

 CUSHMAN &
WAKEFIELD

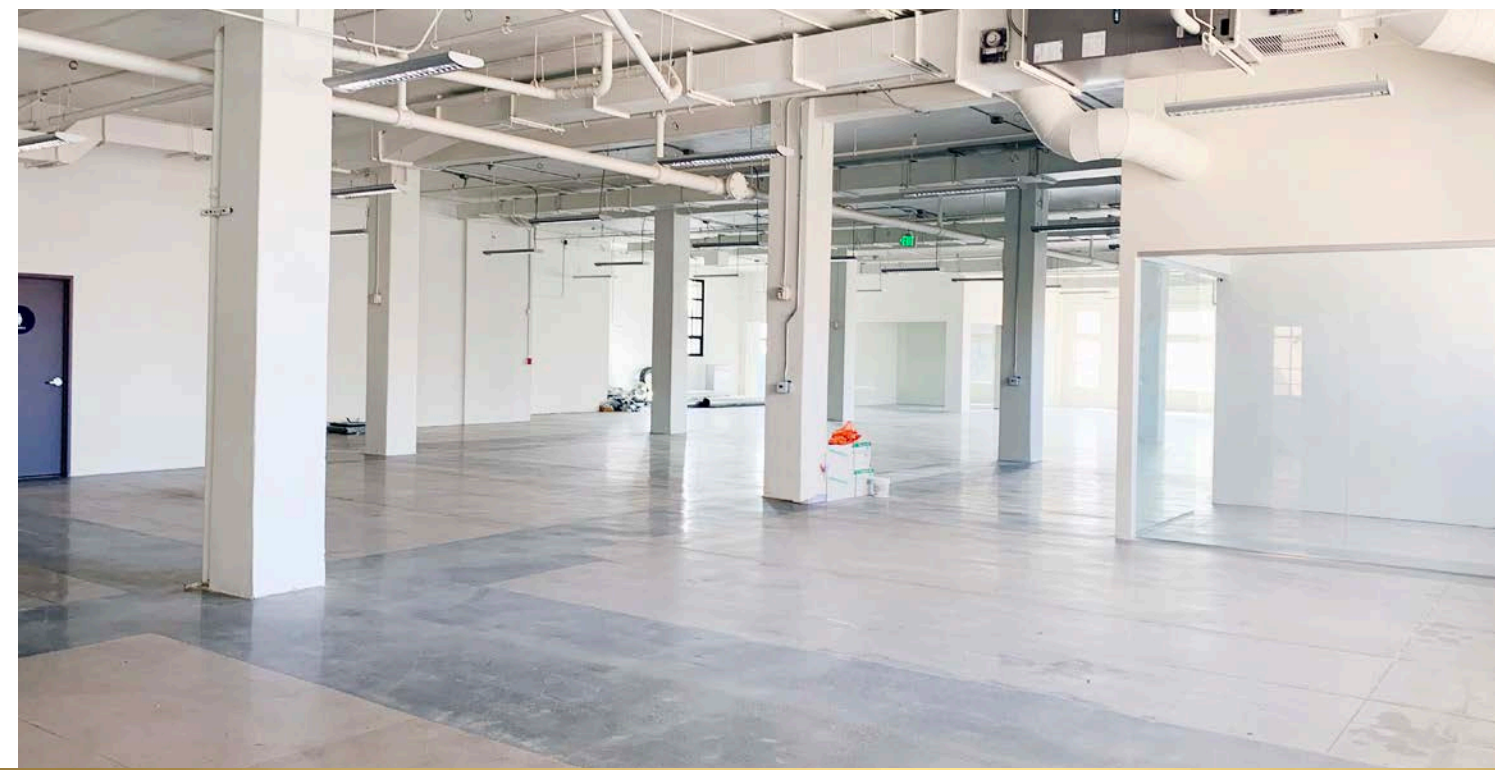
TEAM
CONDON
brittany • erica • mike
pete • sam • scott



FOR LEASE

639 BROADWAY

DOWNTOWN LOS ANGELES



ADDRESS
639-659 S. Broadway,
Los Angeles, CA

**TOTAL AVAILABLE
SQUARE FEET**
2,000 SF - 52,482 SF

Property Details

AVAILABLE FLOORS
3

TYPICAL FLOOR PLATE
11,240 SF

CEILING HEIGHT
13'

