

FOR LEASE

APPROX. 5,051 SF CREATIVE WAREHOUSE BUILDING

5719 W. Adams Blvd, Los Angeles, CA 90016



LANCELOT
Commercial Industrial Brokerage



Space Available	+/-5,051 SF
Office Space	+/-1,000 SF
Rental Rate	\$2.35 PSF Monthly + NNN

PROPERTY HIGHLIGHTS

- Clean Building Interior With Clear Span + Creative Space
- 18' Ceiling
- Warehouse Space With High-Gloss Polished Floors
- Evaporator Cooled (Swamp Cooler) + 4 Mini Split A/C Units in the Warehouse Area
- Gated Rear Yard + Alley
- Air-Conditioned Offices
- 3 Bathrooms
- Newly Added Kitchen
- Recently Painted
- Wiring Enclosed in Conduit

LANCE LEVIN, PRESIDENT

Lance@LancelotCommercial.com
DRE#01128388
Off: 310.839.3333 ext 220
Fax: 310.839.3382



**Square Footage Approximate –
Tenant to Independently Verify*



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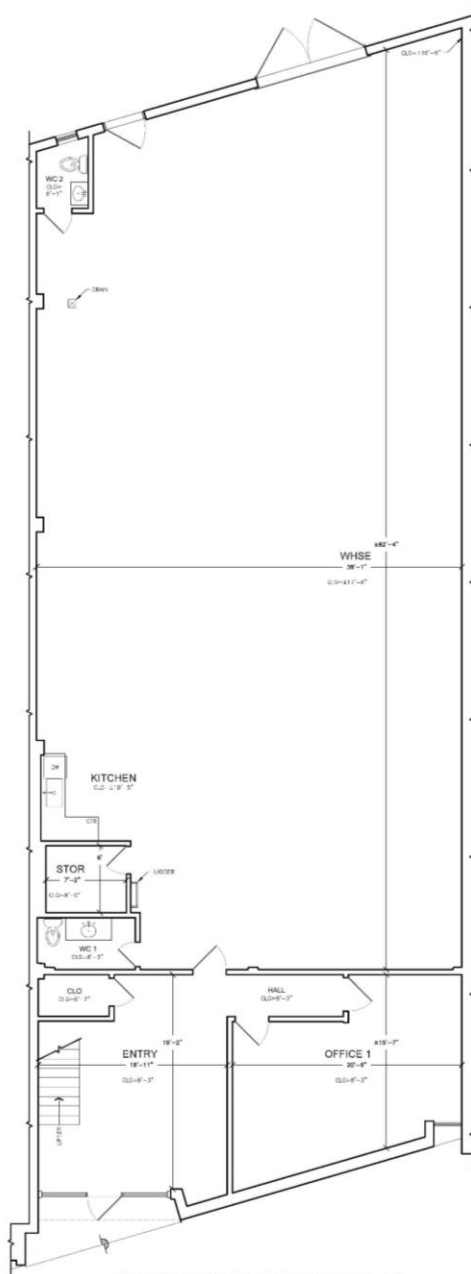
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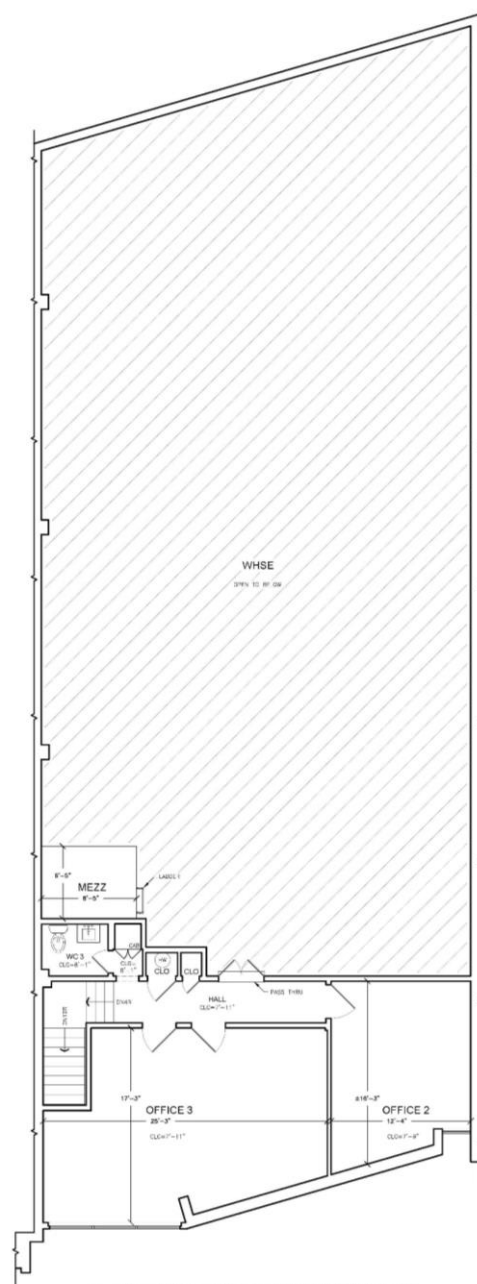


