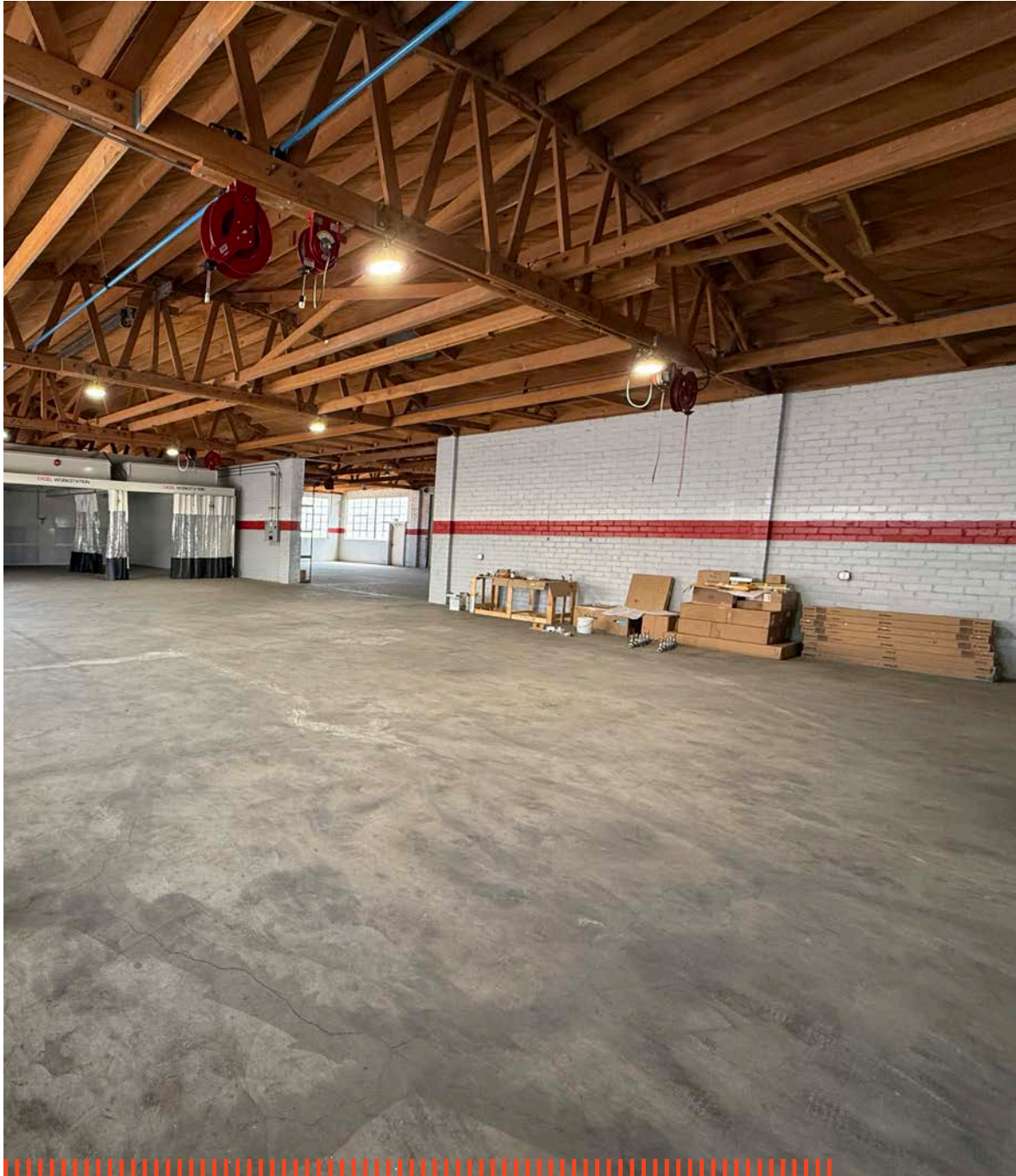


**10301 - 10311 S La Cienega Blvd**  
Los Angeles, CA 90045

± 19,340 SF Two Buildings  
for Sale or Lease



## PREMISES

10301 S La Cienega Blvd: ± 10,000 SF

10311 S La Cienega Blvd: ± 9,340 SF

Total: ± 19,340 SF

Land: ± 30,007 SF

## OCCUPANCY

June 1, 2026

## FOR SALE OR LEASE

Sale: \$6,769,000 (\$350 PSF)

