

3739

S. Crenshaw Blvd.

Los Angeles, CA 90016

PRIME CRENSHAW BLVD RETAIL OR MEDICAL IN A BUSY SHOPPING CENTER

SIGNALIZED INTERSECTION ON CRENSHAW BLVD AND COLISEUM STREET



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PROPERTY HIGHLIGHTS



- Over 500 brand new residential units in .5 mile radius and many more under buildout
- Near Crenshaw Metroline
- 3739 Crenshaw is on the primary boulevard which forms the western boundary of Leimert Park
- Great street frontage and visibility on Crenshaw Blvd
- Ideal for nail & beauty salon, tax, insurance, DMV service, medical, dental, cell phone, retail, food use, mattress store, or furniture store
- Extremely busy neighborhood with lots of foot traffic
- Co-tenants: O'Reilly Auto Parts, CVS, City National Bank, The Gas Company
- Adjacent to countless eateries, cafes, and numerous national retailers

SPACE SIZE

UNIT 3739 E: $\pm 3,258$ RSF
(DIVISIBLE TO $\pm 1,630$ RSF)

UNIT 3739 A: $\pm 4,123$ RSF
(DIVISIBLE TO $\pm 2,060$ RSF)

CARS PER DAY

50,000

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AERIAL

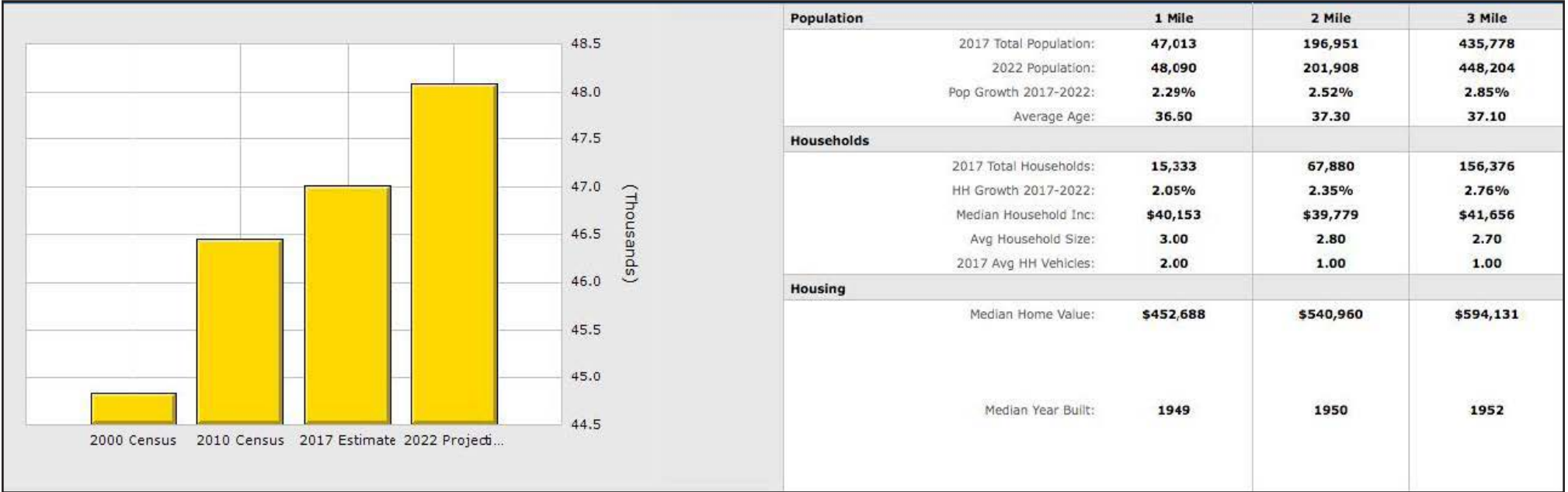


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CRENSHAW TRANSIT



DEMOGRAPHICS



NEIGHBORING TENANTS



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