

# 5142-5148 W JEFFERSON BLVD

Renovated Double Bow Truss Creative Space | Culver City Adjacent  
**FOR SALE/LEASE**



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# Property Details



## For Sale:

\$6,350,000

## Seller Financing

(via Lease Option):

Call broker for details

## Building Size:

±11,814 SF

## Parking:

Up to 18 Spaces (buyer to verify)

*\*Additional Parking: 4,285 SF lot at  
5230 W Jefferson Blvd for Sale/Lease*

## For Lease:

\$3.50 / SF NNN

## Year Built /Renovated:

1947 / 2020

## Land Size:

±16,117 SF

## Zoning:

CM-2D-CPIO

(includes benefits due to  
proximity to transit)

*\* Up to 6 months free on select leases*



# Property Details

## Property Description:

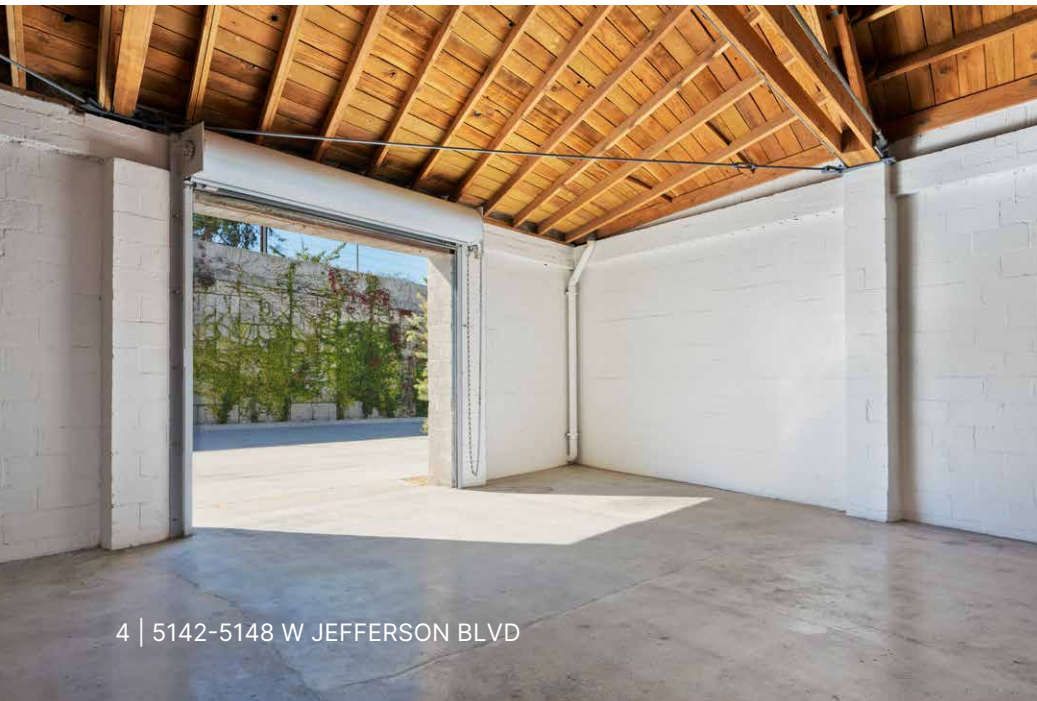
This is a rare opportunity to acquire a prime corner bow truss building on Jefferson Blvd, located in a rapidly growing neighborhood just minutes from Culver City. The newly renovated building pays tribute to Los Angeles' iconic manufacturing structures, now transformed into sought-after creative spaces. It features expansive interiors, high ceilings, abundant natural light, easy loading access, and a secure lot, offering both functionality and charm. Ideally positioned near West Adams and adjacent to the newly developed Cumulus District, the property is only two blocks from the La Brea Corridor and La Brea Expo Line Metro Station, offering direct access to DTLA, the Westside, and LAX via the upcoming LAX/Crenshaw Metro Line. The area is also home to a vibrant mix of top restaurants, amenities, architecture/design firms and major entertainment and tech companies like Apple, Sony, and Amazon Studios.