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LOWER + UPPER-LEVEL FLOOR PLANS



① EXISTING ENTRY LEVEL FLOOR PLAN
5,923 SQFT INTERIOR
189 SQFT EXTERIOR



① EXISTING SECOND LEVEL FLOOR PLAN
1,088 SQFT INTERIOR



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BUILDING ENTRY



LOADING DOOR + GATED REAR YARD



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WAREHOUSE SPACE



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STORAGE + OFFICE SPACE



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OFFICE SPACE



NEWLY ADDED KITCHEN



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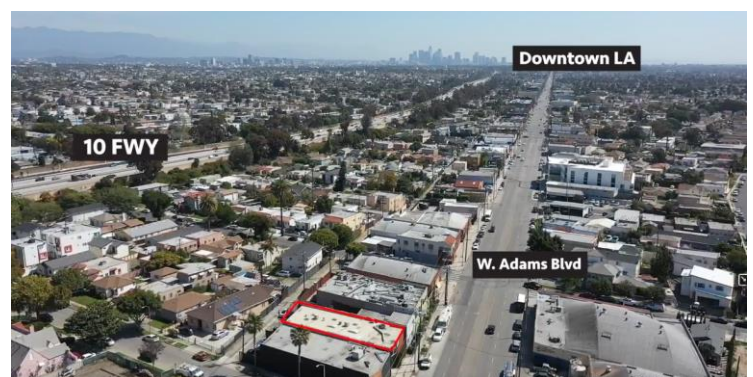
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AERIAL OVERVIEW [DRONE VIDEO]



