



FIGat7TH

7th St & Figueroa St
Financial District
DOWNTOWN LOS ANGELES

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UNION STATION
LOS ANGELES

THE BROAD

THE GRAND
LA

WALT DISNEY
CONCERT HALL

Arts District

ROW DTLA
PIZZERIA BIANCO
SMORGASBURG
gget
PIKUNICO

The BLOC
JOEY LAIFITNESS drybar UNI QLO
Starbucks 聚点 MARUGAME UDON UCLA Health

WESTIN
HOTELS & RESORTS

Bunker Hill

Wilshire Grand
INTERCONTINENTAL
HOTELS & RESORTS
spire3
La Boucherie
NIKU X

Financial District

WHOLE
FOODS
MARKET

Hotel Indigo

Ralphs
fresh fare

Hotel Figueroa

LA Live
ESPN 勝 KATSUYA Yard House
REGAL Lazy DOG Fleming's
RECORDING ACADEMY peacock theater
GRAMMY MUSEUM

crypto.com
ARENA

South Park

Los Angeles
CONVENTION CENTER

FIGat7TH
Target NORDSTROM Rack ZARA H&M
EoS FITNESS Mendocino Farms Starbucks
SEPHORA

5 min walk

10 min walk

15 min walk

DTLA Snapshot

Demographics

3.1M

Trade area
(resident population)

94,508

Daytime population
(0.5 mile radius)

49%

Shoppers between
the ages of 25-44

\$384/m

Average spent per shopper
(vs. \$255.89 U.S. benchmark)

Source: Downtown Center Business Improvement District & Alexander Babbage Shopper Intercept Study, Placer.ai, Sites USA

Highest Traffic Destinations

Crypto
Arena

4M

Visits/
Year

L.A.
Live

20M

Visits/
Year

Convention
Center

2M

Visits/
Year

Union
Station

36M

Travelers/
Year





DOWNTOWN LA | FINANCIAL DISTRICT

Project Overview

FIGat7th delivers a dynamic mix of nationally recognized retailers, popular dining concepts, daily-needs providers, and wellness services — anchoring the only true mixed-use campus in Downtown Los Angeles. Positioned within the Financial District and adjacent to major office, residential, and transit developments, the center benefits from exceptional visibility, strong foot traffic, and a robust daytime and evening population.

