

THE
GLENDON

A Property by:
 CLARION PARTNERS



1010-1060 GLENDON AVENUE | LOS ANGELES, CA 90024

retail/restaurant space for lease



For more information, please contact:

GABE KADOSH | Vice President | Lic. 01486779 | +1 213 861 3386 | gabe.kadosh@colliers.com

Colliers International | 865 South Figueroa Street, Suite 3500 | Los Angeles, CA 90017 | +1 213 627 1214 main | www.COLLIERS.com



executive summary



The Glendon is a mixed-use residential community centered in the vibrant and historic commercial district of Westwood Village. The district is easily accessible and serves a population of over 200,000 people within a three-mile radius. The property is adjacent to UCLA (approximately 42,000 students) and the Geffen Playhouse.

PROPERTY HIGHLIGHTS:

- Available suites are:
 - > 5,490 SF (divisible)
 - > 1,661 SF full-service restaurant
 - > 1,429 SF quick service restaurant
- 400+ dedicated retail parking
- Ground-floor retail below 350 high-end apartment units
- Second generation full service restaurant opportunities
- Walking distance from 4 million SF of Class A office space

JOIN RETAILERS:



For more information, please contact:

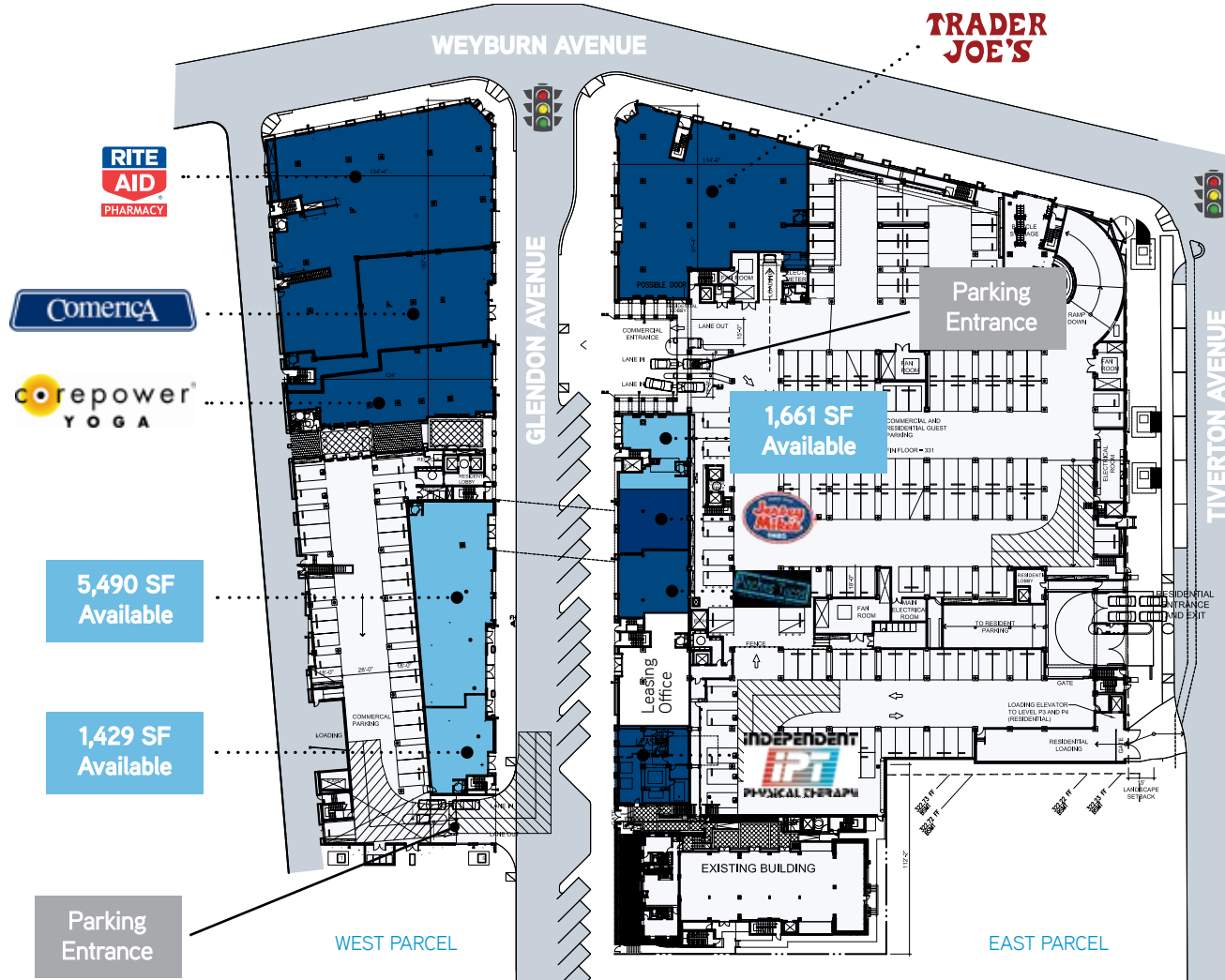
GABE KADOSH | Vice President | Lic. 01486779 | +1 213 861 3386 | gabe.kadosh@colliers.com