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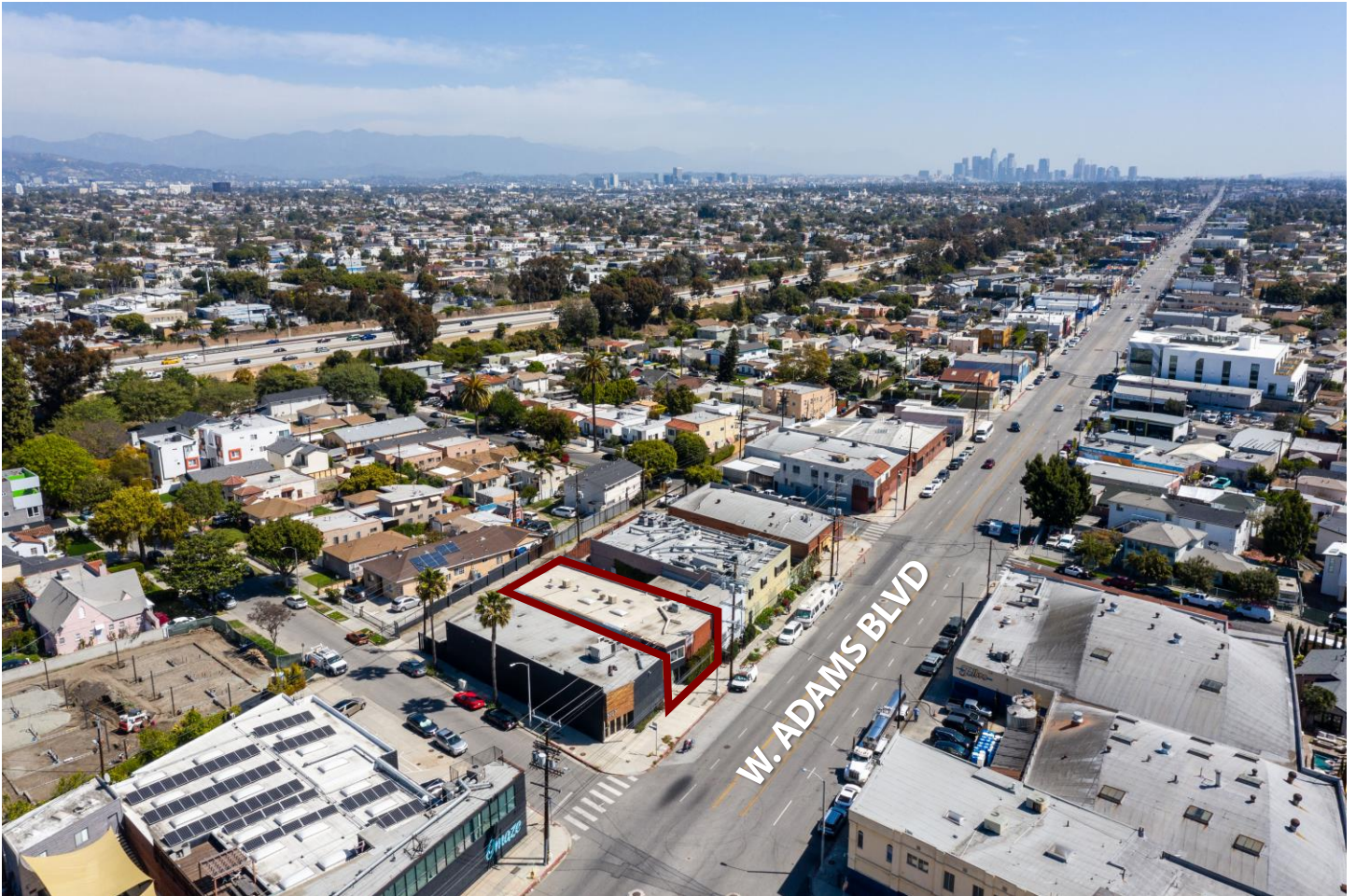
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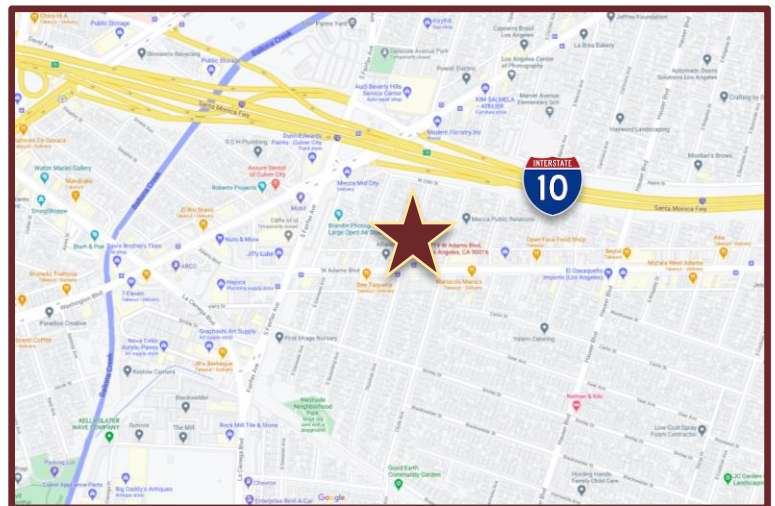


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LOCATION HIGHLIGHTS

- Steadily Gentrifying Area
- Surrounded By Thriving New Businesses
- Numerous New + Redevelopment Projects in Progress
- 2 Blocks to Culver City
- 4 Blocks to The 10 Freeway Access at Fairfax



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