

For Lease | ±1,023 - 10,685 SF

Sunset & Western | Target Center

Hollywood, CA



View from Sunset Blvd

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PROJECT HIGHLIGHTS



Intersection SWC Sunset Blvd & Western Ave

Anchor Tenant Target

Population (3 mi) 409,391

Avg. HH Income (3 mi) \$116,981

Employees (3 mi) 278,997

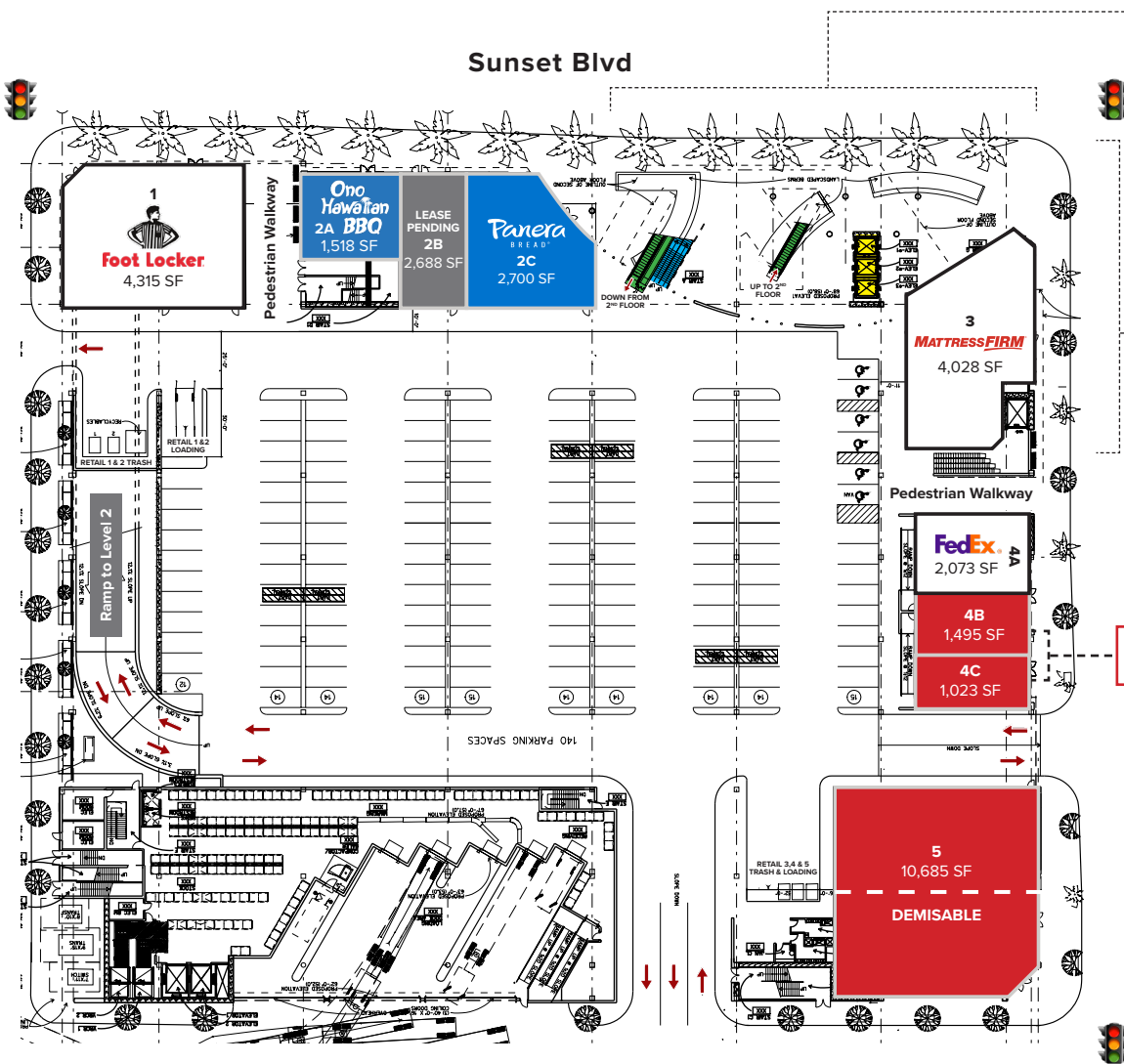
Traffic Counts Sunset Blvd ±37,874 CPD
Western Ave ±34,970 CPD

- Dominant Target Anchored shopping center located off the 101 freeway
- Parking located on the ground floor and span the second floor, ±464 spaces
- 150,000 SF Target located on the 3rd floor
- 2 mile population in excess of 220,000 people and growing
- Limited availability remaining

