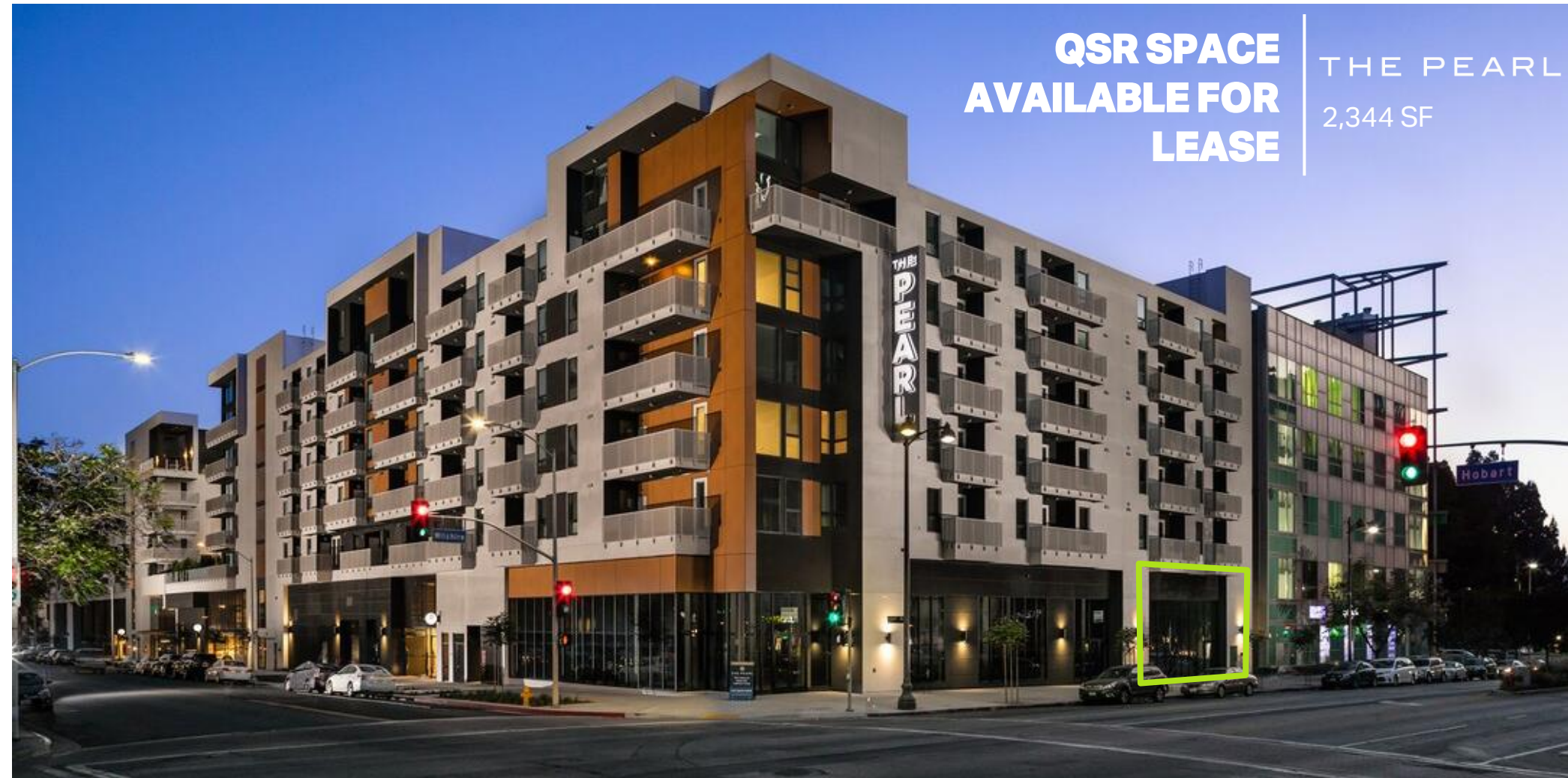


# WILSHIRE BLVD @ HOBART AVE LOS ANGELES, CA



**QSR SPACE  
AVAILABLE FOR  
LEASE**

THE PEARL  
2,344 SF



## Please Contact

**CAMERON CROWNER**

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310.451.8171 X240

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This information is deemed reliable, but not guaranteed. All information should be independently verified for its accuracy and completeness before relying upon it.

