



➤ *FOR LEASE*
2100 W. 3rd Street

Los Angeles| CA

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Accelerating success.

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Building Highlights

- › *Rate: Negotiable*
- › *On Campus at St Vincent Hospital and Mark Taper Foundation Transplant Center*
- › *Large Blocks of Contiguous Space Available*
- › *Great Campus Feel*
- › *On-Site Parking and Excellent Street Parking*

Building Features

- › *New Institutional Ownership*
- › *Professionally Managed Building*
- › *Renovated Building Interiors*
- › *Building Signage Available*
- › *Wet Lab Space Available*
- › *Pharmacy on Premises*



Downtown Medical Environment

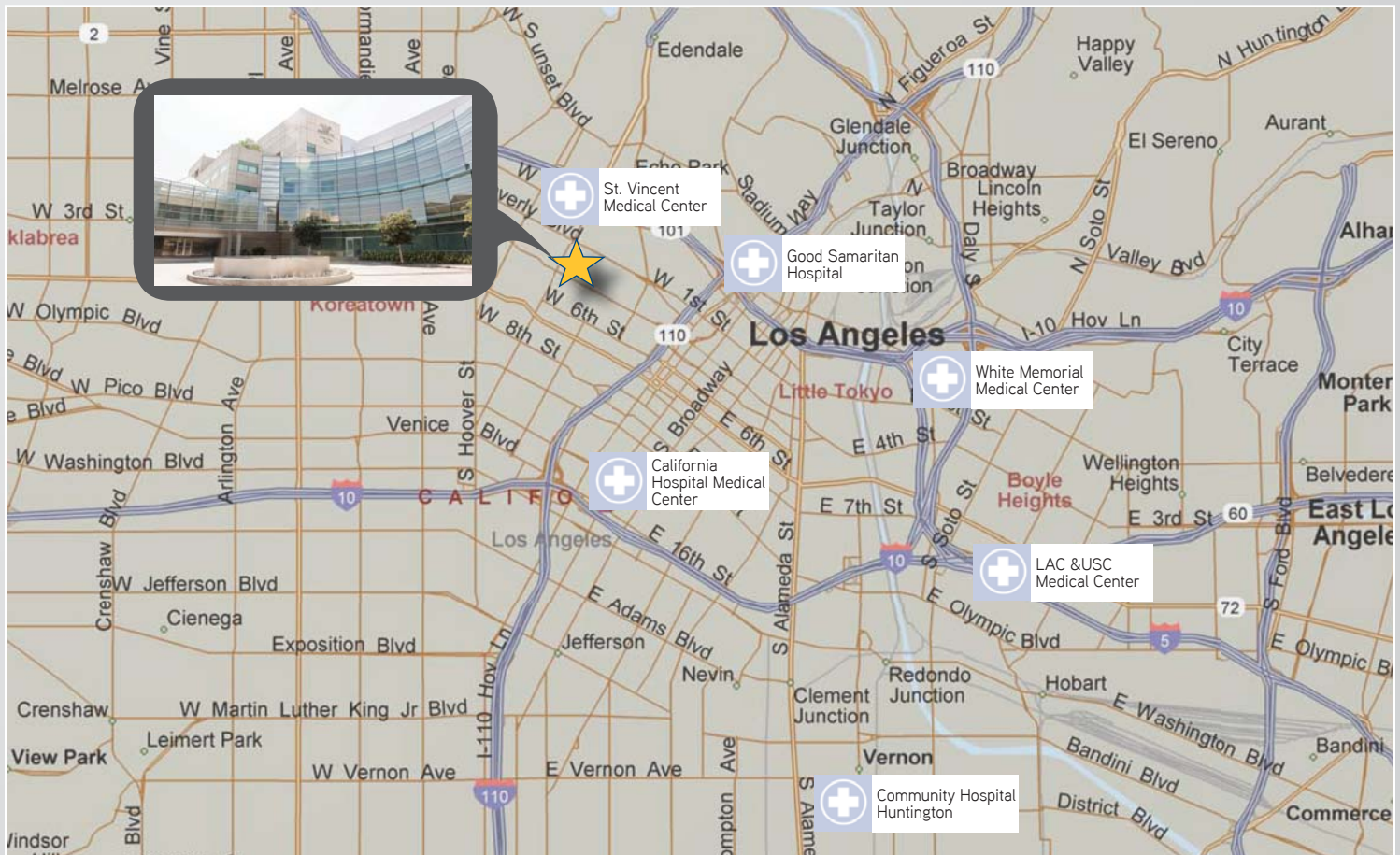
The Downtown Los Angeles medical environment includes 3 hospitals serving a diverse population in a geographic area bordered by the 10 Freeway (south/west), Hoover (north) and 5 Freeway (east).

