

FOR LEASE



ZACUTO GROUP
COMMERCIAL REAL ESTATE

312

S. HILL STREET

THE
LOFTS
at

GRAND CENTRAL
LOS ANGELES MARKET SINCE 1917

OFFICE LOFT | SHOWROOM



THE
LOFTS
at

GRAND CENTRAL
LOS ANGELES **MARKET** SINCE 1917

Modern Creative Offices
Above LA's Most Iconic Food Destination

312

**S. HILL STREET
DOWNTOWN LOS ANGELES
90013**

DETAILS

SIZE	TERM
5,000 - 10,000 SF	Negotiable
TEASER RATE	PARKING
\$1.95/SF MG yr 1 \$2.25/SF MG yr 2 (3% increases thereafter)	5:1000 / \$160/mo.

HIGHLIGHTS

- *Modern Creative Offices*
- Spec suite with 14 ft. ceilings
- Ideal for open plan users, designers, showroom, creatives
- Light + bright space with operable windows & high quality finishes
- Secured with key card access
- A foodie's dream!
 - Unparalleled dining options
- Plentiful, affordable parking on-site

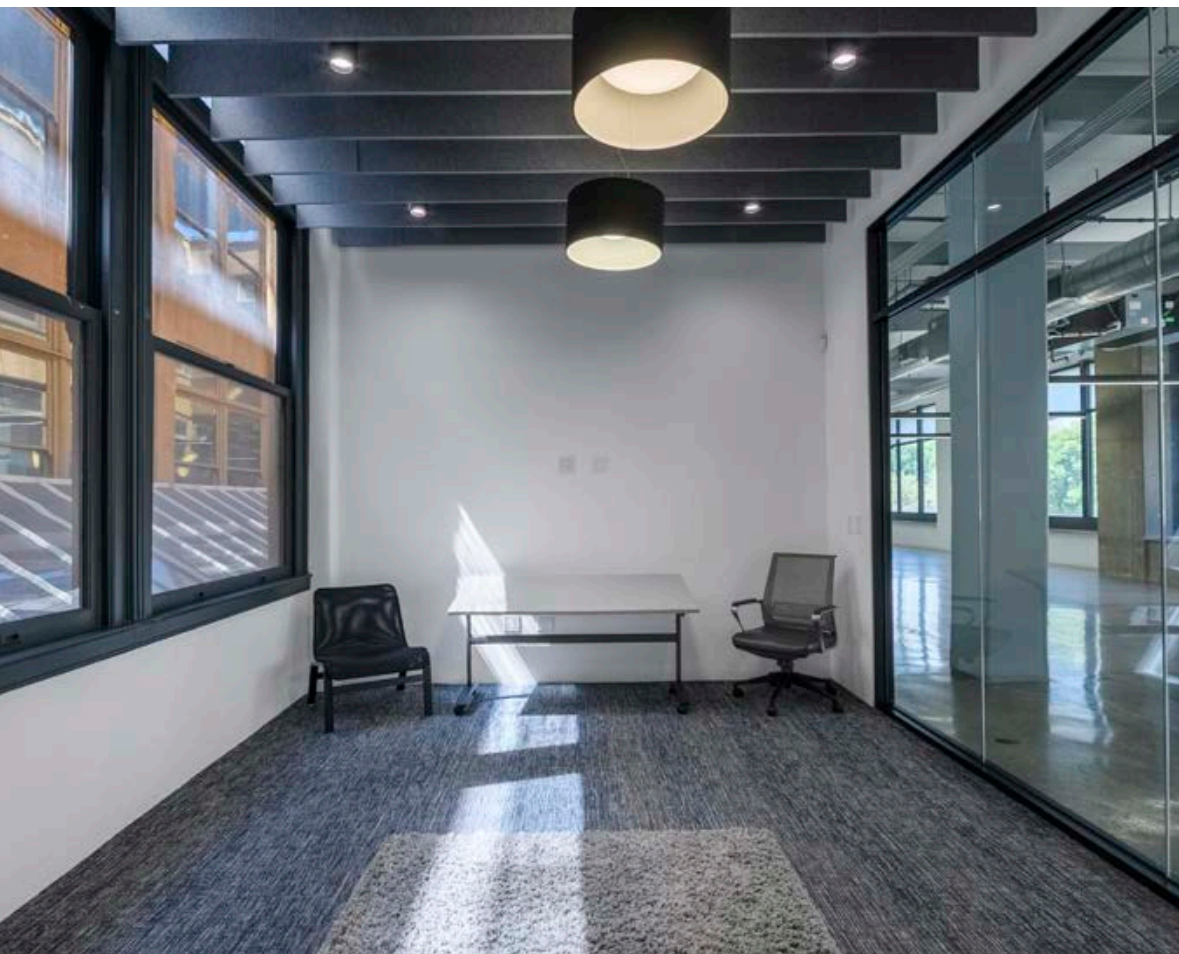
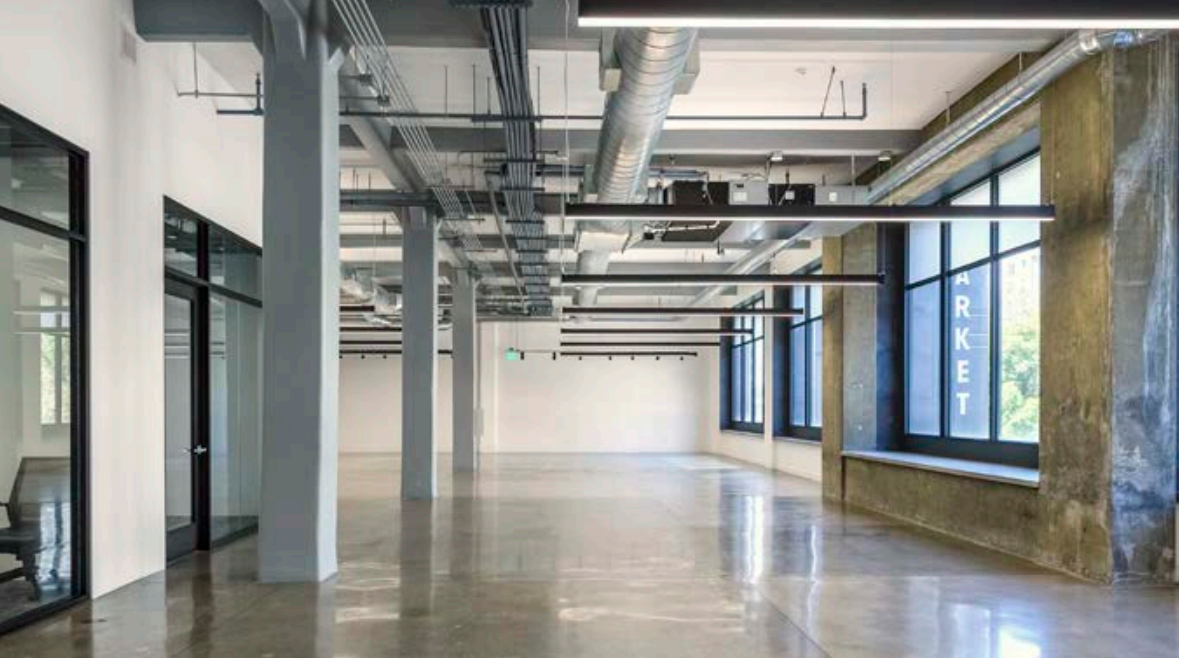