FOUNDING  
MEMBER **CHAINLINKS**  
RETAIL ADVISORS





# PROPERTY HIGHLIGHTS



687 S Hobart Ave  
Los Angeles, CA



Restaurant Available For Lease



40+ Retail Parking Spaces



Fully fixtured  
restaurant with  
hood & walk-in's



346 Apartment Units

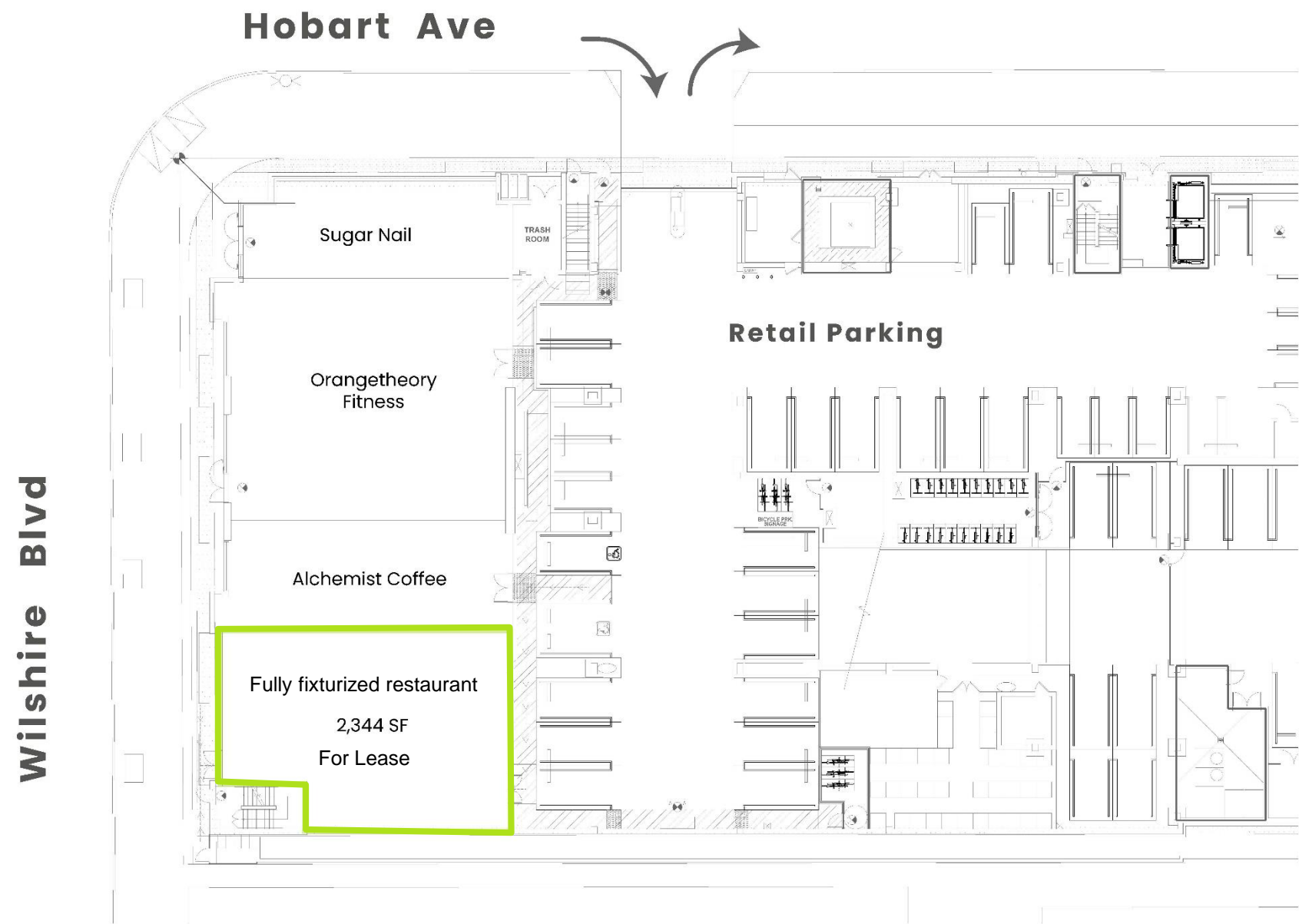


High Traffic Counts  
Along Wilshire Blvd



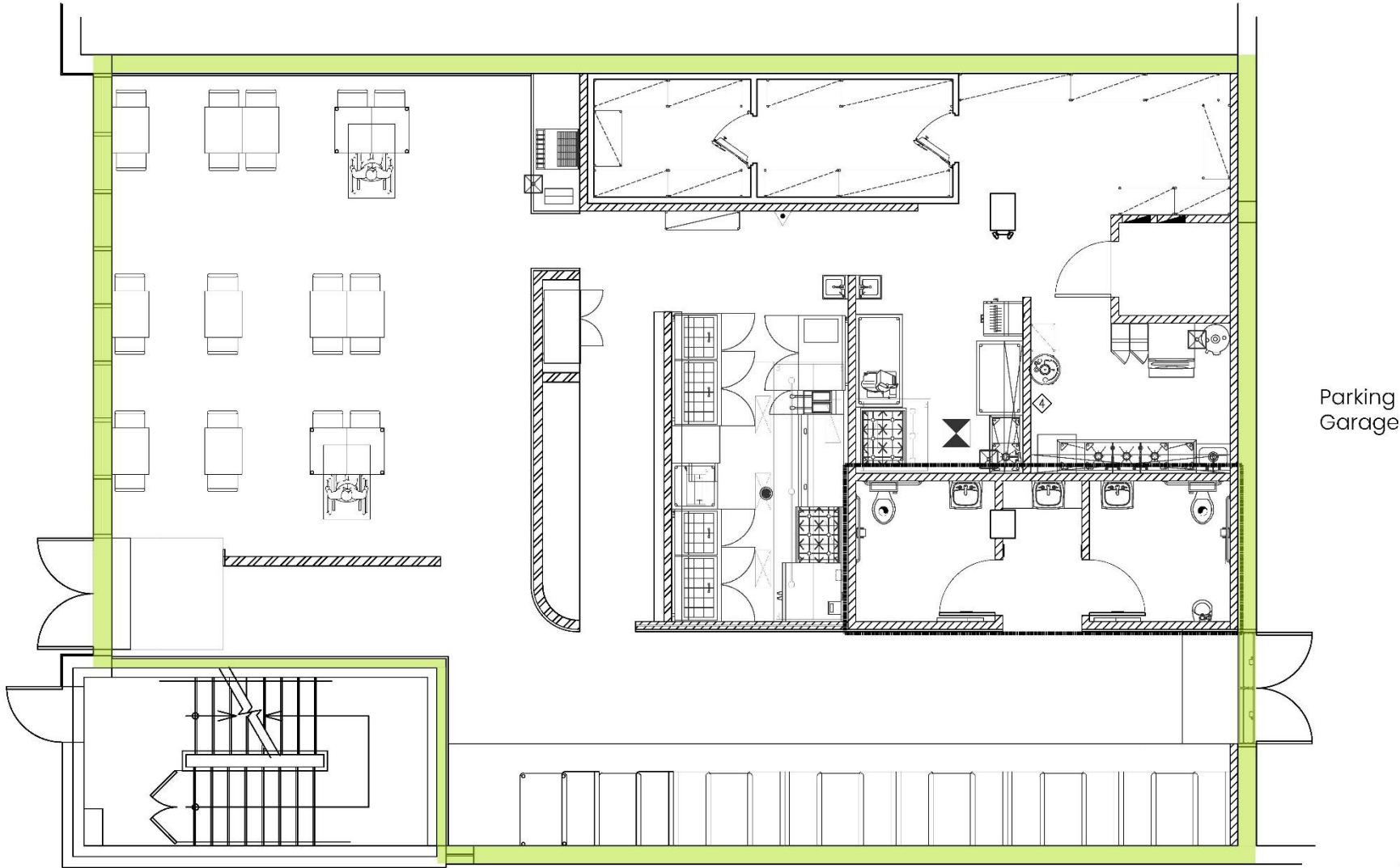
Suite D - 2,344 SF

# SITE PLAN



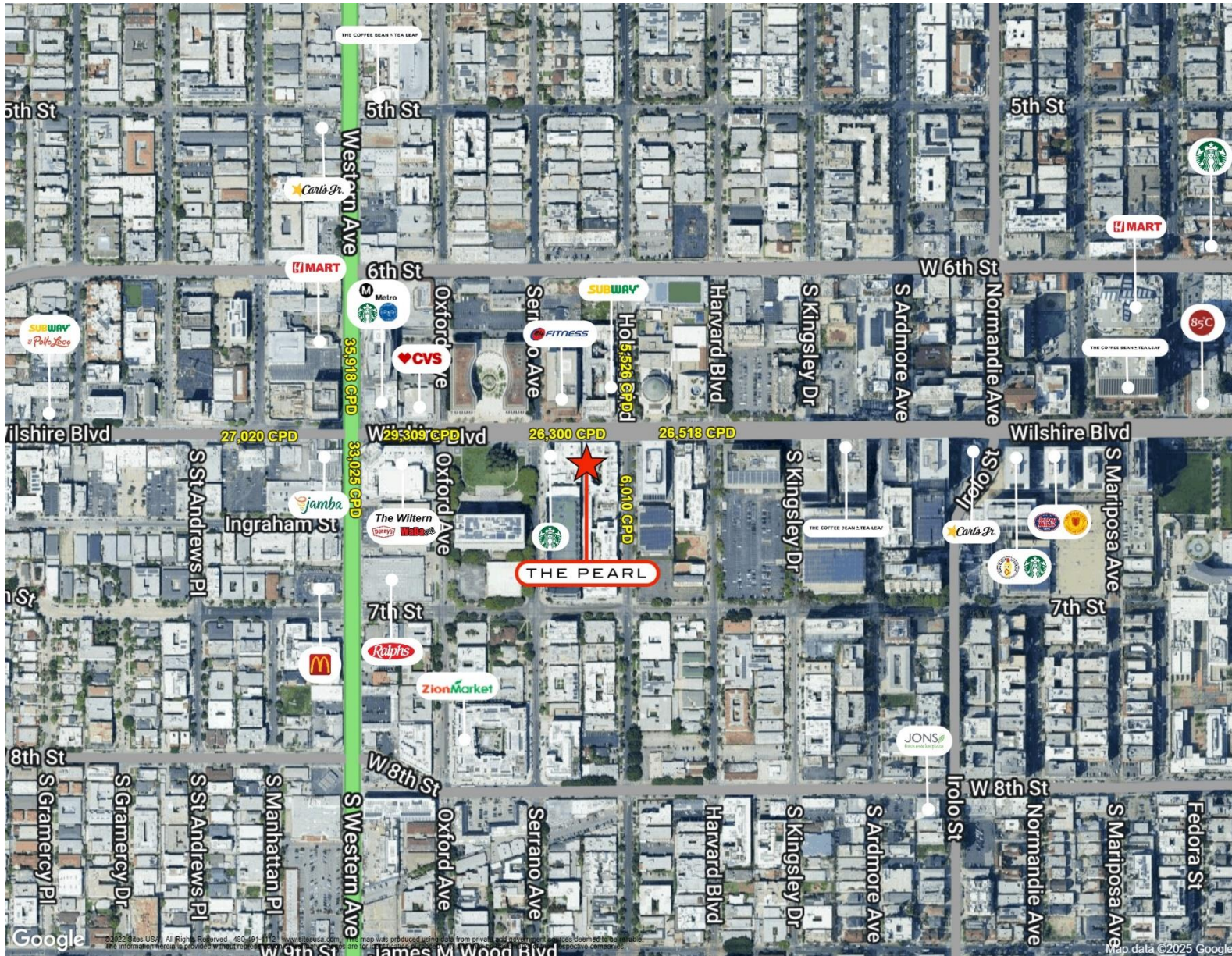
# FLOOR PLAN

Wilshire Blvd





# RETAIL AERIAL



# DEMOGRAPHICS:



Population