Lease: Negotiable

Shop Price: Negotiable

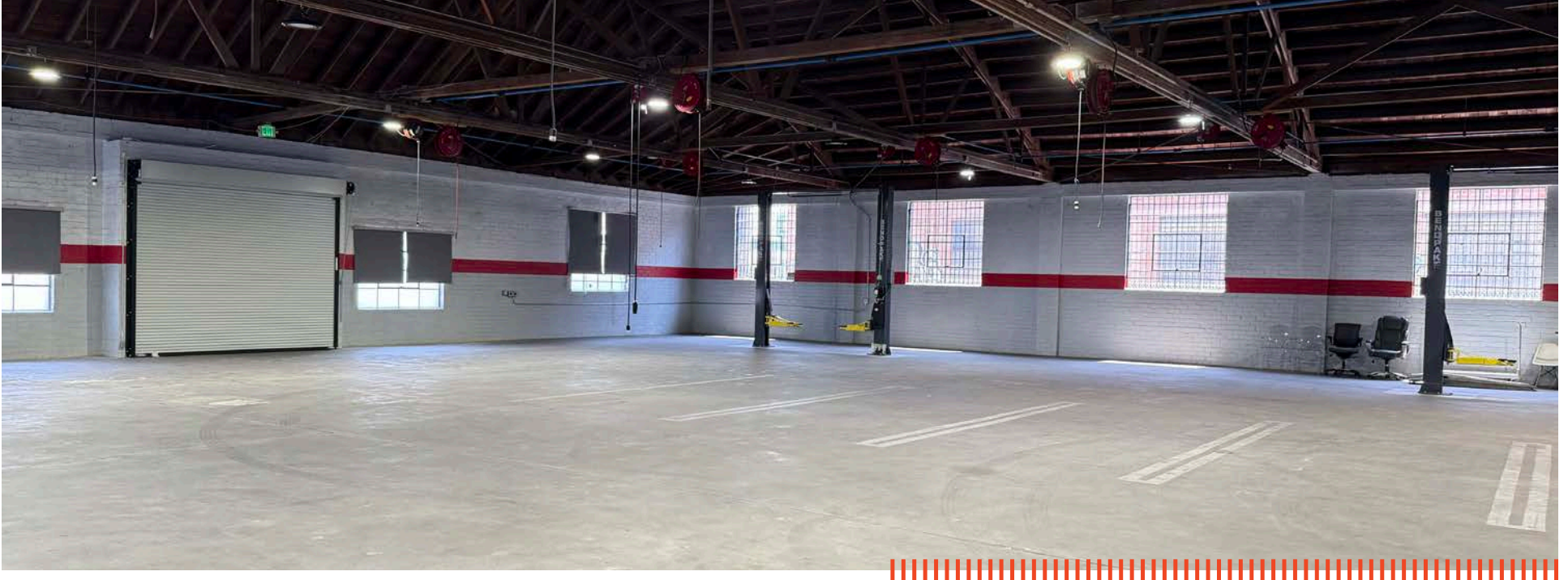
## LOCATION

- Prime visibility on S La Cienega Blvd
- Directly adjacency to I-405 Freeway
- Immediate access to Century Blvd on/off ramps
- Minutes from Los Angeles International Airport (LAX)

