

AVAILABLE JUNE 1, 2027

4525

WEST
ADAMS
BLVD

AVAILABLE

CREATIVE OFFICE/MEDICAL OFFICE SPACE | 3,446 SF

OPPORTUNITY

Position your business in the heart of West Adams. 4525 W Adams is built for creative office, medical office and professional service users who want a flexible environment with room to grow. Steps from the neighborhood’s best dining, retail and cultural destinations, it gives your team, clients and patients a location worth showing up for.

PROPERTY HIGHLIGHTS



High visibility on West Adams Blvd



Move-in ready



Signage available



Immediate access to the 10 Freeway via Crenshaw Blvd



High-profile location perfect for technology, creative design, financial services and other business types



Creative buildout / high ceilings / natural light



Ample on-site parking



Located within a Qualified Opportunity Zone, which may provide businesses with tax benefits¹



AREA DEMOGRAPHICS

(3 Mile Radius)²



150,198
Total Employees



19,798
Total Businesses



349,173
Population

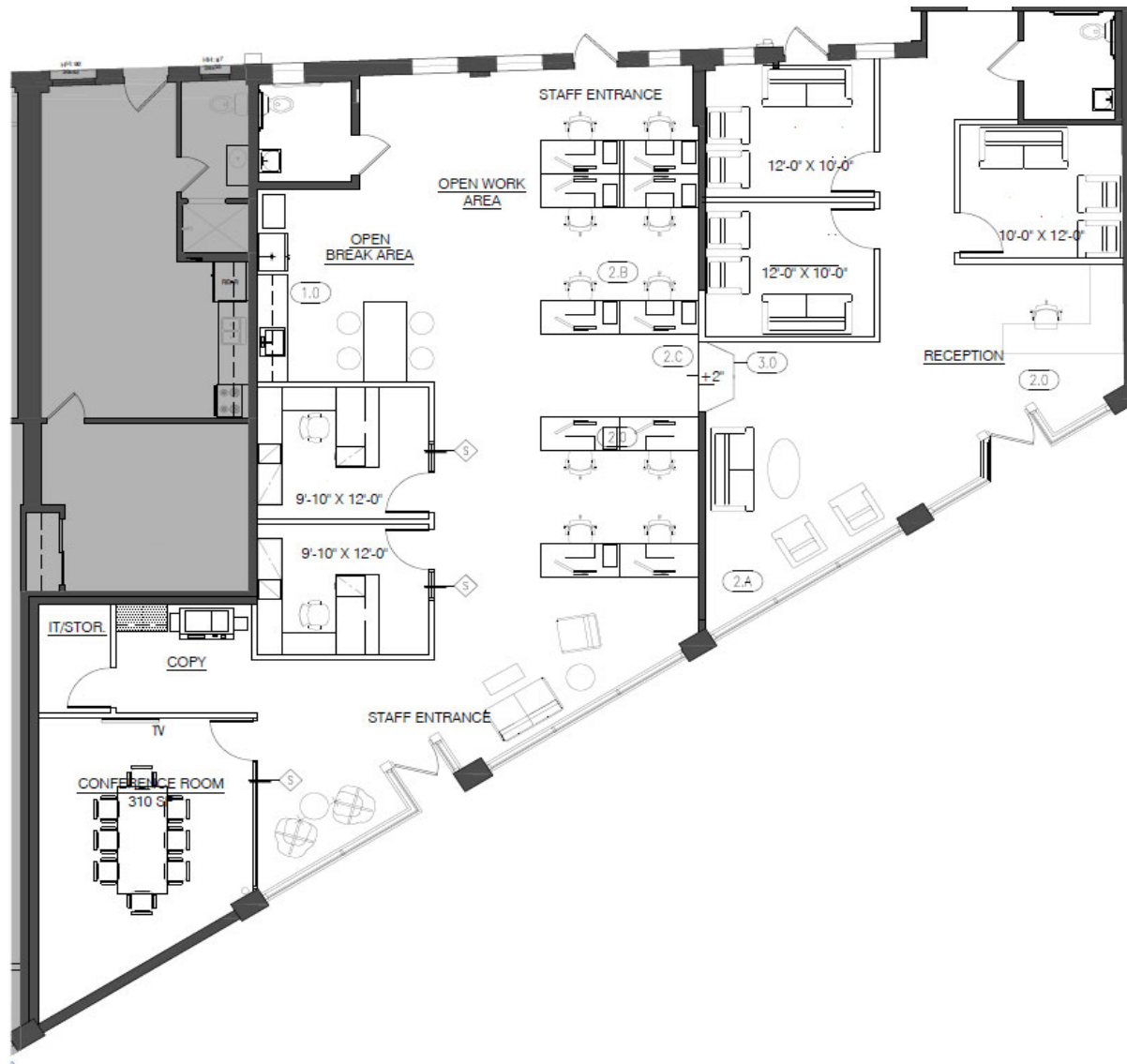


137,475
Households

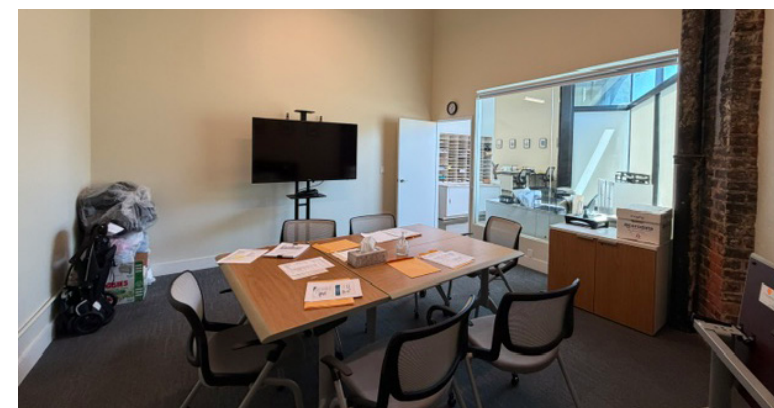
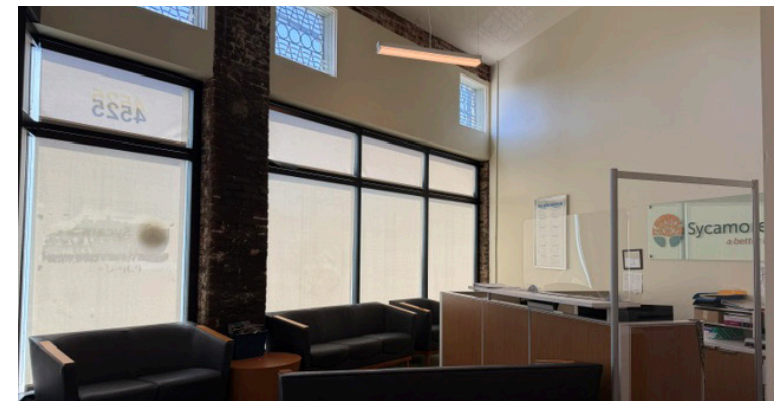
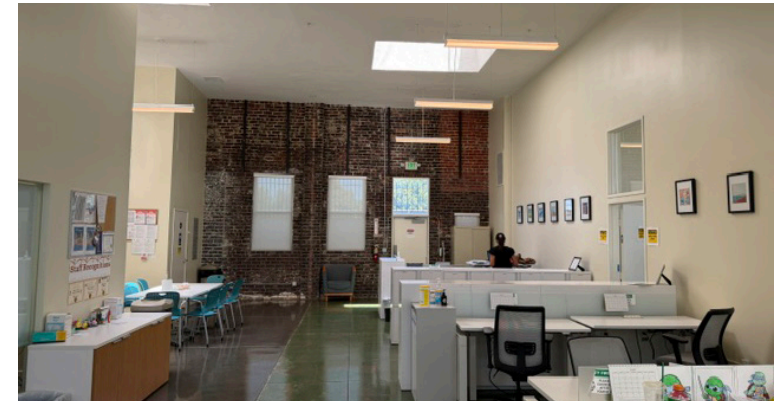
1) The information contained within is not to be construed as tax advice; please consult your tax advisor regarding your specific tax consequences. 2) Sitewise/Costar.