YEAR BUILT
1920

YEAR RENOVATED
2018

Features



ELEVATOR

- +Dedicated private elevators with Fob access only
- +2 passenger elevators and 1 freight directly into units



SIGNAGE

- +Future signage opportunities
- +New steel & glass windows
- +Concrete floors



PARKING

- +2:1,000 on-site parking (for the first tenant)
- +24/7 tenant parking access
- +Direct access to suite from parking



BRAND NEW BATHROOMS

- +Womens: 3 stalls + shower
- +Mens: 1 stall + 2 urinals +shower (For Penthouse and planned for other units)



KITCHEN

- +Built out kitchen areas and appliance hookups



DECK

- +Shared tenant amenity deck



24/7 SECURITY



OPERABLE WINDOWS



HVAC

- +Units in place



Available Spaces

9TH FLOOR

11,240 SF
(2,000-7,000 SF Units)

8TH FLOOR

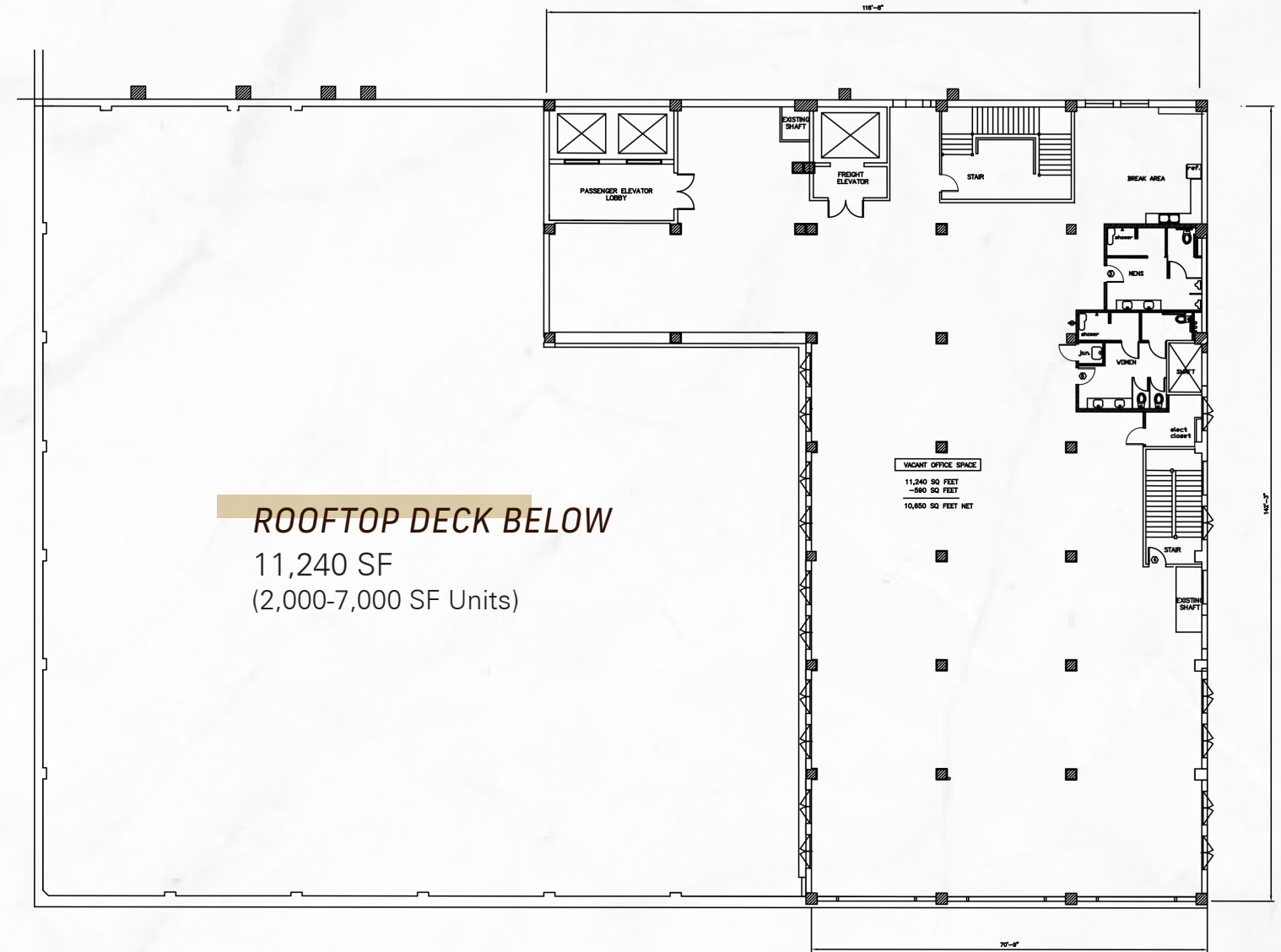
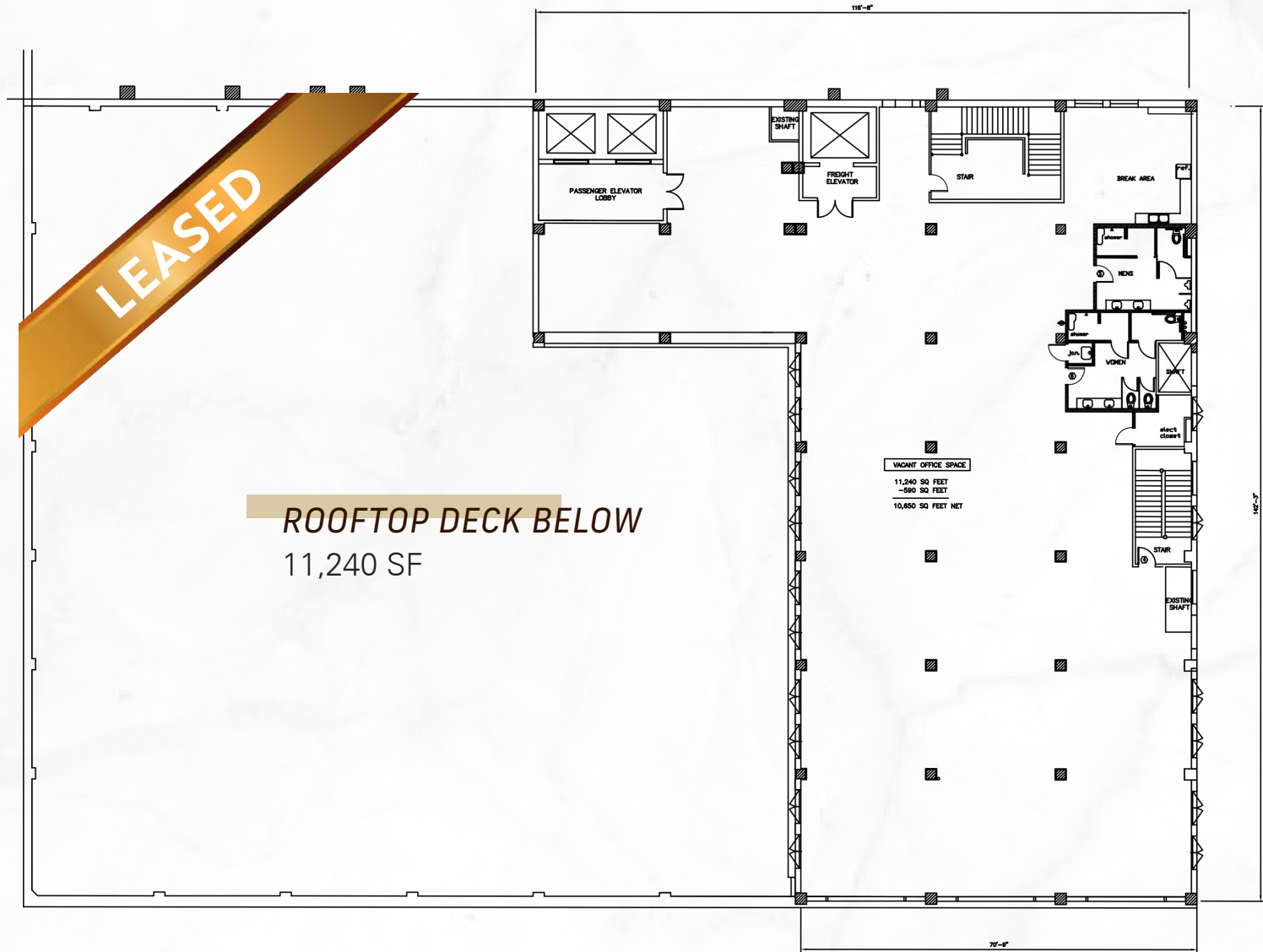
13,242 SF