PROJECT AT A GLANCE

330,784 SF

Rentable
area

Open-Air

Urban retail
center

3

Levels of
retail

500

Parking
stalls

±360 FT

Frontage on
Figueroa St

ANCHOR & FLAGSHIP TENANCY



NORDSTROM
Rack

H&M

ZARA

EōS FITNESS

LOCATION & DEMAND DRIVERS

152,963

Employees
within 1-mile

7.2M

SF occupied
office 0.25-mile

\$149K

Avg. HH income
0.25-mile

3.9M

Annual visits
+20.8% / Yr

98

Walkscore
Top 10% center

THE INTEGRATED CAMPUS

The Beaudry
785 UNITS

777 Tower
1.0M SF OFFICE

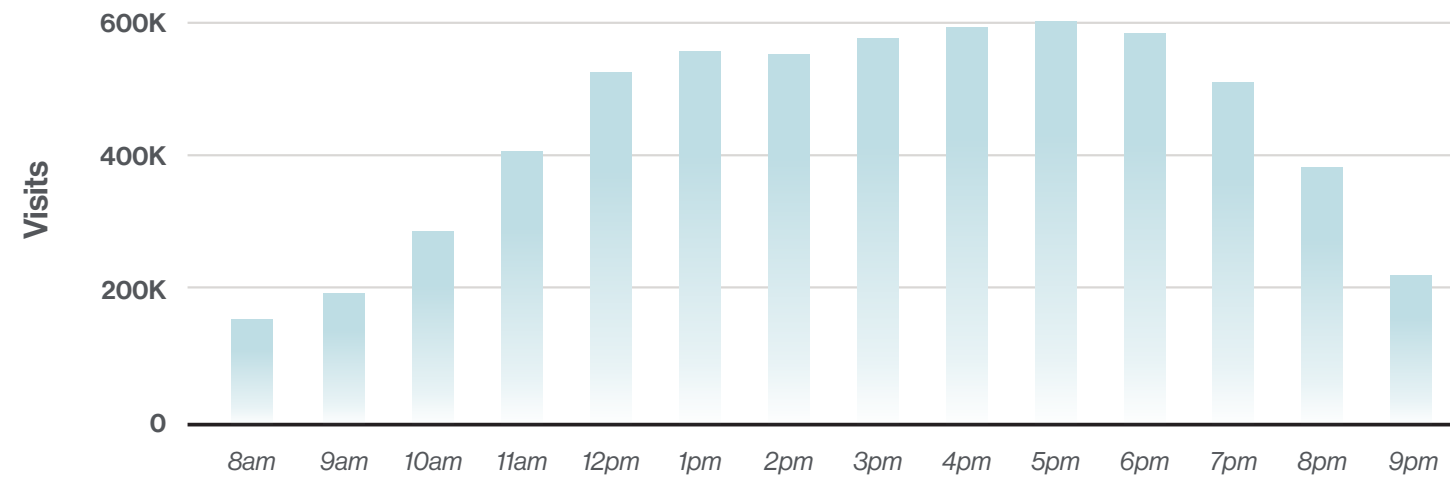
EY Plaza
970K SF OFFICE

Figueroa Eight
438 UNITS 42 FL



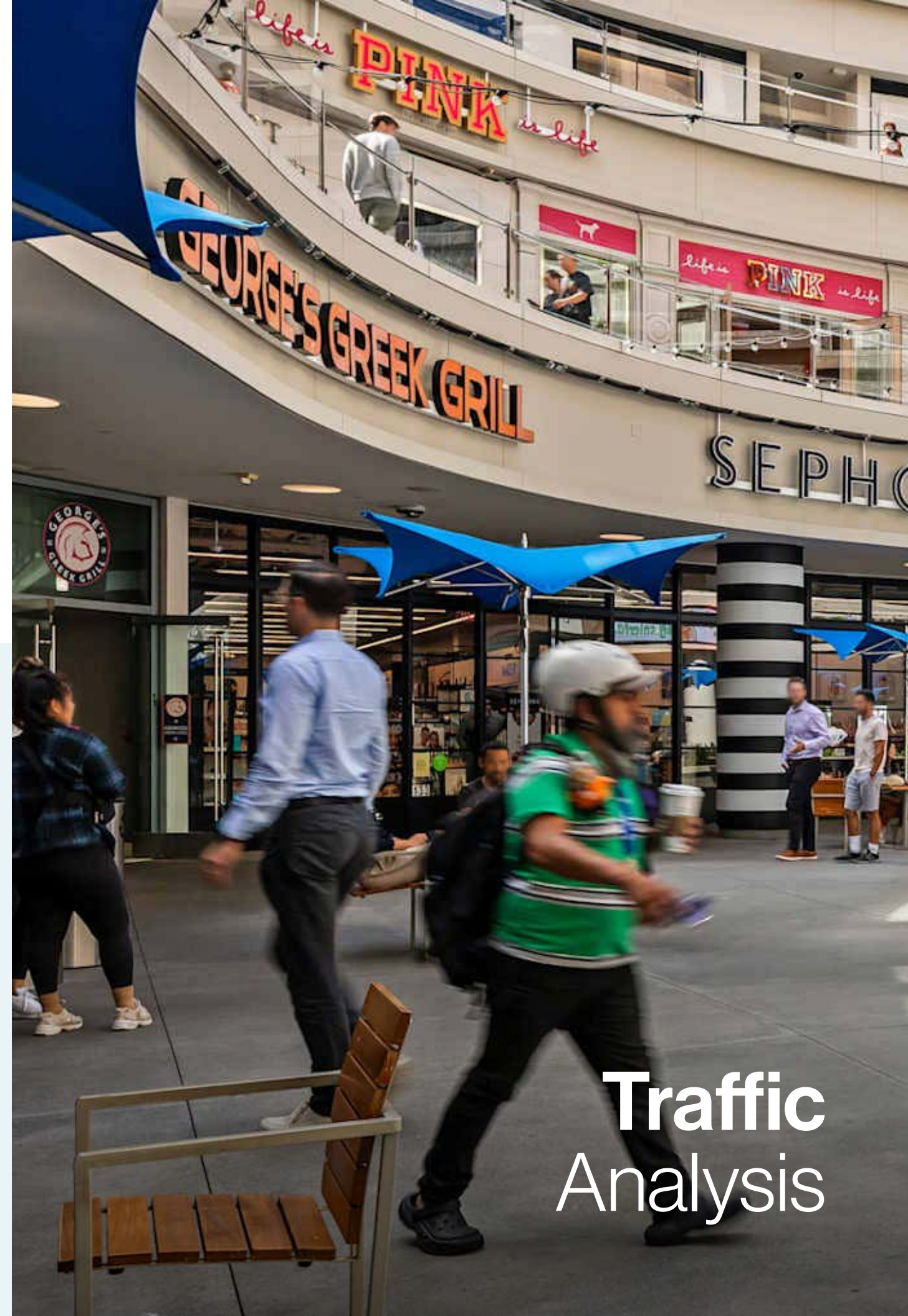
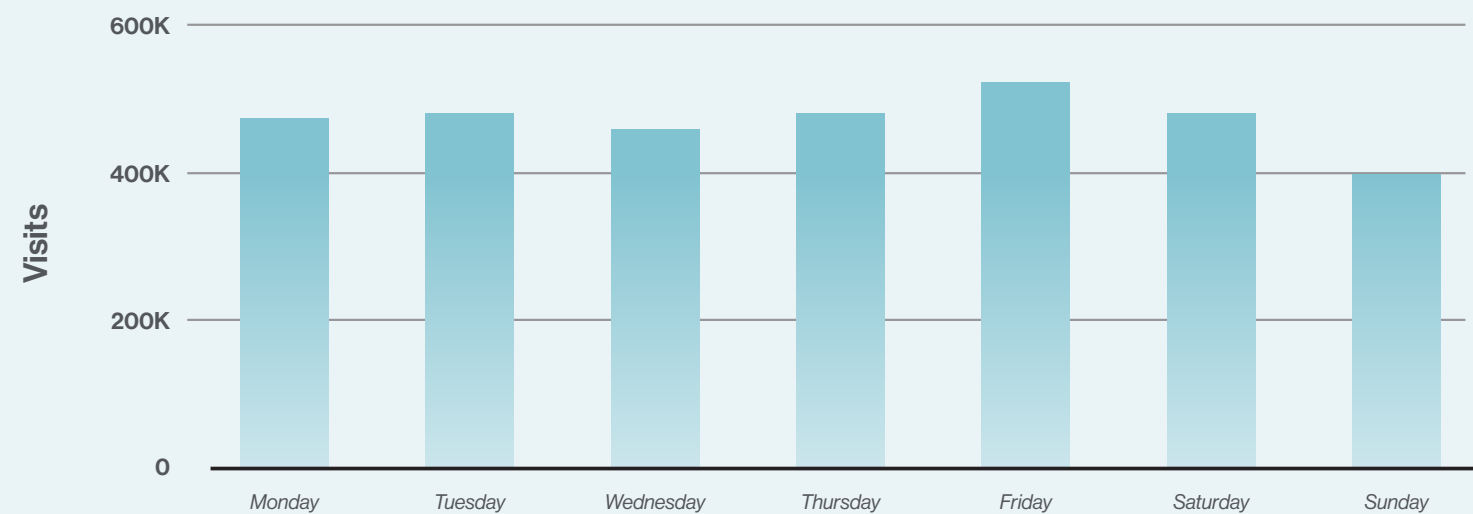
Hourly Visits

