

Available SF 19,185 SF

Industrial For Lease & For Sale

Building Size 19,185 SF



Address: 2429 E Olympic Blvd, Los Angeles, CA 90021

Cross Streets: S Santa Fe Ave/E Olympic Blvd

Fabulous Multi-Purpose Building Located Just Outside Arts District
 Dock High Loading - 3 Positions, Fenced Yard - 18 Car Parking - 18' Clear
 Divisible as 2 Clear Span Units: 7,360 SF & 11,825 SF - Separations in Place
 Excellent Sign Exposure - 1 Door from Major Intersection Olympic Blvd &
 Santa Fe Ave & 1 Block from Ramps to 10, 5 & 60 Freeways
 Additional Access Via Rear Loading Doors - Opportunity Zone Location

Lease Rate/Mo:	\$18,225	Sprinklered:	No	Office SF / #:	2,700 SF / 8
Lease Rate/SF:	\$0.95	Clear Height:	18'	Restrooms:	5
Lease Type:	Gross	GL Doors/Dim:	0	Office HVAC:	Heat & AC
Available SF:	19,185 SF	DH Doors/Dim:	3 / 22'x10' ; 12'x10'	Finished Ofc Mezz:	1,375 SF
Minimum SF:	19,185 SF	A: 200 V: 240 O: 3 W: 3		Include In Available:	Yes
Prop Lot Size:	0.58 Ac / 25,353 SF	Construction Type:	TILT UP	Unfinished Mezz:	0 SF
Term:	3-5 years w/periodic COLA's	Const Status/Year Blt:	Existing / 1965	Include In Available:	No
Sale Price:	\$4,995,000.00	Whse HVAC:	No	Possession:	08/15/2026
Sale Price/SF:	\$260.36	Parking Spaces: 18	/ Ratio: 0.9:1	Vacant:	No
Taxes:		Rail Service:	No	To Show:	Call broker
Yard:	Fenced / Paved	Specific Use:	Warehouse/Distribution	Market/Submarket:	CBD
Zoning:	LF1-WH1-6			APN#:	5168-029-016

Listing Company: Dorin Realty Company

Agents: [Mark Whitman 213-627-0007](mailto:mwhitman@dorinrealty.com)

Listing #: 45216176

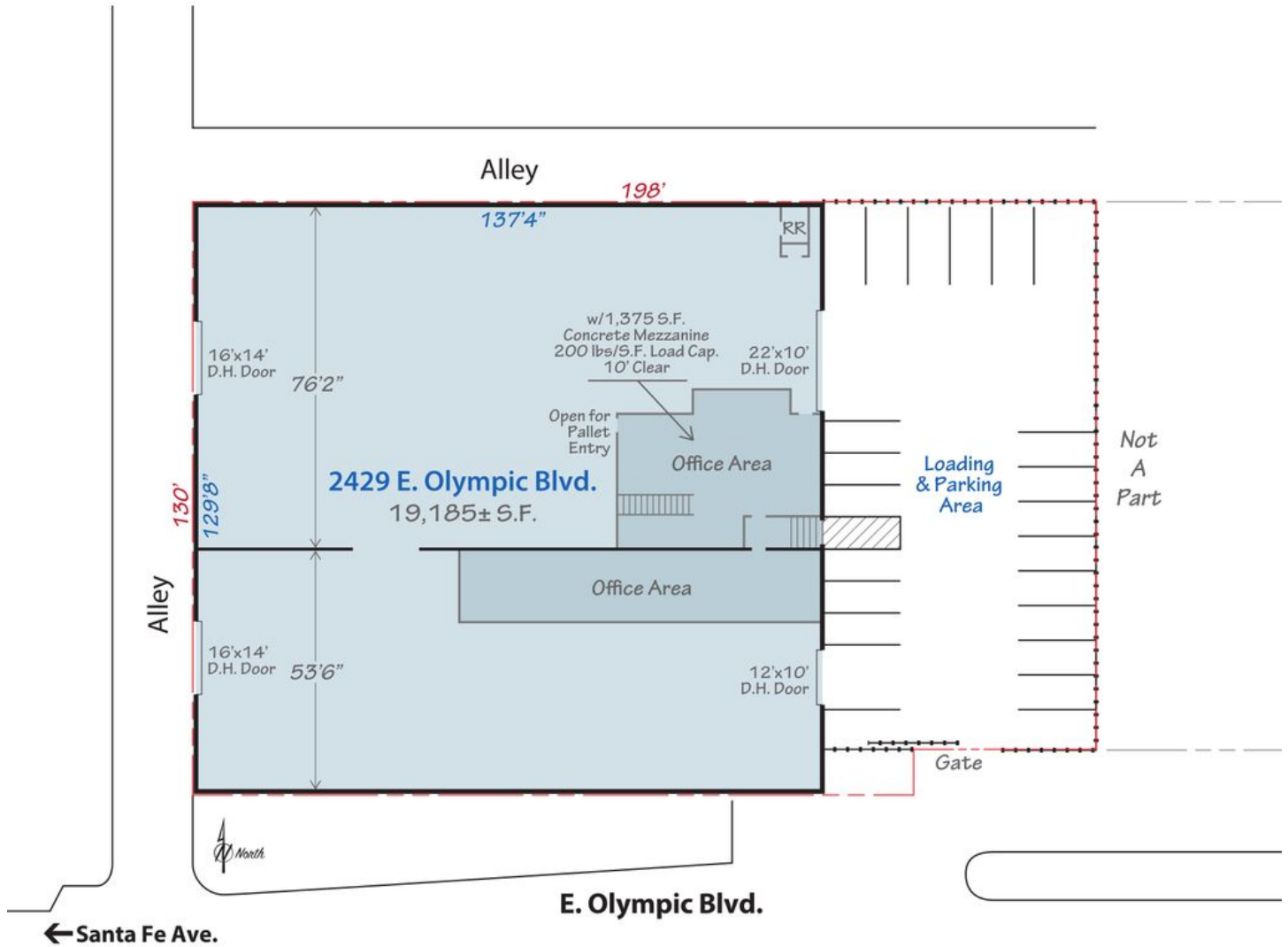
Listing Date: 07/08/2026

FTCF: CB250Y175S250

Notes: Load Bear Concrete Mezzanine - 200lbs/Sq. Ft. Additional Electrical Svcs: 150A 240V 1PH Svc. All details must be verified.



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