Colliers International | 865 South Figueroa Street, Suite 3500 | Los Angeles, CA 90017 | +1 213 627 1214 main | www.COLLIERS.com

Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This publication is the copyrighted property of Colliers International and/or its licensor(s). 2017. All rights reserved.



site plan



For more information, please contact:

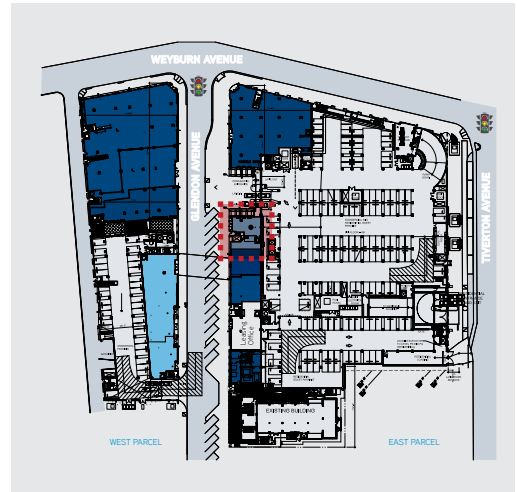
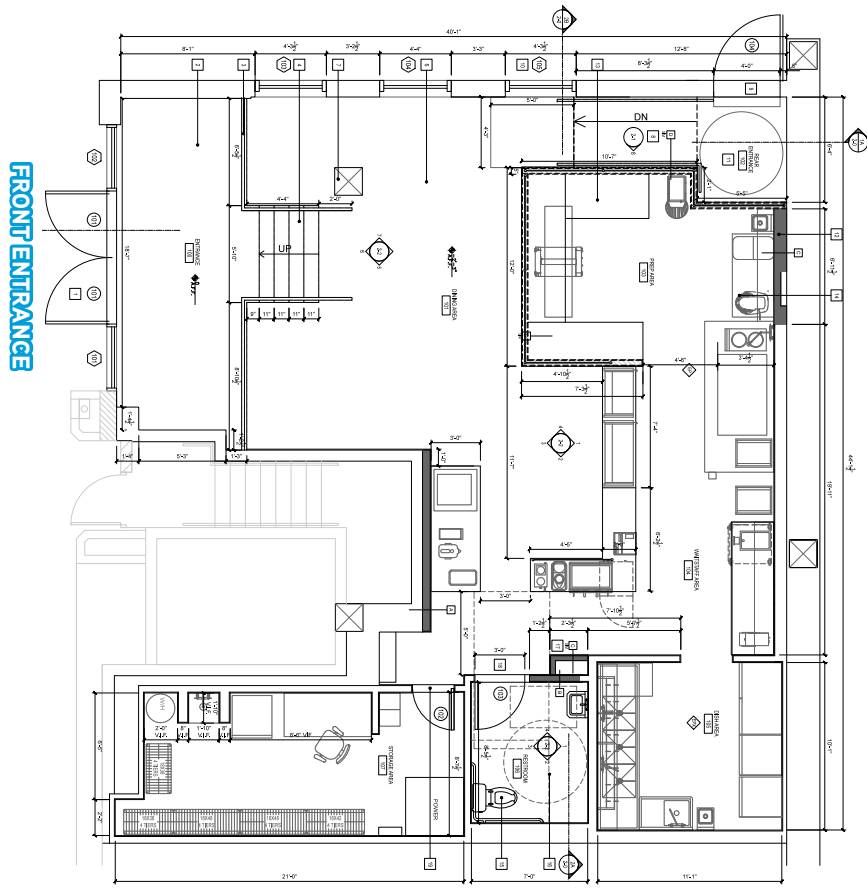
GABE KADOSH | Vice President | Lic. 01486779 | +1 213 861 3386 | gabe.kadosh@colliers.com

