

RETAIL AVAILABLE | DTLA FASHION DISTRICT

1026 S Broadway

FOR LEASE LOS ANGELES, CA 90015



PROPERTY OVERVIEW

1026 S Broadway Los Angeles, CA 90015



SPACE AVAILABLE

±4,526 SF

AVAILABILITY

NOW

USE

RETAIL, FITNESS, OR MEDICAL

ASKING RENT

\$2.50 PSF NNN



HIGH-VISIBILITY LOCATION PAIRED WITH FLEXIBLE FLOORPLAN





FIGAT7TH
DOWNTOWN LA

FOGO DE CHÃO

Chick-fil-A

peacock theater
Fleming's
PRIME STEAKHOUSE & WINE BAR

110

±291,000 VPD

crypto.com ARENA

zinqué
(zin-kæ)

Gyu-Kaku
Japanese BBQ
BOTTEGA LOUIE

Mrs. fish
sushi · ort · whisky

Los Angeles CONVENTION CENTER
Managed by **ACM**

PINE & CRANE

PANINI KABOB GRILL
FREE SCRATCH KITCHEN

adidas

Guisados

MASTRO'S RESTAURANTS
Javier's

CVS pharmacy

wake & late
105 & 6TH ST LOS ANGELES CA
PEACE LOVE AND BURRITOS

SOL-AGAVE
COCINA MEXICANA & TEQUILA BAR

SUBJECT PROPERTY

Bossa Nova
ESTABLISHED 1983
BRAZILIAN CUISINE

WHOLE FOODS MARKET

INTERSTATE
I-10

±259,000 VPD

Orangetheory

JR
JOHN REED FITNESS

LUXURY RESIDENTIAL & MIXED-USE GROWTH

The area is steps from LA's historic Broadway Theater District, The Last Bookstore, Grand Central Market, and the Historic Core, all of which attract heavy foot traffic from locals and tourists alike. The Arts District, just a short walk east, continues to flourish with galleries, creative spaces, and edgy retail. This cultural concentration makes the area a magnet for experiential retail, boutique hotels, and entertainment ventures.

AREA REVITALIZATION UNDERWAY

Surrounding Downtown LA is experiencing a wave of transformative development. Projects like Onni Group's Times Mirror Square are bringing over 1,100 residential units, retail, and office space, while Fourth & Central, a 10-acre megaproject in the Arts District, is set to add nearly 2 million square feet of residential, commercial, and culinary space.

THRIVING FOOD & BEVERAGE SCENE

The nearby Spring Arcade Building, Grand Central Market, and ROW DTLA offer some of LA's most celebrated culinary destinations. New and trendy cafes, rooftop bars, and concept restaurants continue to open along Main St and adjacent corridors. The dense mix of dining options supports a lively day-to-night economy that appeals to both urban dwellers and destination visitors.

EXCELLENT TRANSIT ACCESS AND WALKABILITY

Located in a Transit-Oriented District, the area benefits from multiple Metro stops, DASH buses, and dedicated bike lanes. The Walk Score is among the highest in Los Angeles, supporting car-free lifestyles that attract younger demographics and eco-conscious tenants. New investments in pedestrian safety and public realm improvements (like Parklets and streetscape redesigns) are further enhancing its urban appeal.



LOCATED IN THE HEART OF THE
Fashion District



405,552

HOUSEHOLDS

(5-MILE)

\$76,110

AVG HOUSEHOLD INCOME

(5-MILE)

\$10.9 BILLION

CONSUMER SPENDING

(5-MILE)

DINING AND SHOPPING:

Downtown LA is a haven for foodies and shopping enthusiasts alike. Bustling restaurants line the streets, offering a mouthwatering array of culinary experiences that span a wide range of international cuisines. From trendy cafes to upscale eateries, tenants have a world of culinary exploration right at their doorstep. Similarly, unique retail stores and boutiques provide an eclectic shopping scene where residents can discover one-of-a-kind treasures and fashion items.

**THE HISTORIC AMBIANCE
OF DOWNTOWN IS A
COMPELLING FEATURE
THAT DRAWS TENANTS
SEEKING A CONNECTION
TO THE CITY'S ROOTS.**



1,179,018

POPULATION

(5-MILE)

ANNUAL VISITORS

55 MILLION

ANNUAL VISITOR SPENDING

\$34.5 BILLION

FOR LEASE

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1026 S Broadway

LOS ANGELES, CA 90015

LET'S CONNECT!

DAVID HARRINGTON
BROKER OF RECORD
License No. 02168060 (CA)

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