# Features



- Double Bow truss with 12-20 ft high ceilings & skylights
- Up to 4 roll-up/glass doors available
- Easily divisible into two 5,750 SF units, with separate meters already installed (Great for SBA financing)
- 400 AMPS of power on each meter
- Recent major renovations, including a new roof, HVAC, kitchenette, and bathrooms





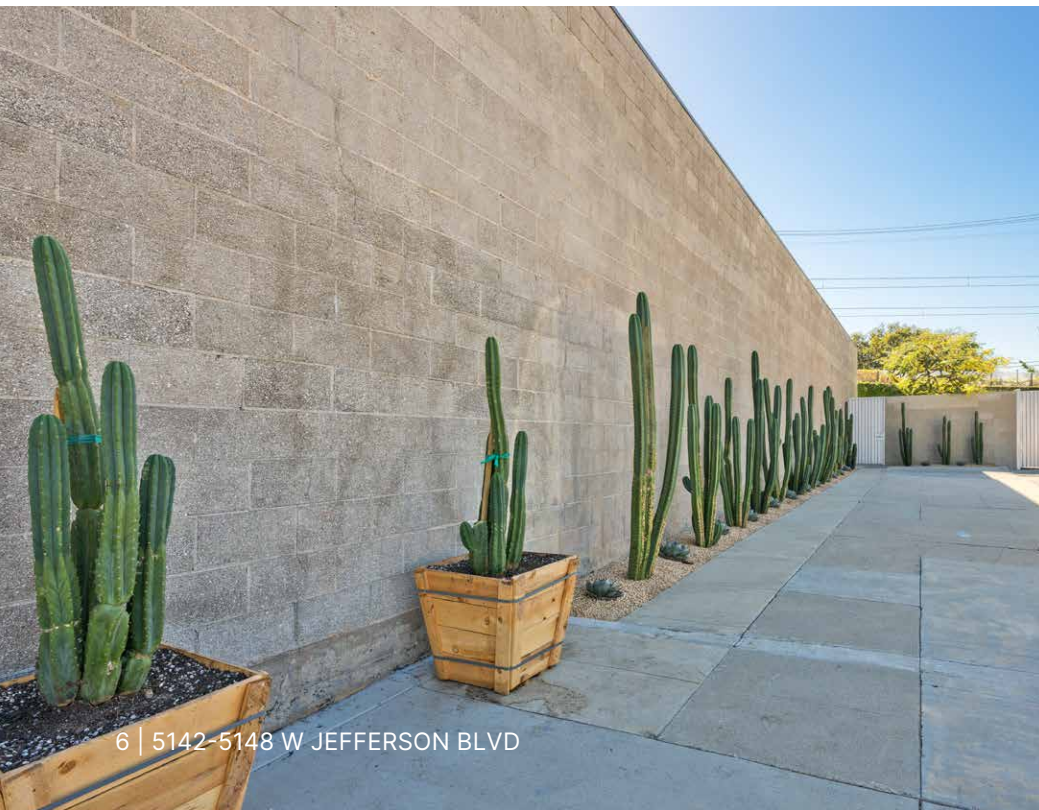