FLOOR PLAN

3,446 SF Available for Lease

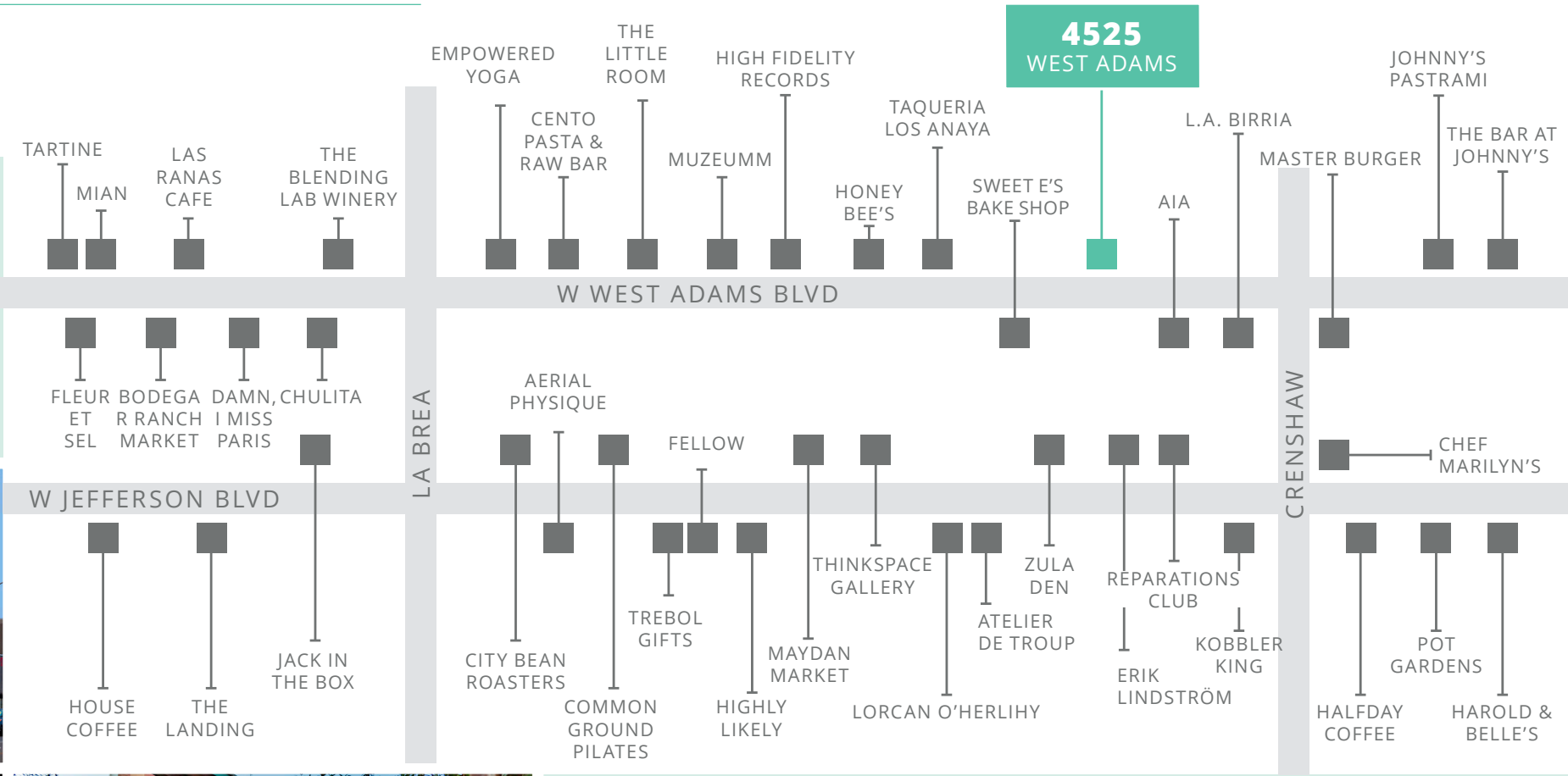


4525 W Adams Blvd, Los Angeles, CA



WEST ADAMS AMENITIES

Situated between Culver City and Downtown Los Angeles. Known for its burgeoning collection of design studios, art galleries and culinary inventions, West Adams is a mecca for up-and-coming restaurants, unique retailers and entertainment.



Trendy Local Businesses

- » Aerial Physique
- » MuzeuMM
- » The Global Trunk
- » Fellow
- » Empowered Yoga

Within Walking Distance

- » L.A. Birria
- » Taqueria Los Ananya
- » Damn I Miss Paris
- » Johnny's Pastrami
- » Little Room
- » Chulita

4525

WEST ADAMS BLVD
LOS ANGELES, CA

For Leasing Opportunities Contact:

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