Lic. # 01967347 | (323) 922-3733
ejurgensen@lee-associates.com
Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
Lic. # 01730294 | (213) 769-6262
eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
Lic. # 02159963 | (213) 797-0827
axel@districtrealtygroup.com



Evan Jurgensen | Senior Vice President
Lic. # 01967347 | (323) 922-3733
ejurgensen@lee-associates.com
Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
Lic. # 01730294 | (213) 769-6262
eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
Lic. # 02159963 | (213) 797-0827
axel@districtrealtygroup.com



Evan Jurgensen | Senior Vice President
Lic. # 01967347 | (323) 922-3733
ejurgensen@lee-associates.com
Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
Lic. # 01730294 | (213) 769-6262
eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
Lic. # 02159963 | (213) 797-0827
axel@districtrealtygroup.com



Evan Jurgensen | Senior Vice President
Lic. # 01967347 | (323) 922-3733
ejurgensen@lee-associates.com
Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
Lic. # 01730294 | (213) 769-6262
eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
Lic. # 02159963 | (213) 797-0827
axel@districtrealtygroup.com



Evan Jurgensen | Senior Vice President
Lic. # 01967347 | (323) 922-3733
ejurgensen@lee-associates.com
Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
Lic. # 01730294 | (213) 769-6262
eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
Lic. # 02159963 | (213) 797-0827
axel@districtrealtygroup.com

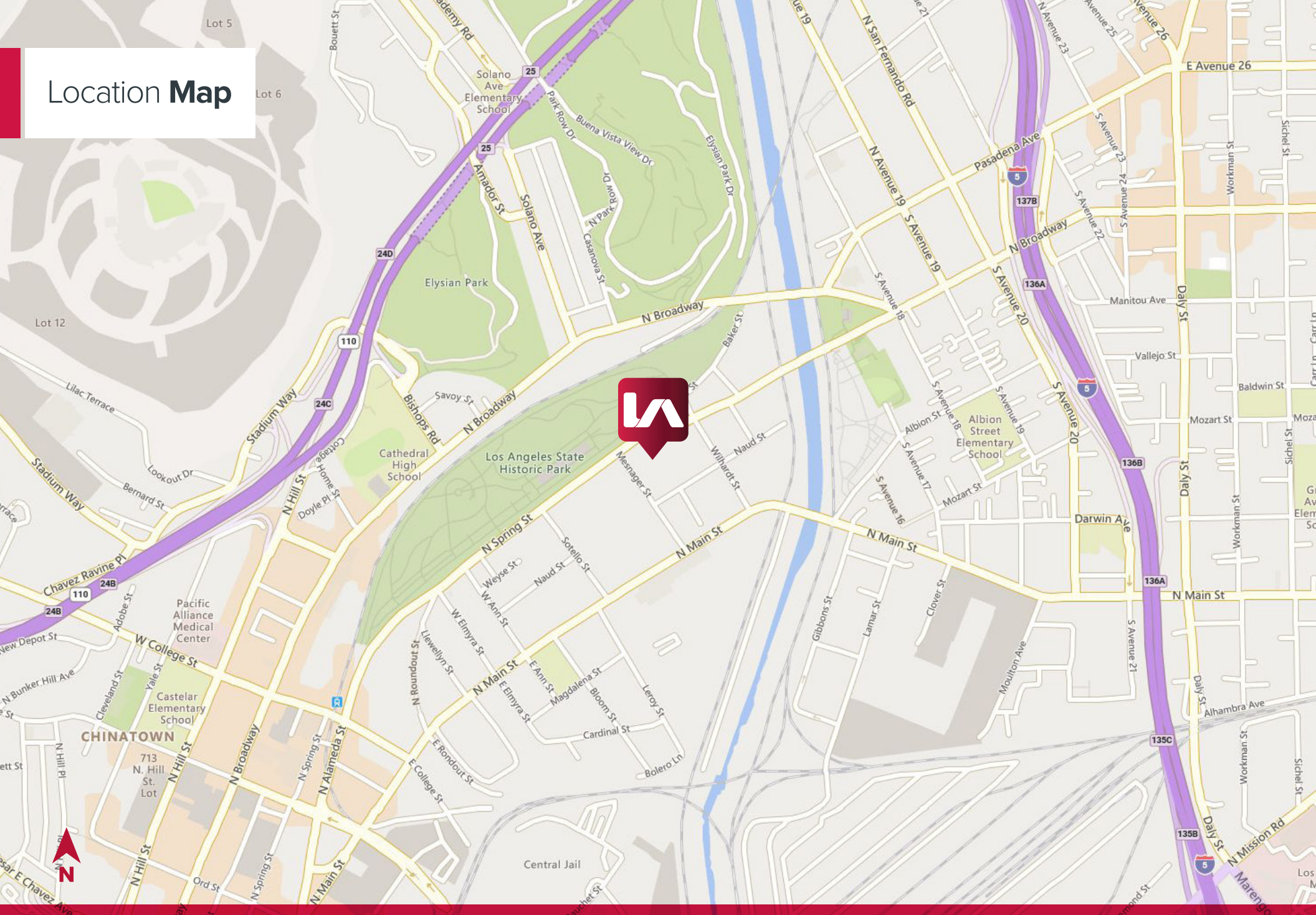


Evan Jurgensen | Senior Vice President
Lic. # 01967347 | (323) 922-3733
ejurgensen@lee-associates.com
Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
Lic. # 01730294 | (213) 769-6262
eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
Lic. # 02159963 | (213) 797-0827
axel@districtrealtygroup.com