# Property Photos



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# Property Photos



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# 5230 W Jefferson Blvd

## Additional Parking Lot Available for Sale / Lease



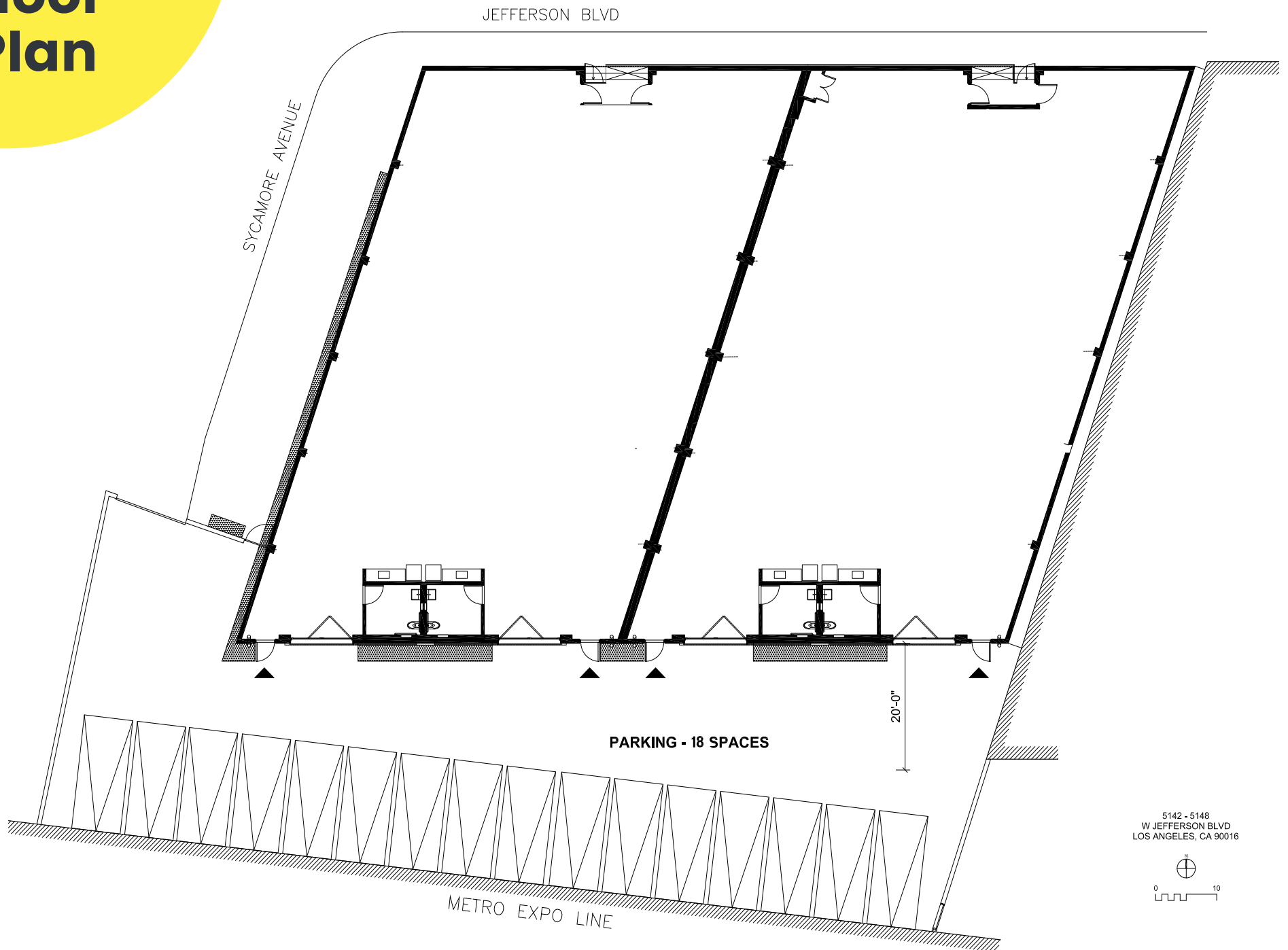
SITE

**\*Call broker for pricing\***

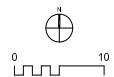
- Paved and secured parking lot
- 2 min walk from property
- Zoned CM-2D with ability to develop