GROUND FLOOR / STREET LEVEL

SECOND LEVEL - PARKING

THIRD LEVEL - TARGET (150K SF)



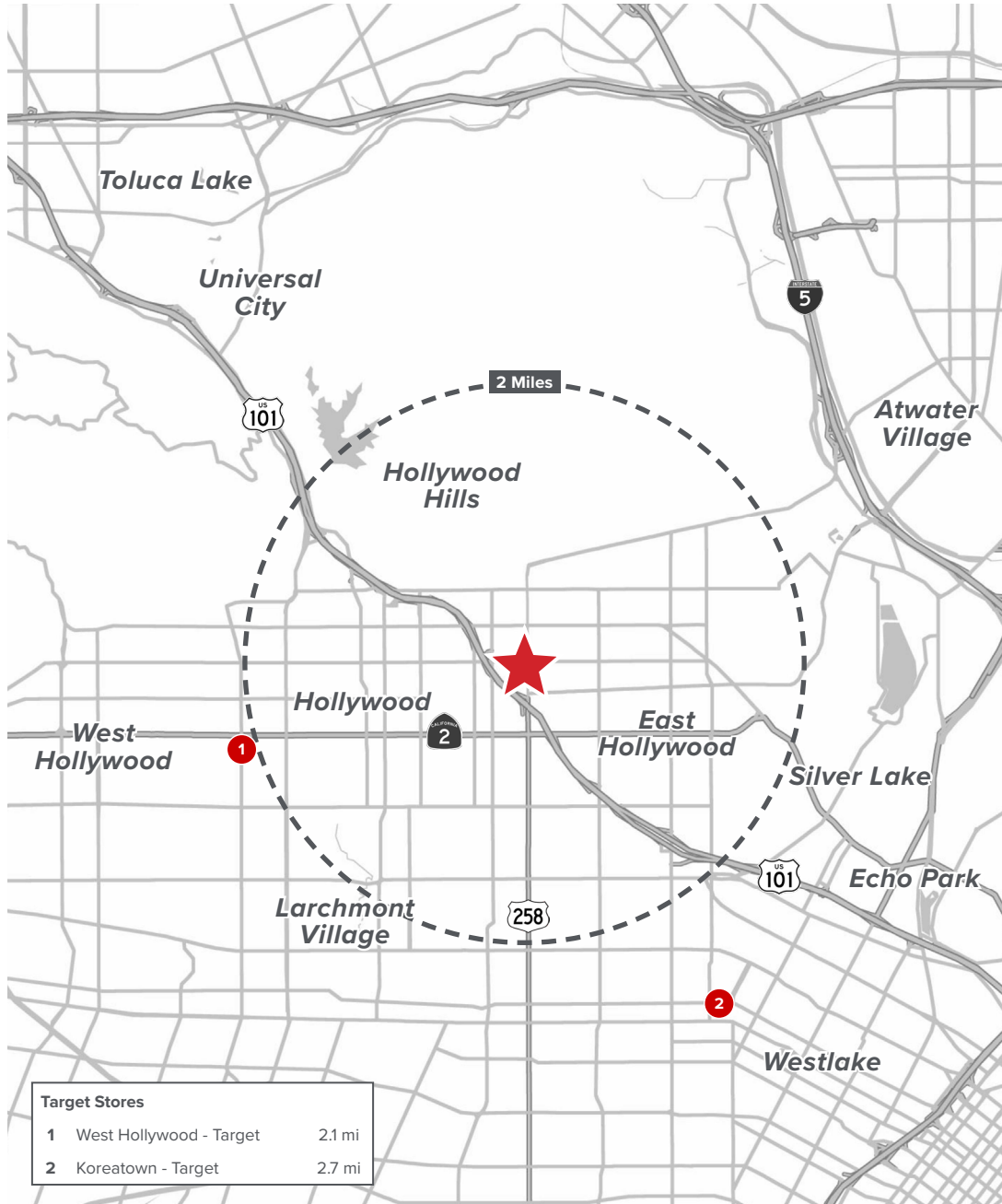
CAN BE COMBINED
2,518 SF

- Available
- Lease Executed (Under construction)
- Lease Pending

146 Total Parking Spaces (6 Handicapped)

- Stairway
- Escalator
- Elevator

TRADE AREA HIGHLIGHTS



**Avg.
Household
Income**

**Median
Housing
Value**

Hollywood Hills

\$132K

\$1.6M

Los Feliz

\$233K

\$1.7M

Silver Lake

\$184K

\$1.2M

Echo Park

\$128K

\$1M

