

1411 W 190TH ST.

FOR LEASE 1,500 - 21,000 SF



STEVE SOLOMON

Senior Executive Vice President

D: +1 310 321 1880

steve.solomon@colliers.com

Lic # 00956150



KRISTEN BOWMAN

First Vice President

D: +1 310 321 1819

kristen.bowman@colliers.com

Lic # 01951586

PROPERTY HIGHLIGHTS



Tremendous signage opportunity with convenient access to 405 & 110 freeways



Across the street from an abundance of retail shops and restaurants, including Starbucks and Subway



Staffed security / key card entry



Continuous window line allows for abundant natural light



Landlord dedicated to using recycled content and green products



Energy Star labeled for lower operating costs



PROPERTY HIGHLIGHTS



1,000 - 8,000 SF of Office Space



2.65/PSF/Mo. FSG



Spec suites available



8-floor building with covered parking structure



3.0/1,000 Parking



New tenant amenity center



SUITE	RSF	NOTES
225	4,484	Available 2/1/21
270	4,815	Vacant
300	3,103*	Vacant
325	8,060*	2nd Generation space
365	1,947	Spec suite
400	5,306	Available 1/1/21
455	2,460*	Vacant
460	1,517*	2nd Generation space
475	3,497	Spec suite
600	3,922	Spec suite

*Contiguous suites

LOCATION MAP

Food & Coffee

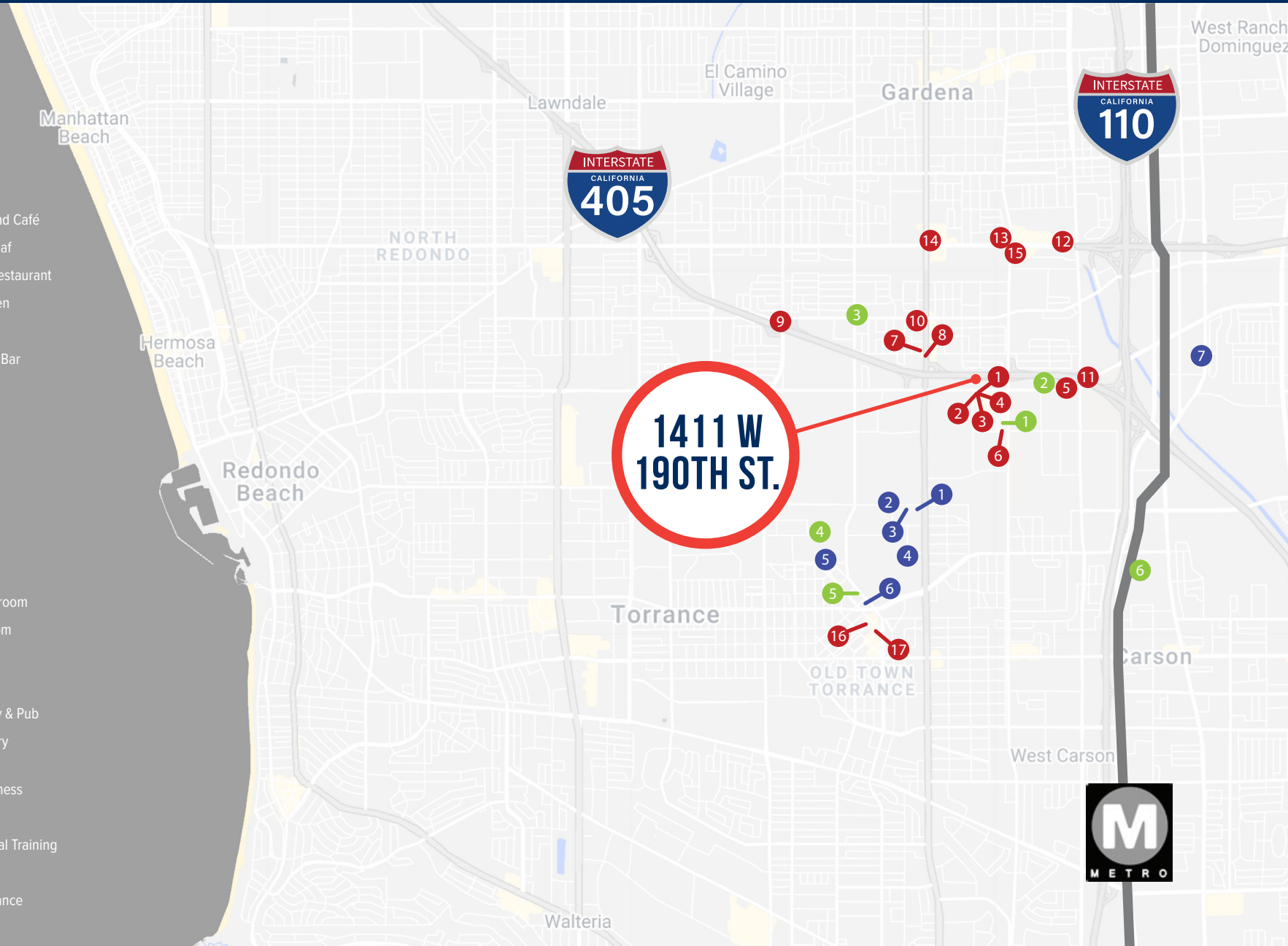
- 1 Great Steak
- 2 Starbucks
- 3 Sushi Boi
- 4 Subway
- 5 Café City
- 6 Toyo Sushi
- 7 7 leaves Café
- 8 Kings Hawaiian Bakery and Café
- 9 The Coffee Bean & Tea Leaf
- 10 Aunty Maile's Hawaiian Restaurant
- 11 On+On Fresh Asian Kitchen
- 12 Kura Revolving Sushi Bar
- 13 Paradise LA Restaurant & Bar
- 14 California Fish Grill
- 15 Krispy Kreme
- 16 Starbucks
- 17 85°C Bakery Cafe
- 18 Clutch and Coffee
- 19 Old Torrance

Breweries

- 1 Monkish Brewing Co
- 2 Smog City Brewery & Taproom
- 3 Cosmic Brewery & Taproom
- 4 The Dude's Brewing Co.
- 5 Strand Brewing Co.
- 6 Yorkshire Square Brewery & Pub
- 7 Phantom Carriage Brewery

Fitness

- 1 Mayweather Boxing & Fitness
- 2 BD Fit
- 3 PROEffect Fitness Personal Training
- 4 CrossFit Divinity
- 5 IKON Strength & Performance
- 6 Planet Fitness





For leasing information, contact:

STEVE SOLOMON

Senior Executive Vice President

D: +1 310 321 1880

steve.solomon@colliers.com

Lic # 00956150

KRISTEN BOWMAN

First Vice President

D: +1 310 321 1819

kristen.bowman@colliers.com

Lic # 01951586