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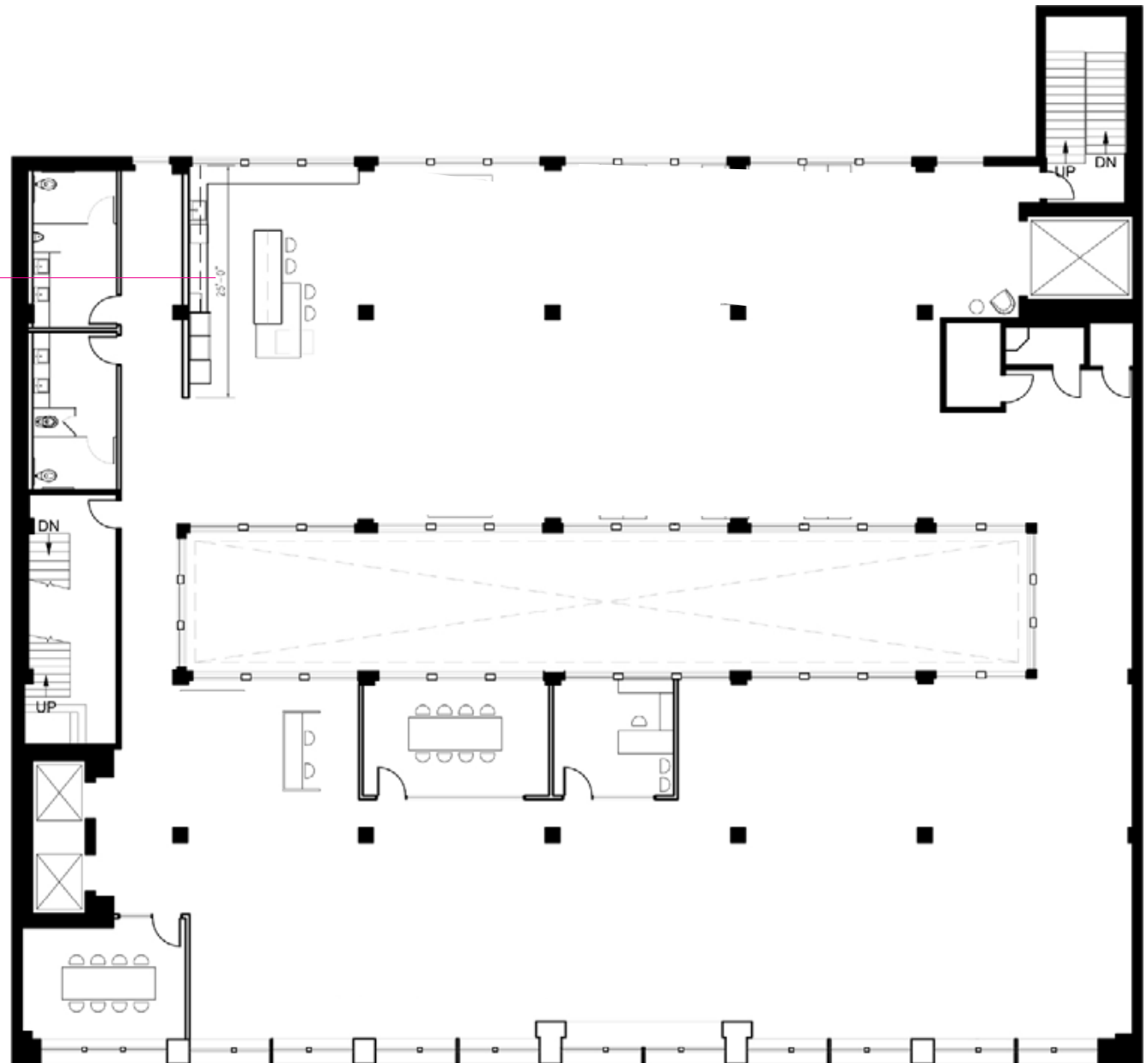
10,000 SF OFFICE LOFT