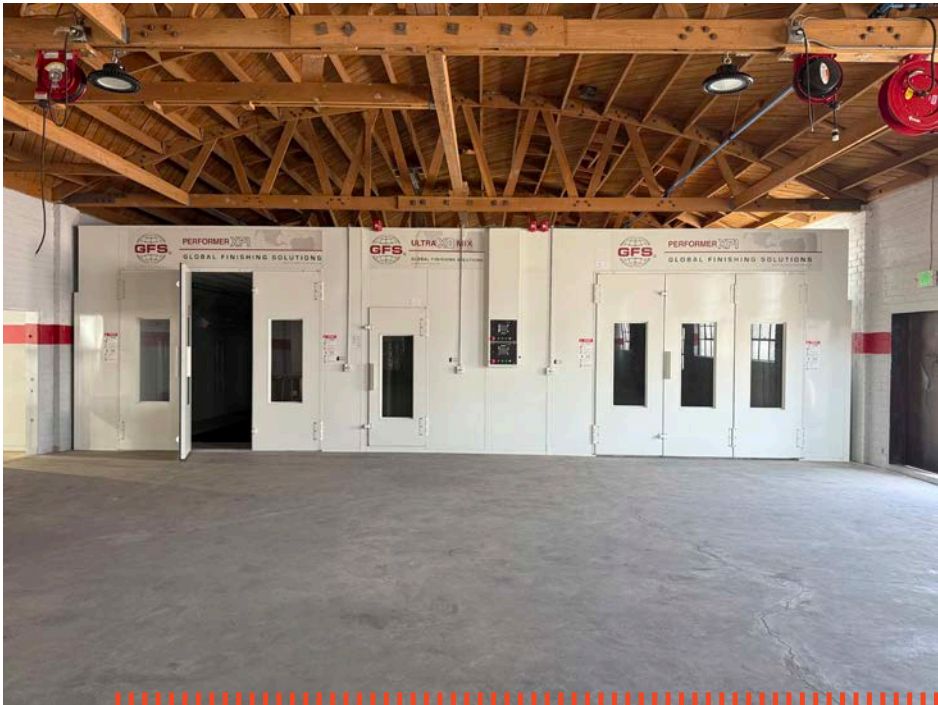
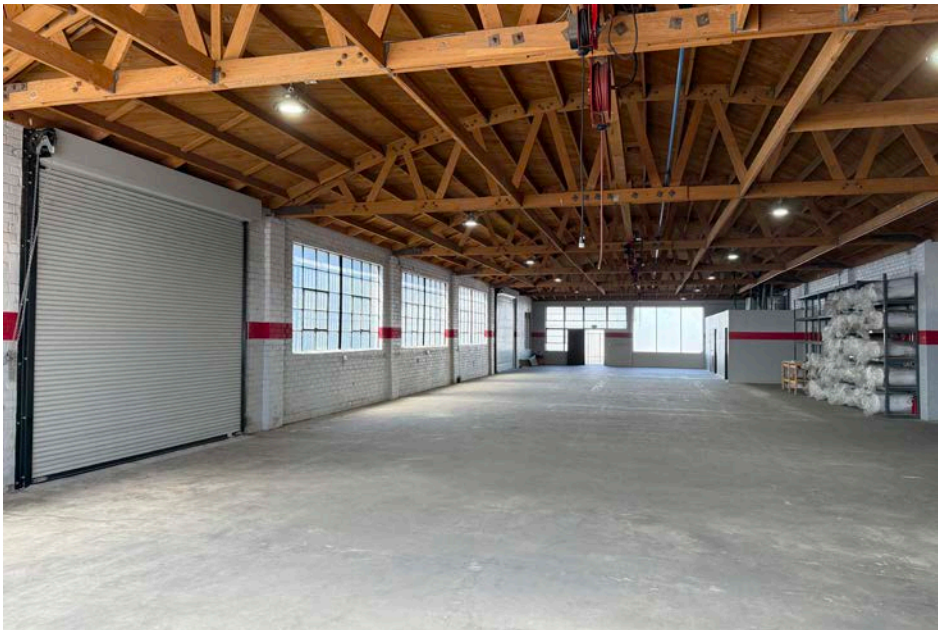
