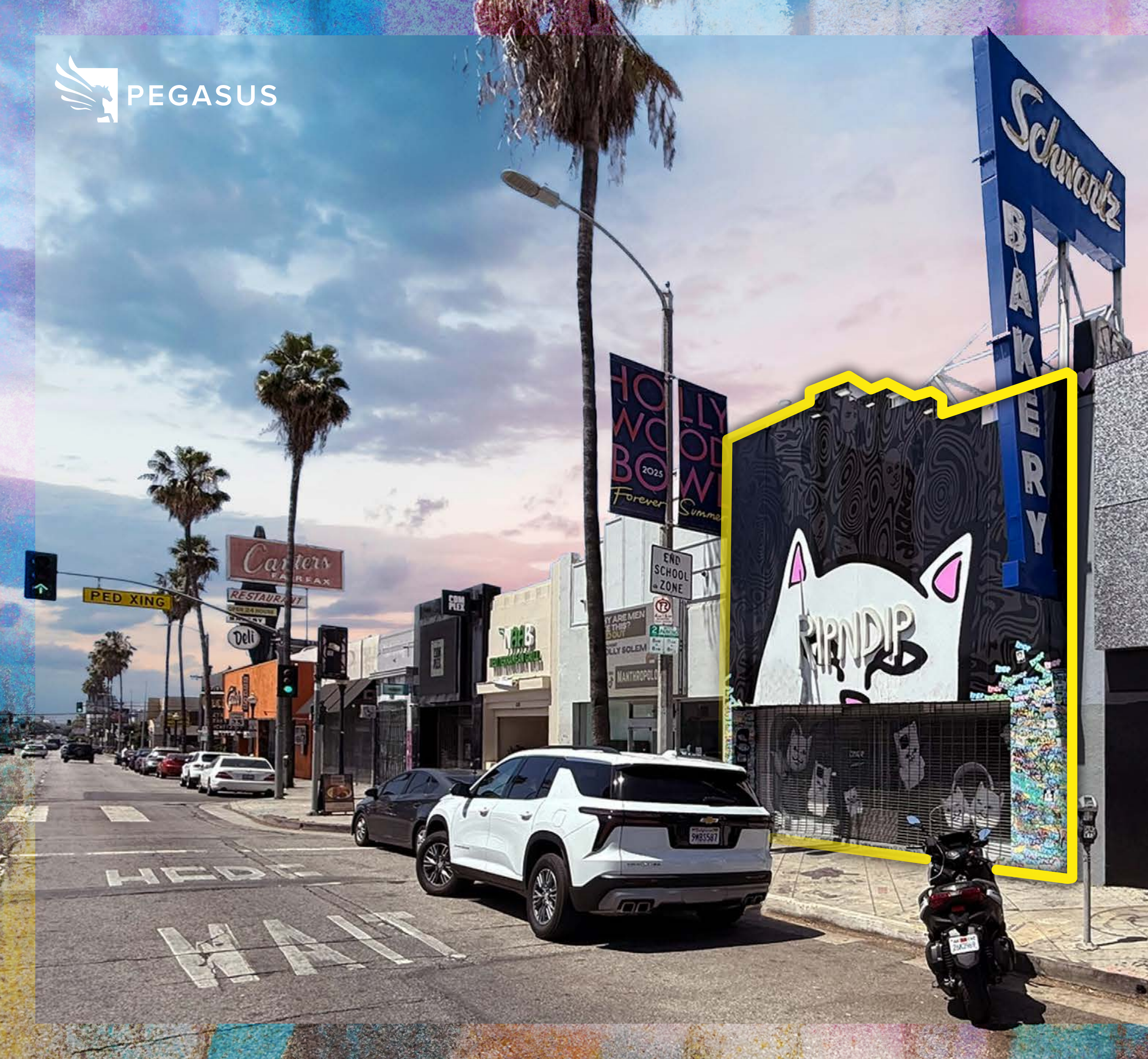




441 N. FAIRFAX AVE

[VIEW ON MAP](#)

441 N FAIRFAX AVE, LOS ANGELES, CA 90036

SURROUNDED BY ICONS:

± 3,350 SF Retail Space Available
on **THE BEST** Block of Fairfax Ave

HOT LINEUP OF CULTURE STAPLES:

Neighbors Include: Jon n Vinny's, Cofax,
Prime Pizza, Canter's Deli, Genghis
Cohen, Van Leeuwen Ice Cream,
Badmaash and More

LOS ANGELES

HIGHLIGHTS

ELITE SPACE ON ONE OF LA'S ICONIC RETAIL BLOCKS

Retail Space Available: ± 3,350 SF

THE HEART OF FAIRFAX

Located on THE BEST Block on Fairfax Avenue
Seeing Over 36,400+ Vehicles Daily

ICONIC LINEUP OF CULTURE STAPLES

Neighbors Include: Jon n Vinny's, Cofax, Prime Pizza, Canter's Deli, Genghis Cohen, Van Leeuwen Ice Cream, Badmaash and More