3 PRIVATE OFFICES

FREIGHT ELEVATOR

MODERN OPEN KITCHEN

PRIVATE RESTROOMS



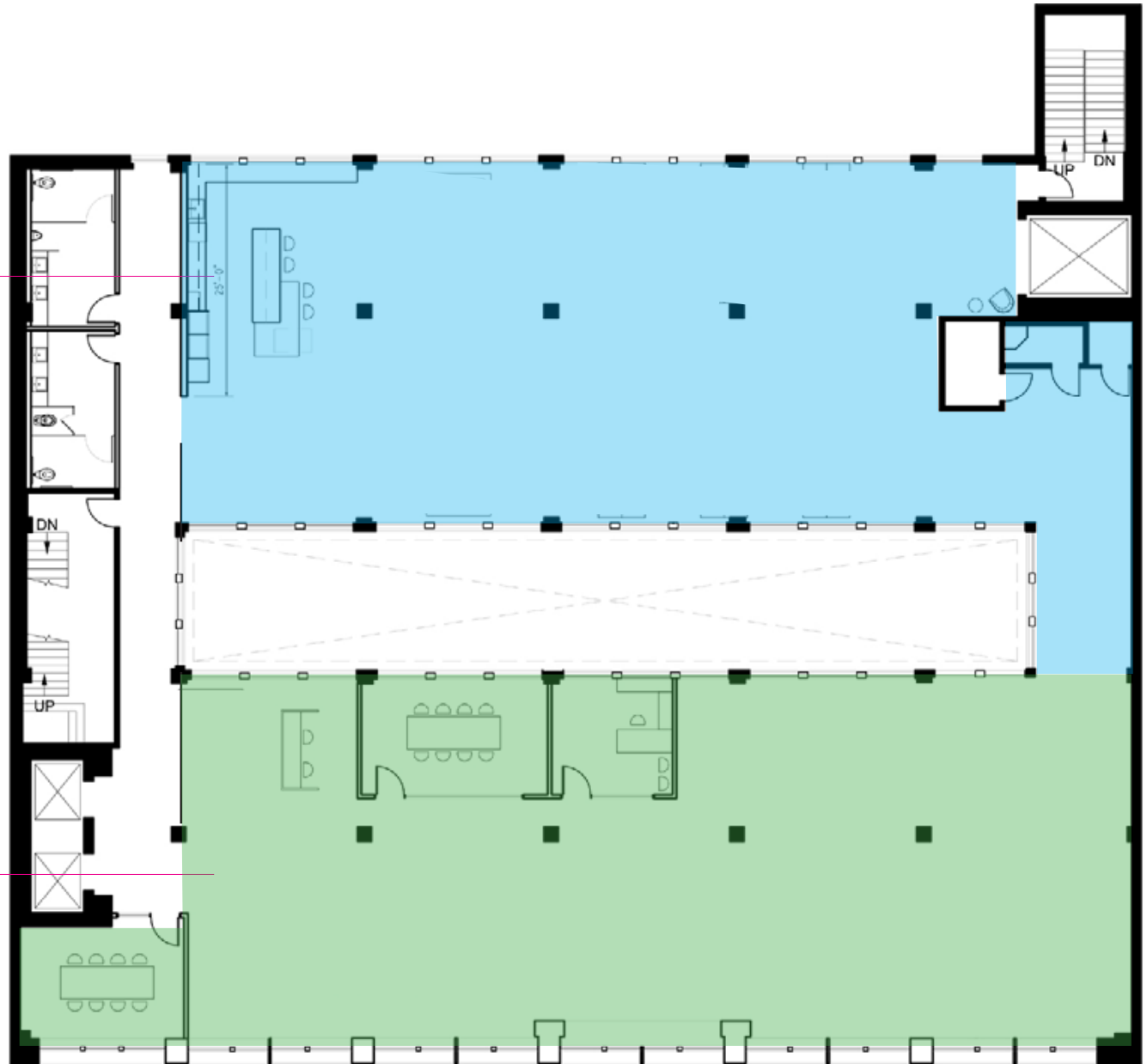
FLOOR PLAN

312 S. HILL ST, LOS ANGELES, CA 90014

SPLIT PLAN

5,000 SF

5,000 SF

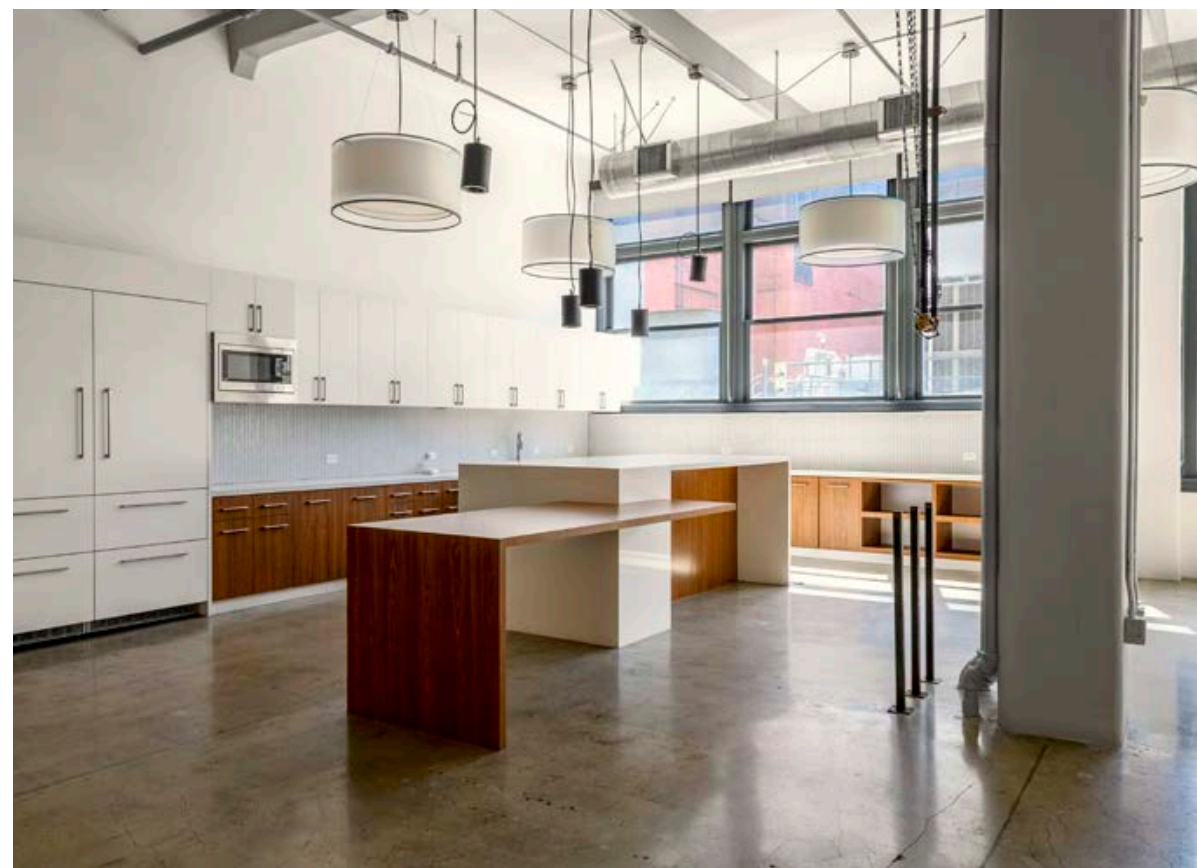


FLEXIBLE LAYOUT

Expansive floor plan allows for a multitude of uses including showroom space, office HQ, or creative functions

OPEN KITCHEN

Large and modern kitchen space allows for production set up, entertaining capabilities and integrated flow into the loft space.



LOS ANGELES' LARGEST AND OLDEST PUBLIC MARKET

When the doors first opened in October 1917, the "Wonder Market," as it was then called, was billed as "the largest and finest public market on the Pacific Coast." It filled the entire ground floor of the Beaux-Arts-style Homer Laughlin Building, the region's first steel-reinforced, fireproof structure. At the time, Los Angeles was the country's tenth-most-populous city—and downtown was the epicenter of a flourishing metropolis.



A HISTORICAL LOS ANGELES ICON WITH A MODERN VISION

Today, the Market's 40 stalls are home to an only-in-LA blend of legacy vendors like China Cafe and Roast To Go (Grand Central Market tenants for over half a century), rising stars, and success stories from the city's buzzing food scene. The Market is a microcosm of the historic immigrant communities that have shaped Los Angeles and a mosaic of the creativity and vision of the people who call this city home.

