

July 31, 2013

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CIM Grp Buys Joseph Youngerman Bldg for \$14M

Directors Guild Sells 38,000-SF Office



CIM Group LP purchased the Joseph Youngerman Building at 8436 W. 3rd St. in Los Angeles, CA for \$14 million, or about \$369 per square foot, from the Directors Guild of America, Inc.

Built in 1983, the nine-story office building totals 37,962 square feet on three-tenths of an acre in the West Hollywood submarket. The asset, renovated in 1995, was just 30 percent occupied at the time of sale.

Lynwood Fields, Brad Schlaak and Bob Safai of Madison Partners represented the seller. The buyer handled the deal in-house.

Please refer to CoStar COMPS #2781861 for more information on this transaction.