The 3 area hospitals include:

- › St Vincent's Hospital, 366 licensed beds and part of the 6-hospital Daughters of Charity Health System.
- › Good Samaritan Hospital, 408 beds and remains "independent" however in affiliation with USC Keck School of Medicine.
- › California Hospital and Medical Center, 318 beds, part of the 3-state, 40 hospital Dignity Health System.

3 additional hospitals exist south of the Downtown LA market that include:

- › LA County USC Medical Center (600 beds).
- › Keck Hospital of USC (411 beds) and Norris Cancer Center (60 beds), both on the 578 acre USC Life Sciences Campus.
- › White Memorial Medical Center, 353 beds and part of the Adventist Health System.



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Available Space

Base Rental Rate

Negotiable

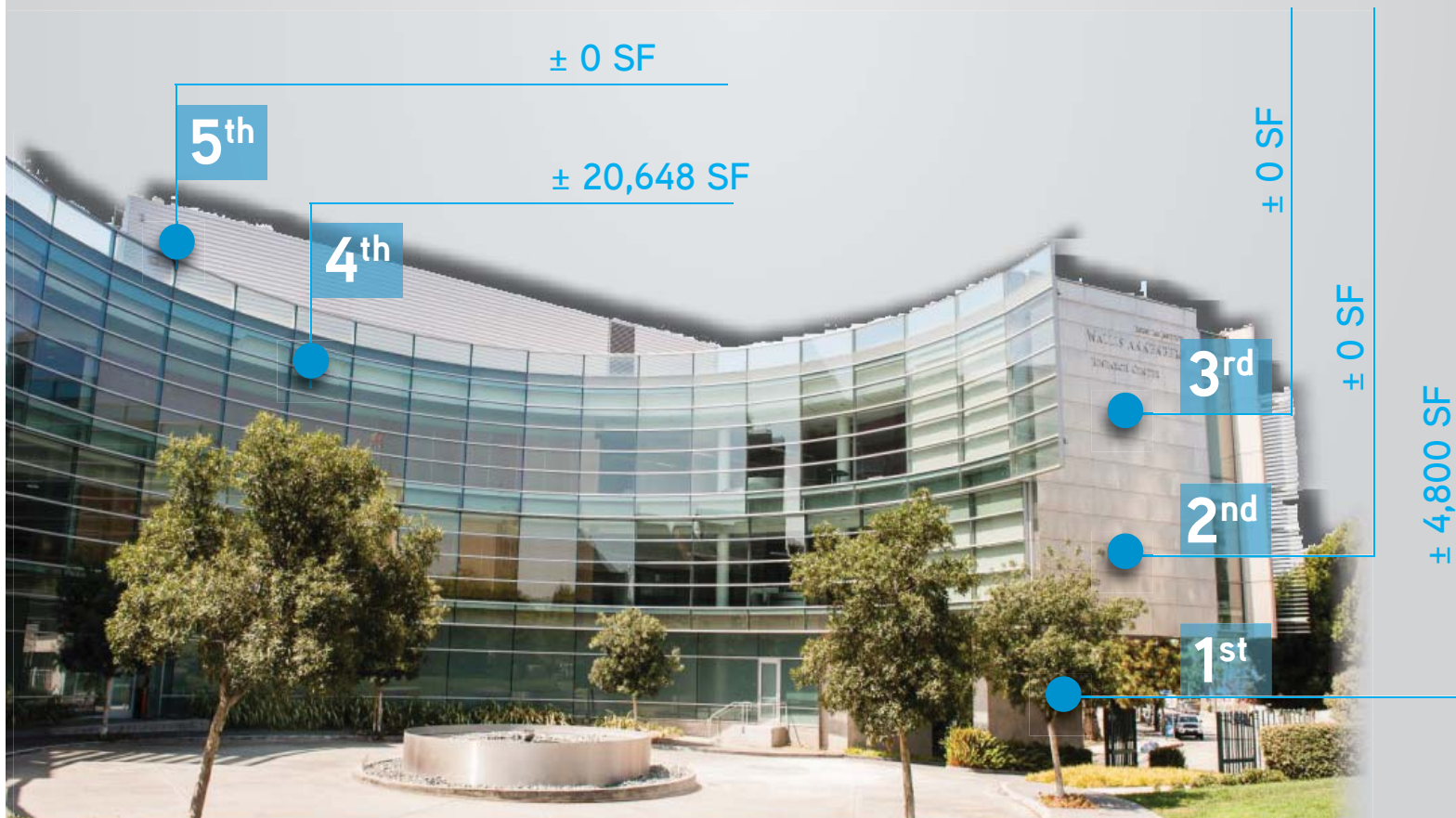
1st ± 4,800 SF

2nd ± 0 SF

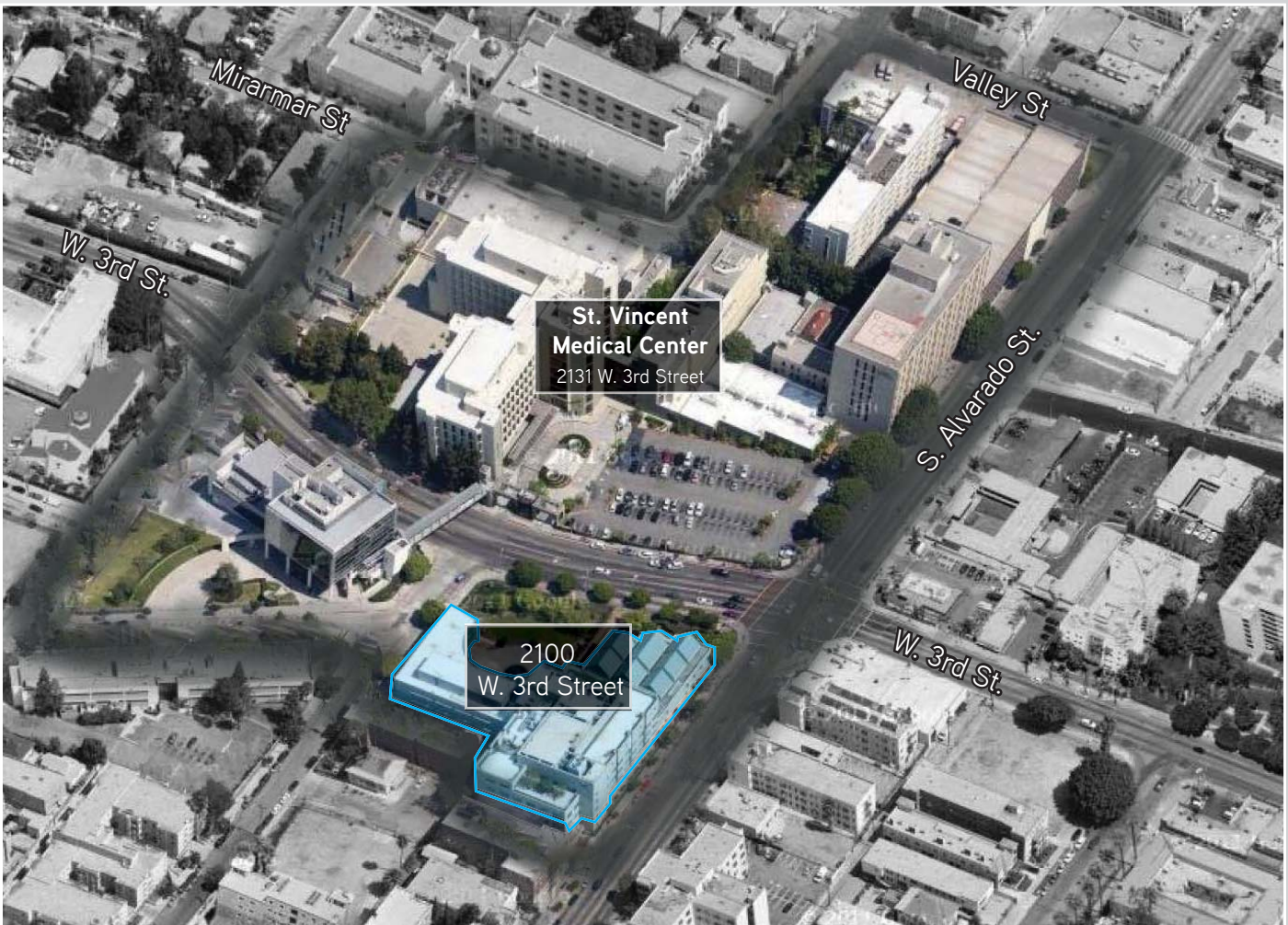
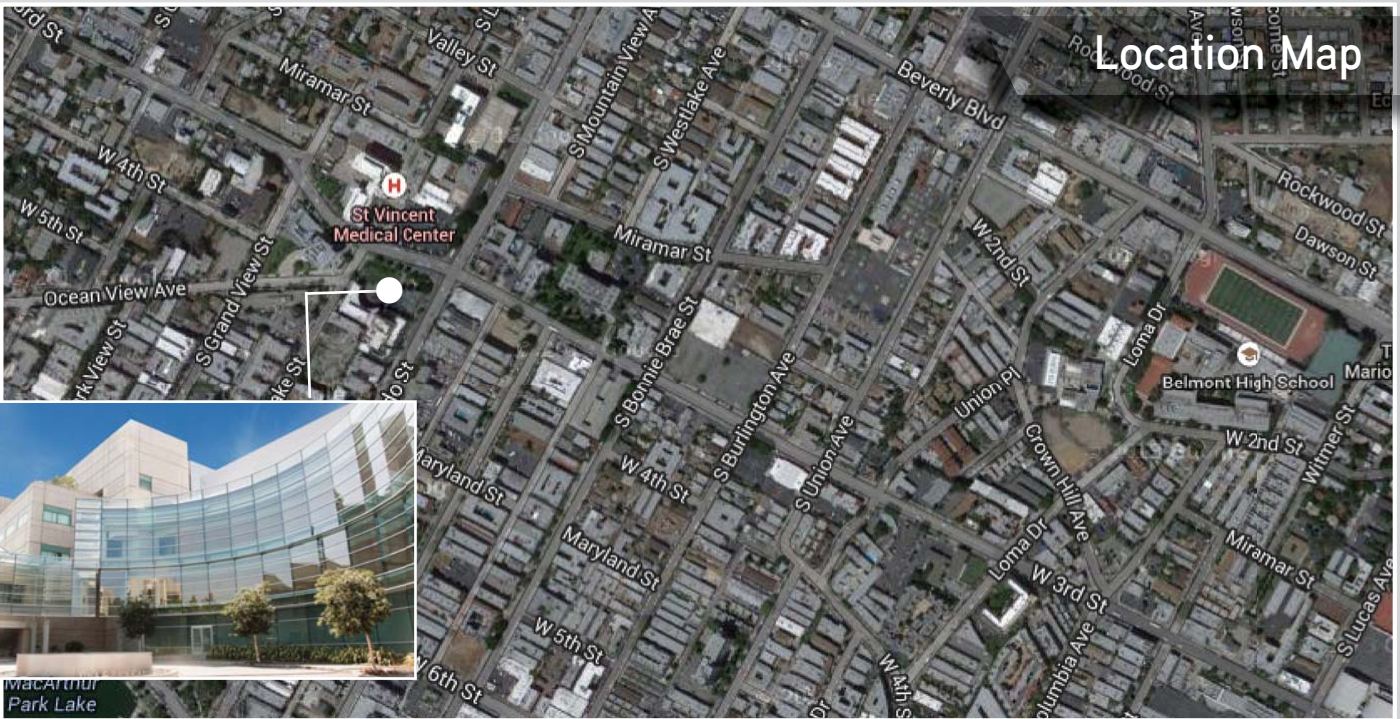
3rd ± 0 SF