**1 MILE** 115,896

**2 MILE** 327,609

**3 MILE** 652,345



Avg. Household Income

**1 MILE** \$82,247

**2 MILE** \$90,027

**3 MILE** \$99,044



Daytime Population

**1 MILE** 46,021

**2 MILE** 99,214

**3 MILE** 268,995



Avg. Median Income

**1 MILE** \$58,879

**2 MILE** \$63,623

**3 MILE** \$69,357



**TRAFFIC COUNTS**

**Wilshire Blvd:** 52,818 CPD

**Hobart Ave:** 11,536 CPD



**WALK SCORE**

**97**





View of sidewalk in front of Pearl



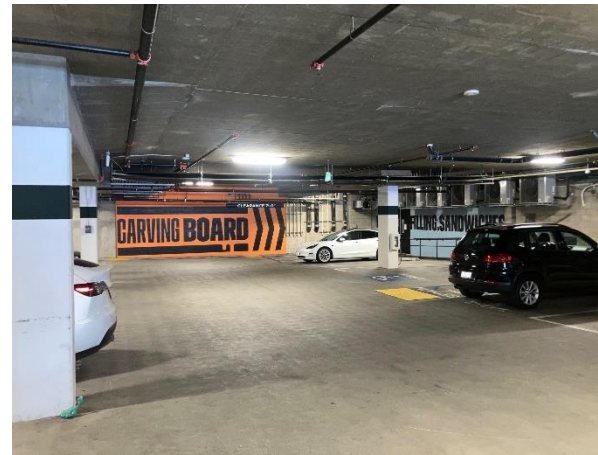
View of Storefront

## AROUND THE NEIGHBORHOOD

Koreatown, located in the heart of Los Angeles, is known for its blend of Korean heritage and modern urban energy. Spanning a dense and bustling area, it boasts one of the largest Korean-American communities in the United States. Koreatown is famous for its diverse dining scene, offering everything from authentic Korean barbecue and noodle shops to trendy fusion restaurants and late-night eateries. The neighborhood also features lively nightlife, with karaoke bars, cocktail lounges, and 24-hour cafes.



Dedicated retail parking garage off of Hobart



Direct access into space from parking garage



View of interior