# Floor Plan

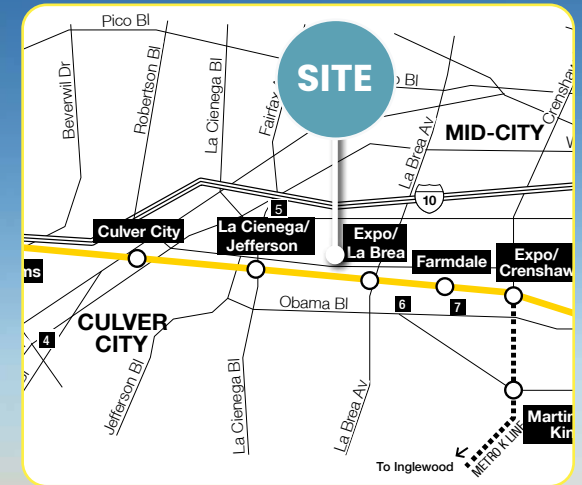


5142 - 5148  
W JEFFERSON BLVD  
LOS ANGELES, CA 90016





# Adjacent to the Metro E Line (Additional Zoning Benefits)





# Retail Map

## CULVER CITY

SITE

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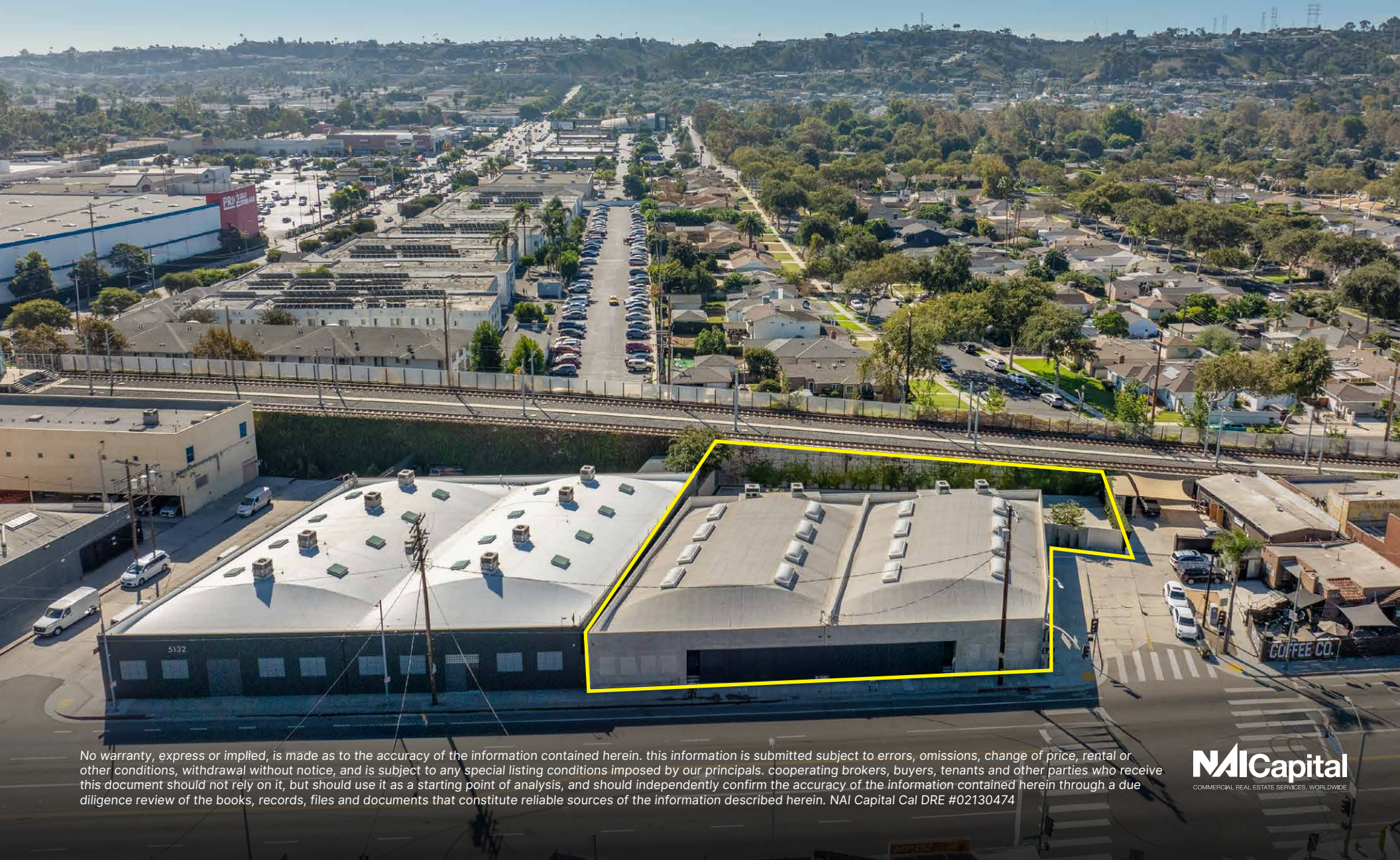
# Contact Info

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