Colliers International | 865 South Figueroa Street, Suite 3500 | Los Angeles, CA 90017 | +1 213 627 1214 main | www.COLLIERS.com

Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This publication is the copyrighted property of Colliers International and/or its licensor(s). 2017. All rights reserved.



1010 glendon ave, full-service restaurant space: ±1,661 square feet available



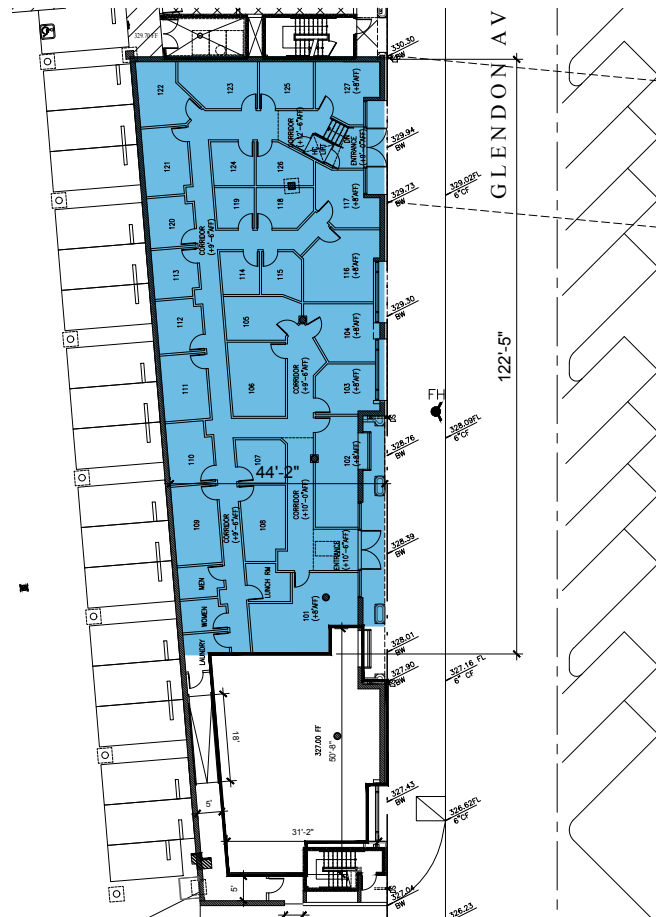
For more information, please contact:
GABE KADOSH | Vice President | Lic. 01486779 | +1 213 861 3386 | gabe.kadosh@colliers.com
Colliers International | 865 South Figueroa Street, Suite 3500 | Los Angeles, CA 90017 | +1 213 627 1214 main | www.COLLIERS.com

Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This publication is the copyrighted property of Colliers International and/or its licensor(s). 2017. All rights reserved.