7TH FLOOR

±28,000 SF

Penthouse Spec Suite

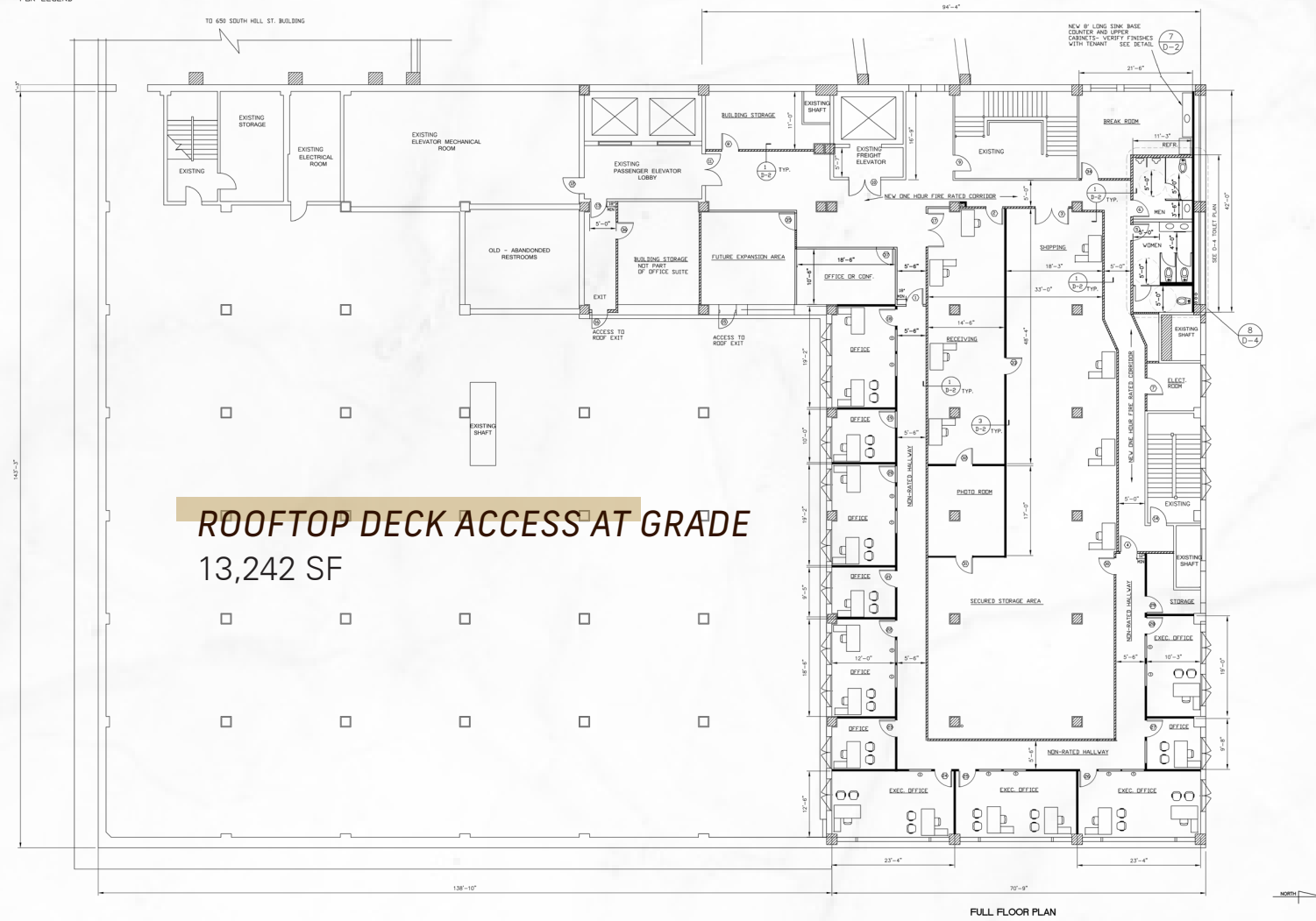
9th Floor