THE BEST OF LOS ANGELES, DOWNSTAIRS



📍 MCCONNELLS ICE CREAM



📍 GO GET EM TIGER



📍 EGGSLUT



📍 STICKY RICE



📍 MIZNON PITA CAFE



📍 CHINA CAFE



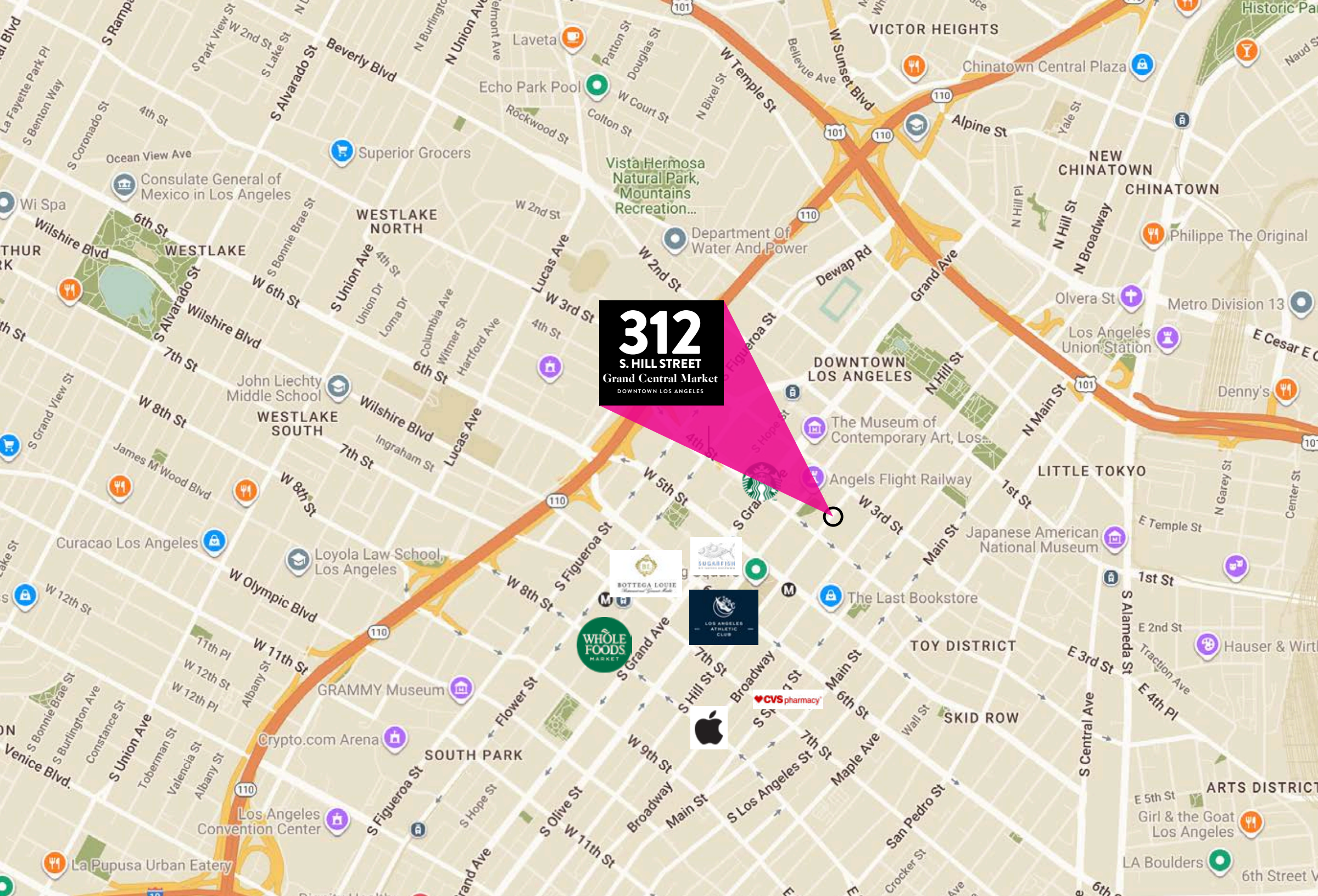
📍 BASTION BAKERY



📍 BROAD STREET OYSTER CO.

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Grand Central Market
DOWNTOWN LOS ANGELES



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LOS ANGELES **MARKET** SINCE 1917



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