LEGENDARY ADDRESS

Currently **RIPNDIP** – Neighbor Former Home of **Supreme**

BUILT FOR TENANTS WITH VISION

Bow Truss Ceilings with Great Volume:
Perfect for a Retailer, Showroom, or Gallery



441
N. FAIRFAX AVE

LUCIA

DOLLS KILL

Canter's
FAIRFAX
SINCE 1931

NAAB

Aape
BY "A BATHING APE"

CLASSIC
FOOTBALL
SHIRTS

COMPLEX

HALL OF FRAMES

SOLESTAGE

GOLF

JON & VINNY'S
ITALIAN

VanLeeuwen

N FAIRFAX AVE | 36,430 VPD

catwalk
DESIGNER VINTAGE

DAVE'S HOT CHICKEN

BADMAASH
बदमाश

COFAV

GENCHIS
BOHEN

Prime
PIZZA

DAVE'S HOT CHICKEN
OPEN

441

N. FAIRFAX AVE

SUNSET BLVD



HOLLYWOOD BLVD



MONDRIAN
LOS ANGELES

Sunset Tower Hotel

ANDAZ
WEST HOLLYWOOD
LOS ANGELES

1 HOTEL
West Hollywood

PENDRY
HOTELS & RESORTS

SOLESTAGE

AdKT

HALL OF FRAMES

FLIGHT CLUB



NAAB

COMPLEX

Prime
PIZZA



COFAV

BLITZSTEIN
MUSEUM OF ART

Canter's
FAIRFAX
SINCE 1931

VanLeeuwen

BADMAASH
बदमाश

N FAIRFAX AVE
36,430 VPD

JON & VINNY'S
ITALIAN

DOLLS KILL



441

N. FAIRFAX AVE

BEVERLY BLVD

N FAIRFAX AVE
36,430 VPD

NEWS / JANUARY 2025

BILLION-DOLLAR TELEVISION CITY EXPANSION GETS FINAL APPROVAL BY L.A. CITY COUNCIL – UPDATE



UPDATE: The Television City Project has gotten the all-clear to move forward. The Los Angeles City Council voted unanimously Tuesday to approve a **\$1 BILLION EXPANSION** of the legendary studio lot.

[READ FULL ARTICLE >](#)

24 AUG 2024





LOS ANGELES

Los Angeles – home to fantastic restaurants, hotels, nightlife, shopping, and so much more. With its creative energy and no shortage of things to do, it has always proven to be a staple as a popular location for both tourists and locals to visit. Los Angeles is also home to many iconic hotels, music venues, and comedy clubs. The LA experience is a melting pot of traditions, whether it’s innovative vegan food, couture fashion, or street art and statues. This is not a neighborhood populated by the feint of heart, so arrive ready for excitement.

	2024 Population	No. of Households	Average HH Income
1 MILE	45,961	25,053	\$120,536
3 MILE	342,474	169,067	\$113,354
5 MILE	926,882	409,533	\$102,295

441

N. FAIRFAX AVE

LOS ANGELES

CONTACT LEASING (424) 363-7800

DANIEL WOZNICA

ASSOCIATE | LEASING

dwoznica@pegasusam.com
LIC # 02211034 (CA)

ANDREW COHEN

EXECUTIVE VICE PRESIDENT | LEASING

acohen@pegasusam.com
LIC # 01996379 (CA)

EMMET PIERSON

SENIOR ASSOCIATE | LEASING

epierson@pegasusam.com
LIC # 02048600 (CA)

Confidentiality & Disclaimer Statement:

The information contained in this Leasing Package is proprietary and strictly confidential. It is intended to be reviewed only by the party receiving it from Pegasus Investments and should not be made available to any other person or entity without the written consent of Pegasus Investments. This Leasing Package has been prepared to provide summary, unverified information to prospective purchasers, and to establish only a preliminary level of interest in the subject property.

The information contained herein is not a substitute for a thorough due diligence investigation. Pegasus Investments has not made any investigation, and makes no warranty or representation, with respect to the income or expenses for the subject property, the future projected financial performance of the property, the size and square footage of the property and improvements, the presence or absence of contaminating substances, PCB's or asbestos, the compliance with State and Federal regulations, the physical condition of the improvements thereon, or the financial condition of the business prospects of any tenants, or any tenant's plans or intentions to continue its occupancy of the subject property.

The information contained in this Leasing Package has been obtained from sources we believe to be reliable; however, Pegasus Investments has not verified, and will not verify, any of the information contained herein, nor has Pegasus Investments conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. Some or all of the photographs contained within may have been altered from their original format. All potential buyers must take appropriate measures to verify all of the information set forth herein.



PEGASUS ASSET MANAGEMENT INC.

1901 Avenue of the Stars, Suite 630, Los Angeles, CA 90067
(310) 691-1350 / www.pegasusam.com / LIC # 02119442 (CA)