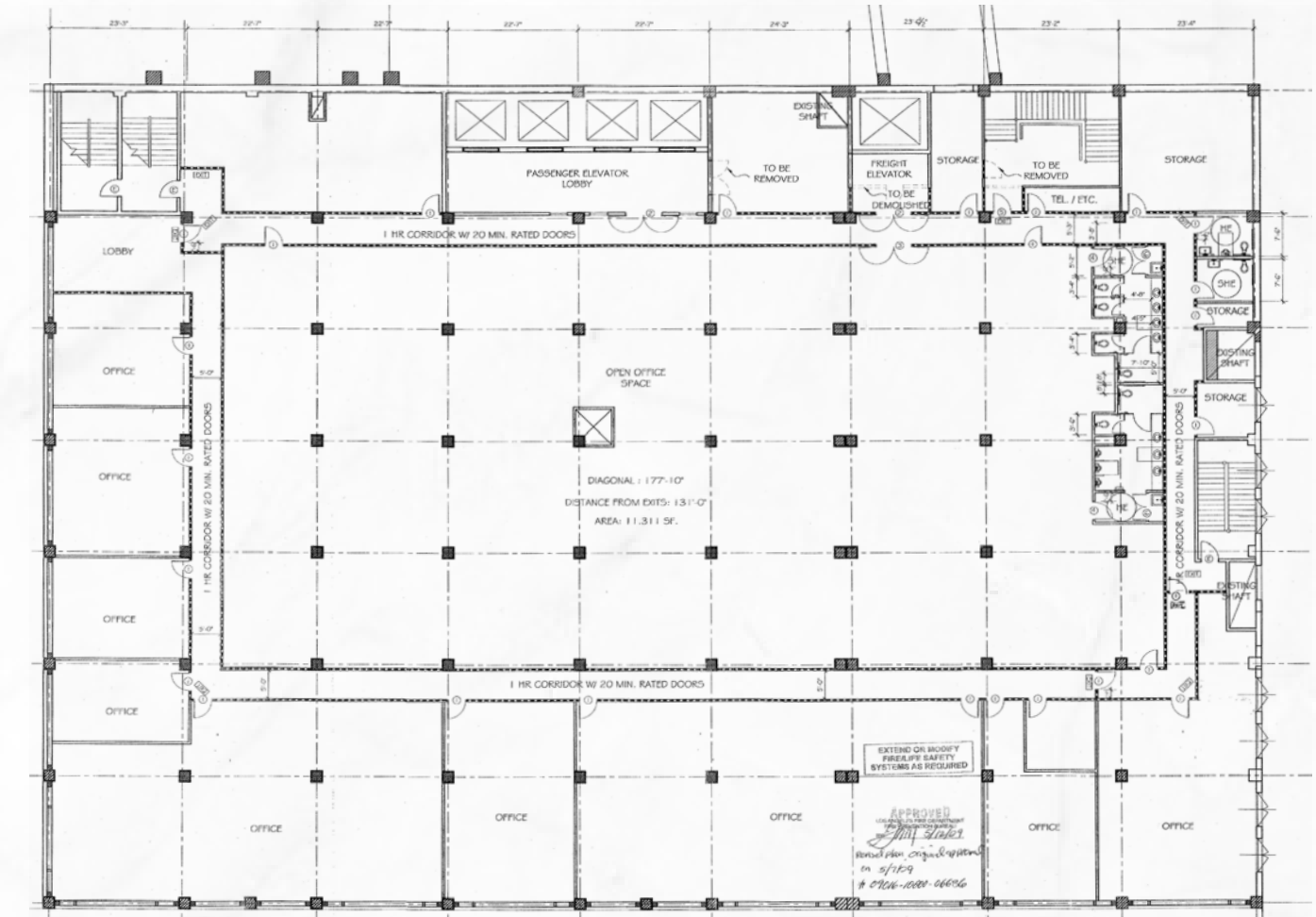
8th Floor

(Current - Landlord will Demolish)