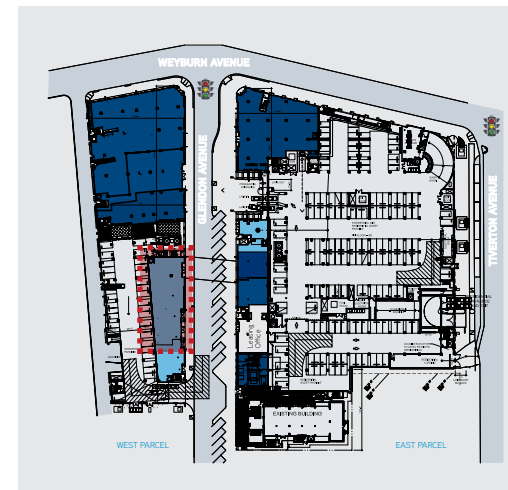
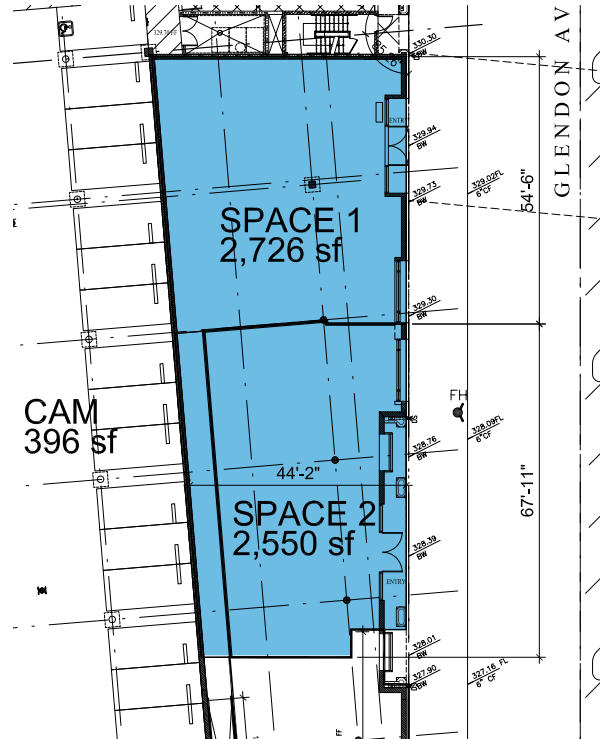


1051 glendon ave: ±5,490 square feet available

EXISTING FLOOR PLAN:



POTENTIAL FLOOR PLAN:



For more information, please contact:

GABE KADOSH | Vice President | Lic. 01486779 | +1 213 861 3386 | gabe.kadosh@colliers.com

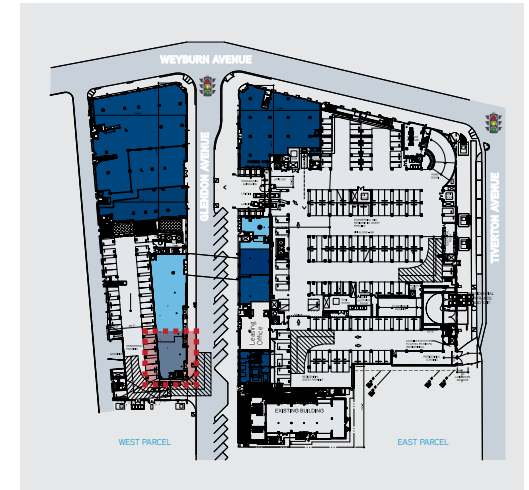
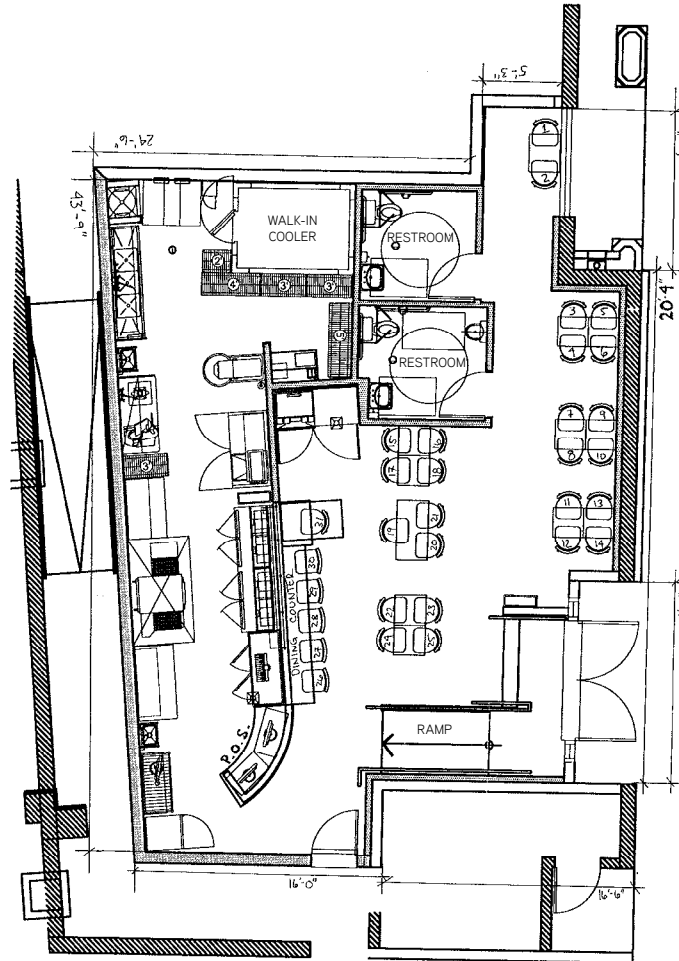
Colliers International | 865 South Figueroa Street, Suite 3500 | Los Angeles, CA 90017 | +1 213 627 1214 main | www.COLLIERS.com

Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This publication is the copyrighted property of Colliers International and/or its licensor(s). 2017. All rights reserved.



1067 glendon ave, quick service restaurant space: ±1,429 square feet available

EXISTING FLOOR PLAN:



For more information, please contact:

GABE KADOSH | Vice President | Lic. 01486779 | +1 213 861 3386 | gabe.kadosh@colliers.com

Colliers International | 865 South Figueroa Street, Suite 3500 | Los Angeles, CA 90017 | +1 213 627 1214 main | www.COLLIERS.com

Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This publication is the copyrighted property of Colliers International and/or its licensor(s). 2017. All rights reserved.



glendon - property photos



For more information, please contact:

GABE KADOSH | Vice President | Lic. 01486779 | +1 213 861 3386 | gabe.kadosh@colliers.com

Colliers International | 865 South Figueroa Street, Suite 3500 | Los Angeles, CA 90017 | +1 213 627 1214 main | www.COLLIERS.com

Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This publication is the copyrighted property of Colliers International and/or its licensor(s). 2017. All rights reserved.



glendon - tenant photos



For more information, please contact:

GABE KADOSH | Vice President | Lic. 01486779 | +1 213 861 3386 | gabe.kadosh@colliers.com

Colliers International | 865 South Figueroa Street, Suite 3500 | Los Angeles, CA 90017 | +1 213 627 1214 main | www.COLLIERS.com

Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This publication is the copyrighted property of Colliers International and/or its licensor(s). 2017. All rights reserved.



market overview

WESTWOOD VILLAGE

Westwood Village is a vibrant community in the central portion of the Westside region of Los Angeles. It connects UCLA undergraduate and graduate campuses along with the Ronald Regan Medical Center and the bustling office corridor of Wilshire Blvd. The village itself is a diverse neighborhood filled with a young and illustrious population that is generally of a higher level of income and education than average. It is situated in the Holmby Hills which is considered one of the wealthiest residential areas in Los Angeles.

With all the action happening in the village, it has always been a destination for some of the most exciting restaurants and retailers in the country. Some of the main attractions beside the campus include the historic motion picture theatres, Hammer Museum and Geffen Playhouse. The strong residential density and office employment create an electric environment that is constantly filled with people shopping and walking during the day and at night. Because Westwood is one of the most upscale and exciting communities in Los Angeles it has always attracted some of the most prominent and unique businesses from around the world.