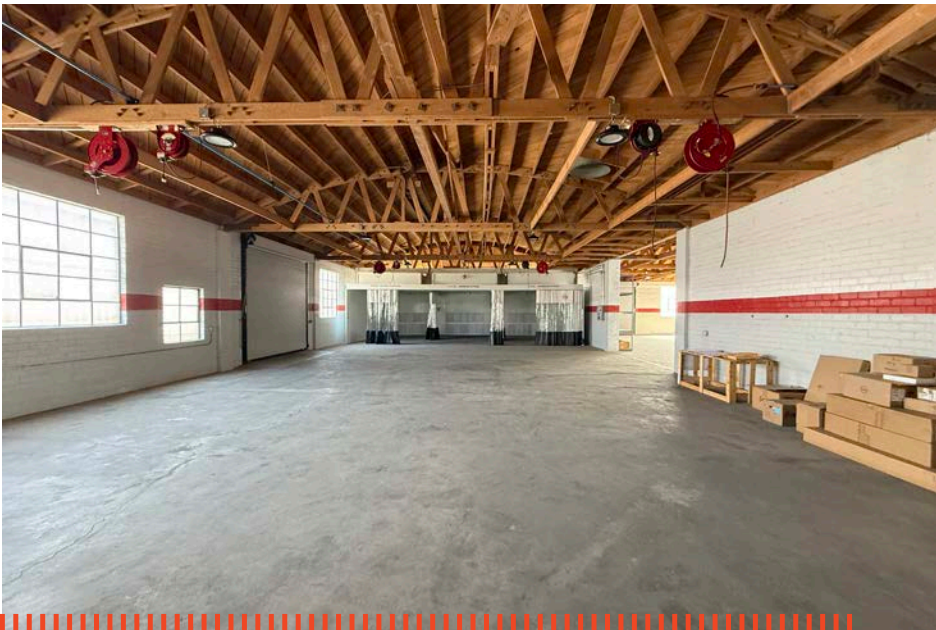
## BUILDING FEATURES