NOTE: SEE D-3 & D-4 FOR LEGEND



7th Floor

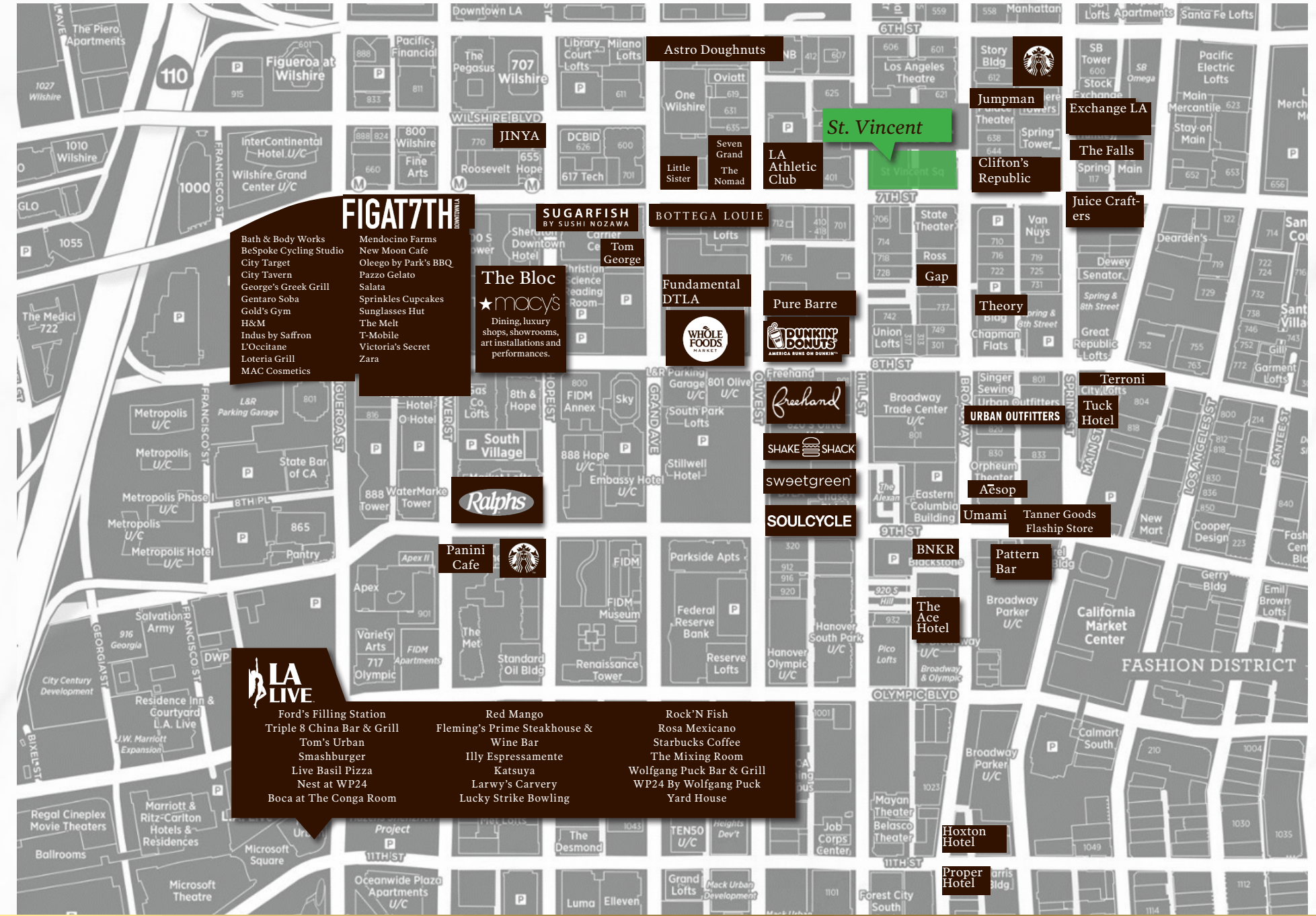


Location Highlights

- Adjacent to the newest and hottest retailers in Downtown Los Angeles, including Theory, Aesop, Tanner Goods and Jumpman
- Walking distance to the 7th Street Metro Station
- Close proximity to Bottega Louie, Sugarfish, Little Sister & Tom George
- One block from the newest 5 star, boutique hotel –The Nomad
- Located in the emerging SoBro district of downtown Los Angeles



Amenities Map





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