4th ± 20,648 SF - Divisible - Full Floor Available

5th ± 0 SF



Location Map

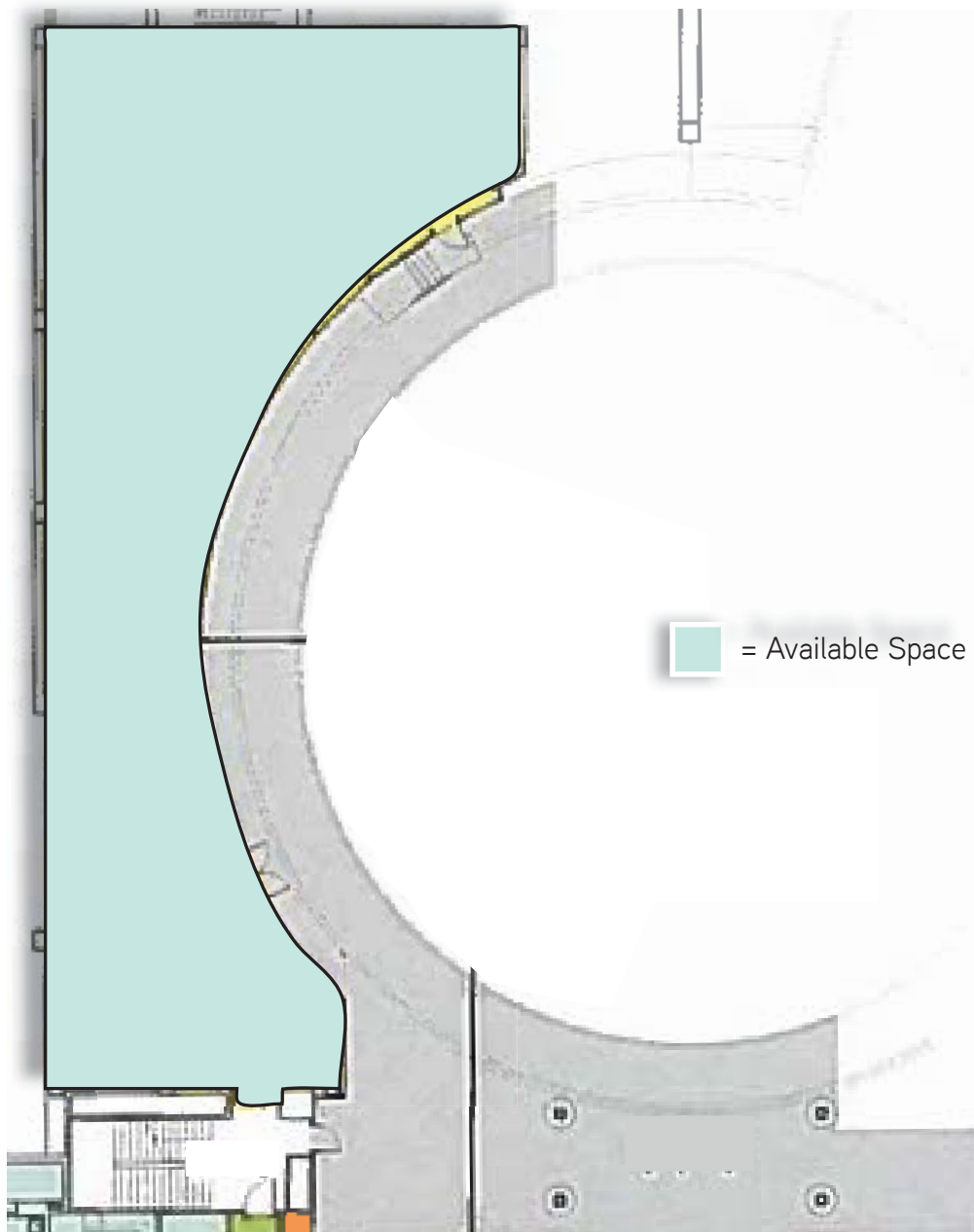


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Floor Plans

First Floor

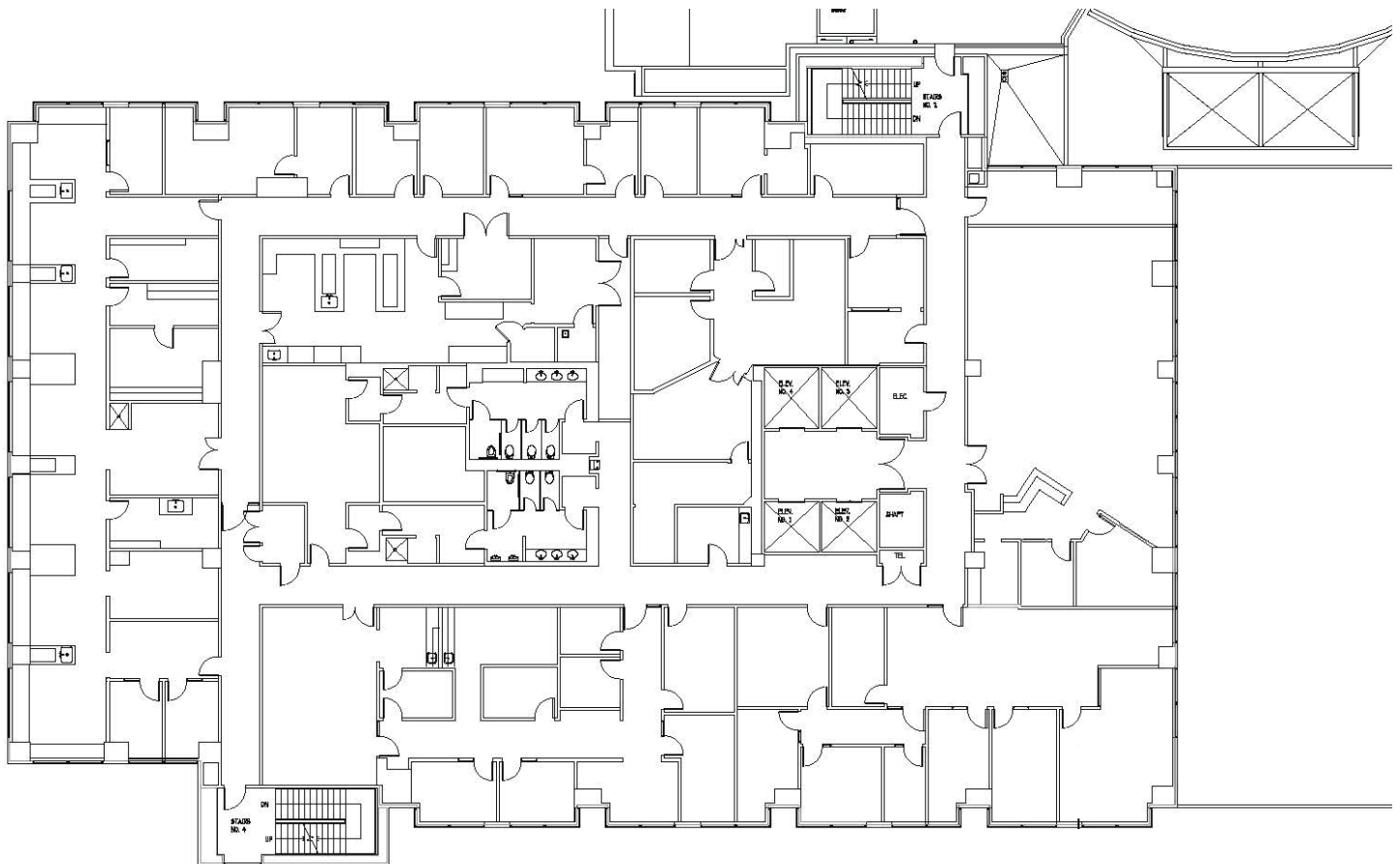
4,800 SF



Floor Plans

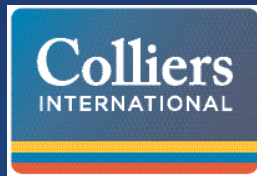
Fourth Floor

20,648 SF



* Full Floor Available

**Divisible



For more information, please contact:

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