- Fully Permitted for Automotive Use
- New Fully Permitted Spray Booth
- Equipment:
  - Kaeser 10 and 15 HP Air Compressors
  - Car Lifts
  - Automatic Exhaust Systems
  - Heavy Power











## Shop: List of Equipment and Improvements



### 10301 S LA CIENEGA BLVD - PAINT DEPARTMENT

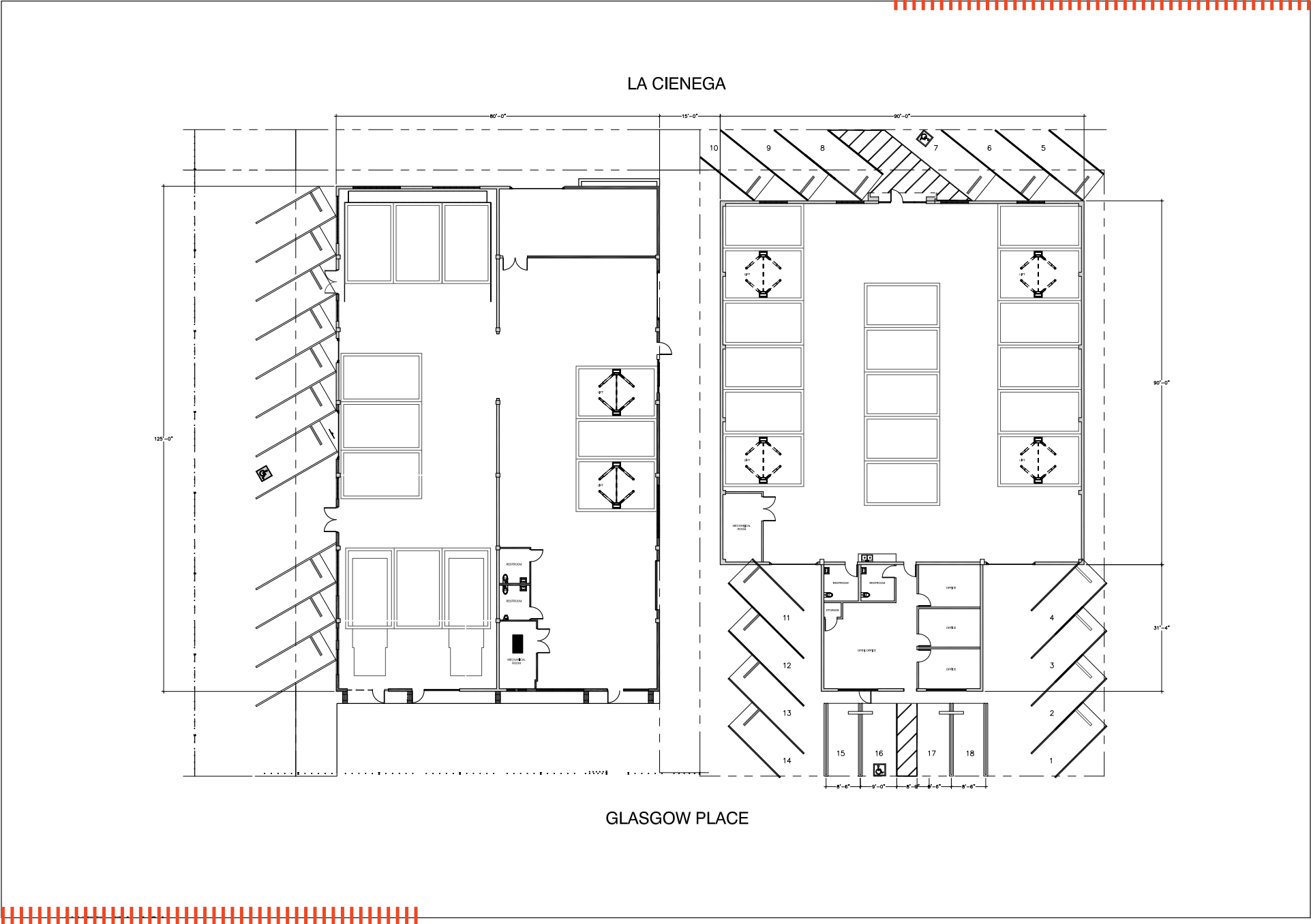
- Two (2) Global Finishing Solution Spray Booths - The Performer XP1
- One (1) Global Finishing Solution Paint Mixing Room
- One (1) Kaeser 15HP Air Compressor with Tank and Dryer
- One (1) 800 AMP Siemens Power Panel
- Distributed Drop Lines for Electric and Compressed Air
- Automated Ventilation System
- Cat 5 Connectivity

### 10311 S LA CIENEGA BLVD - BODY REPAIR DEPARTMENT

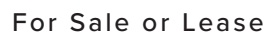
- Four (4) Bendpak 10,000 lbs Car Lift
- Kaeser SM15 (Sigma) Compressor System
- One (1) 400 AMP Siemens Power Panel
- Capacity for additional 800 AMP
- One (1) Kaeser 10HP Air Compressor with Tank and Dryer
- Distributed Drop Lines for Electric and Compressed Air
- Automated Ventilation System
- CAT 5 Connectivity
- Celette Griffon Bench