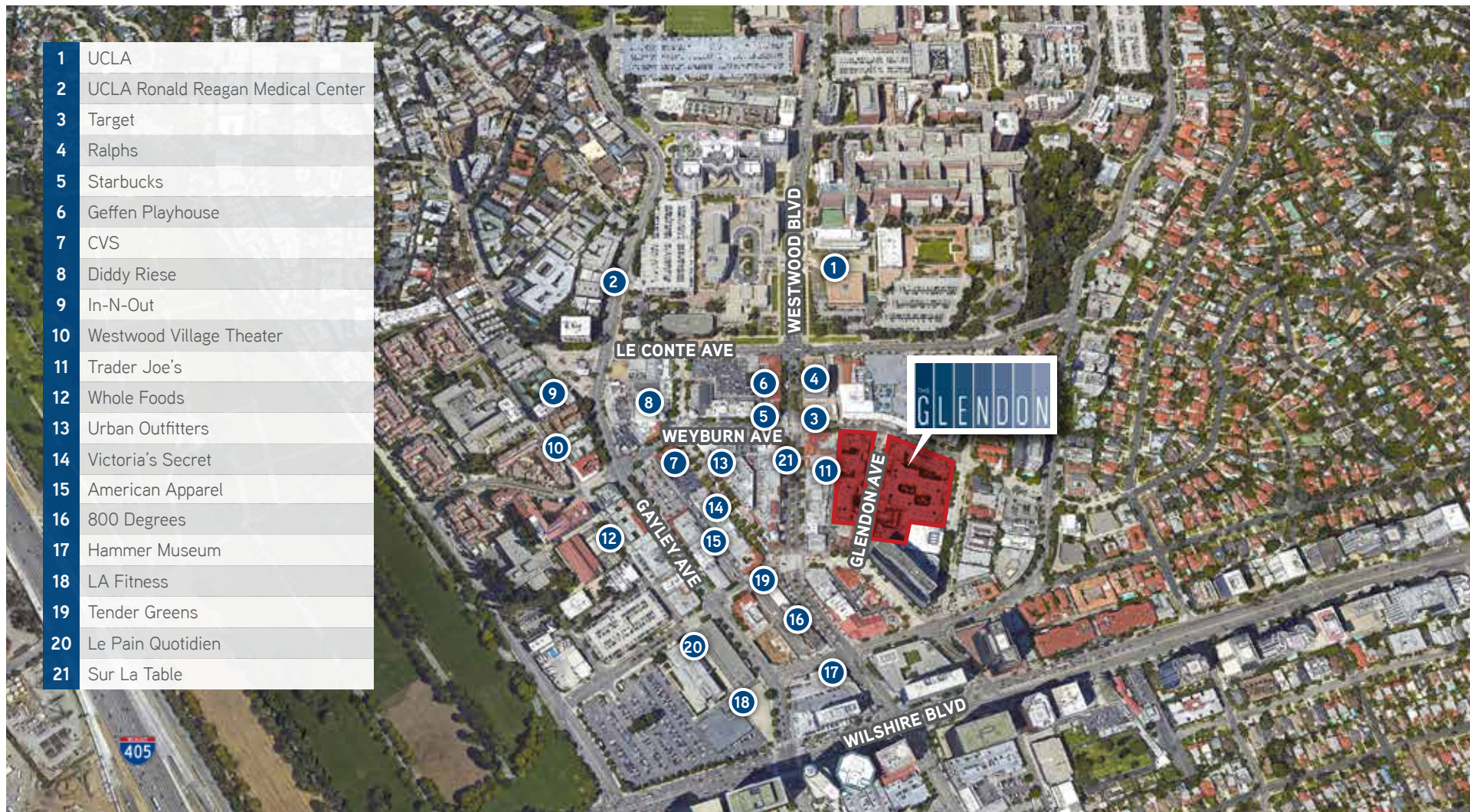
TRADE AREA DEMOGRAPHICS <small>(source: CoStar)</small>			
2016 Estimated Demographics	1-mile	2-mile	3-mile
POPULATION			
Estimated Population	41,589	135,125	222,019
Estimated Daytime Population	108,374	215,010	313,274
HOUSEHOLD INCOME			
Estimated Average Household Income	102,115	113,765	119,574



For more information, please contact:
GABE KADOSH | Vice President | Lic. 01486779 | +1 213 861 3386 | gabe.kadosh@colliers.com
Colliers International | 865 South Figueroa Street, Suite 3500 | Los Angeles, CA 90017 | +1 213 627 1214 main | www.COLLIERS.com
Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This publication is the copyrighted property of Colliers International and/or its licensor(s). 2017. All rights reserved.



trade area map



For more information, please contact:

GABE KADOSH | Vice President | Lic. 01486779 | +1 213 861 3386 | gabe.kadosh@colliers.com

Colliers International | 865 South Figueroa Street, Suite 3500 | Los Angeles, CA 90017 | +1 213 627 1214 main | www.COLLIERS.com

Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This publication is the copyrighted property of Colliers International and/or its licensor(s). 2017. All rights reserved.

A Property by:
 CLARION PARTNERS



For more information, please contact:

GABE KADOSH | Vice President | Lic. 01486779 | +1 213 861 3386 | gabe.kadosh@colliers.com

Colliers International | 865 South Figueroa Street, Suite 3500 | Los Angeles, CA 90017 | +1 213 627 1214 main | www.COLLIERS.com