Location Map

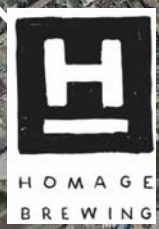


Evan Jurgensen | Senior Vice President
Lic. # 01967347 | (323) 922-3733
ejurgensen@lee-associates.com
Team-Cline.com

Eon I. Lew | CEO & Founder, District Realty Group
Lic. # 01730294 | (213) 769-6262
eon@districtrealtygroup.com

Axel Erickson | Senior Associate, District Realty Group
Lic. # 02159963 | (213) 797-0827
axel@districtrealtygroup.com

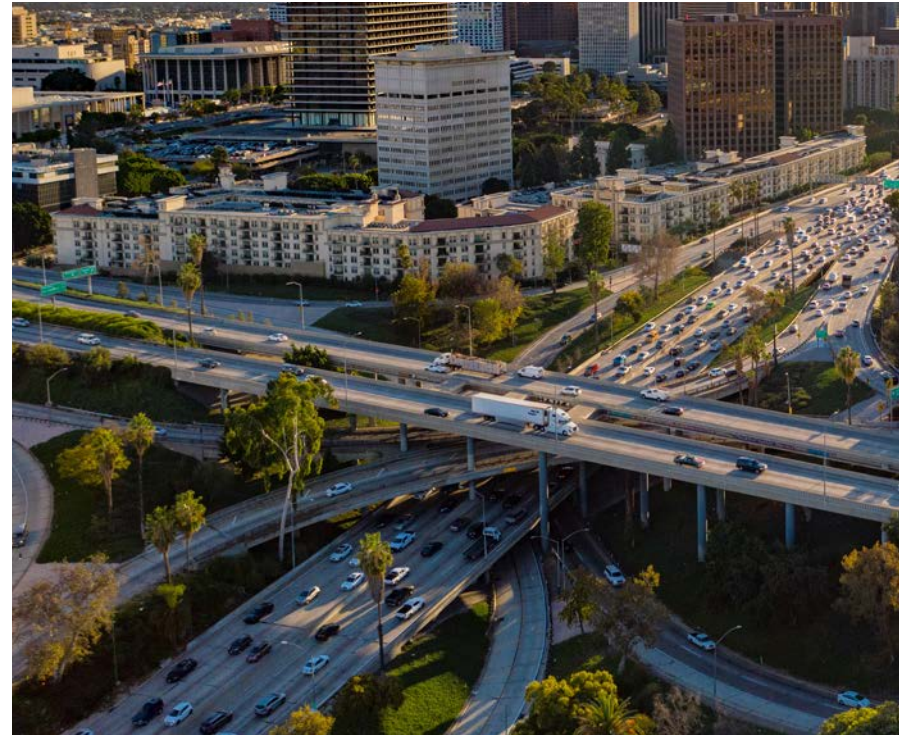
AMENITIES MAP



LOCATION OVERVIEW

Park East is situated in a vibrant area of Los Angeles, next to the Los Angeles Historic State Park. This neighborhood features a mix of residential and commercial spaces, with access to a variety of amenities such as restaurants, breweries, farmers market and coffee shops.

The area is known for its diverse community and urban feel, with nearby parks and public transportation options that make it convenient for residents. Local attractions might include breweries, bars, and restaurants, contributing to a lively atmosphere. Overall, it's a dynamic neighborhood that reflects the eclectic spirit of Los Angeles.



PARK EAST



200 Mesnager St, Los Angeles, CA 90012

Lee & Associates® - Los Angeles, Inc.

1201 N. Main Street
Los Angeles, CA 90012
(323) 922-3832 | team-cline.com
Corp. ID # 02174865

District Realty Group

4334 W. Sunset Blvd
Los Angeles, CA 90029
(213) 769-6262 | districtrealtygroup.com
Corp. ID # 02044848

Evan Jurgensen

Senior Vice President
P \\ 323.922.3733
E \\ ejurgensen@lee-associates.com
Lic. ID # 01967347
Team-Cline.com

Eon I. Lew

CEO & Founder, District Realty Group
P \\ 213.769.6262
E \\ eon@districtrealtygroup.com
Lic. ID # 01730294

Axel Erickson

Senior Associate, District Realty Group
P \\ 213.797.0827
E \\ axel@districtrealtygroup.com
Lic. ID # 02159963