

10974 Le Conte

WESTWOOD

RETAIL SPACE LEASE OPPORTUNITY



PREMISES: 1,000 rentable square feet

RENTAL RATE: \$4.25 per RSF, triple net

NNN EXPENSES: \$0.45 per RSF

USE: Retail



FOR LEASING INQUIRIES CONTACT:

JOE KING 310.820.5959 x207
jking@madisonpartners.net

STEVE SALAS 310.820.5959 x204
ssalas@madisonpartners.net

DESCRIPTION

Prime storefront spaces in the heart of Westwood Village

Corner location at Le Conte & Gayley

Directly across from UCLA

Great demographics and foot traffic; 35,000 students in the immediate area

Join other nearby retailers including: Best Buy, Urban Outfitters, Bebe, Home Expo, Whole Foods, In-N-Out and many others