### THESE PROPERTIES WERE COMPLETELY RENOVATED FOR BODY SHOP USE. IMPROVEMENTS AND UPGRADES:

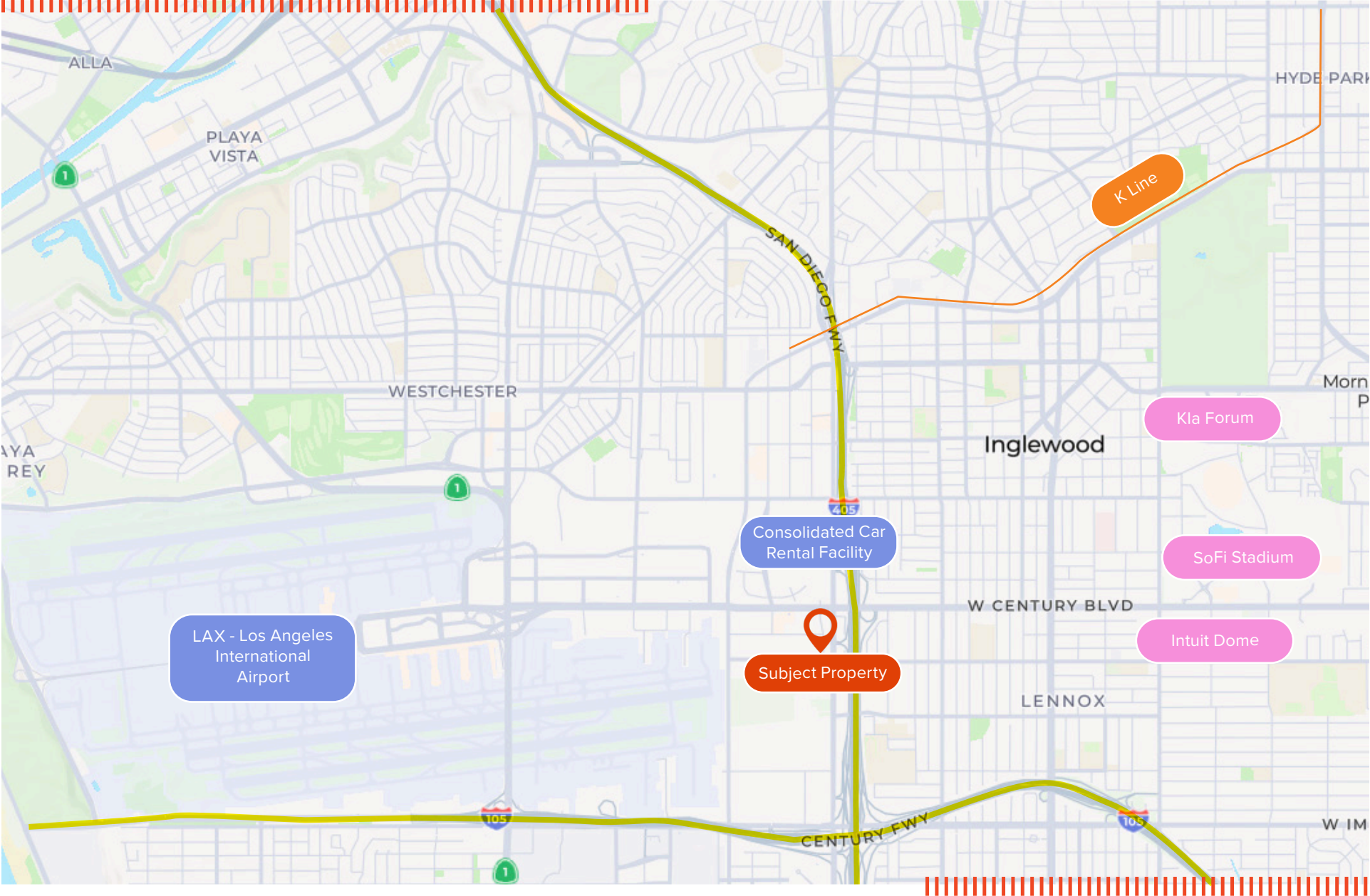
- New office and Restrooms
- 100% ADA Compliant
- Wrought Iron Fencing Surrounding the Property
- Numerous Ground Level Loading Doors
- Multiple Ingress and Egress Points on La Cienega Blvd. and Glasgow Place















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No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease are subject to change or withdrawal without notice.