CONSISTENT VISITATION
THROUGH 7:00 PM



Daily Visits

STEADY FOOT TRAFFIC CONSISTENCY
SEVEN DAYS A WEEK



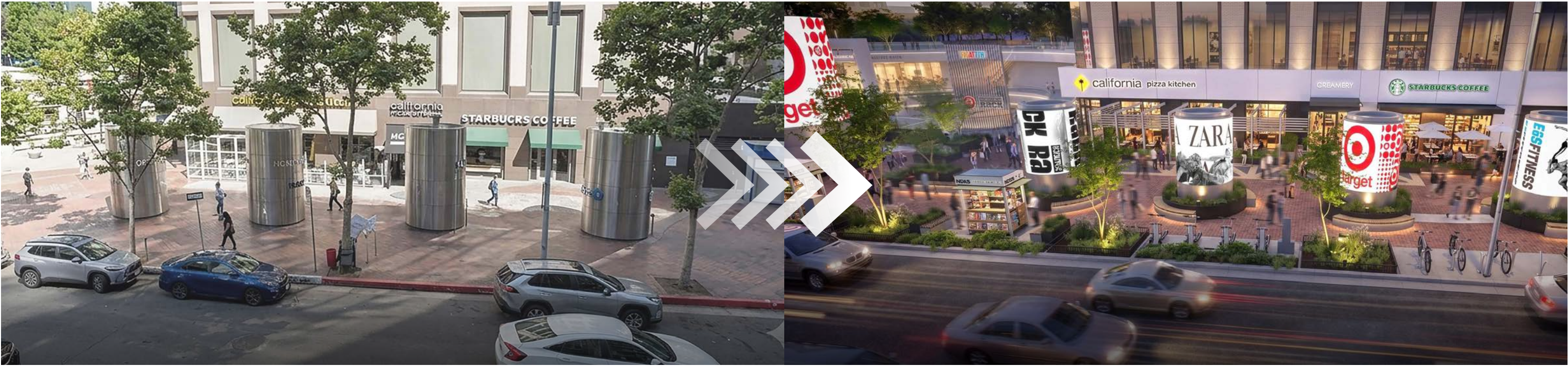
Before

After



Before

After



Before

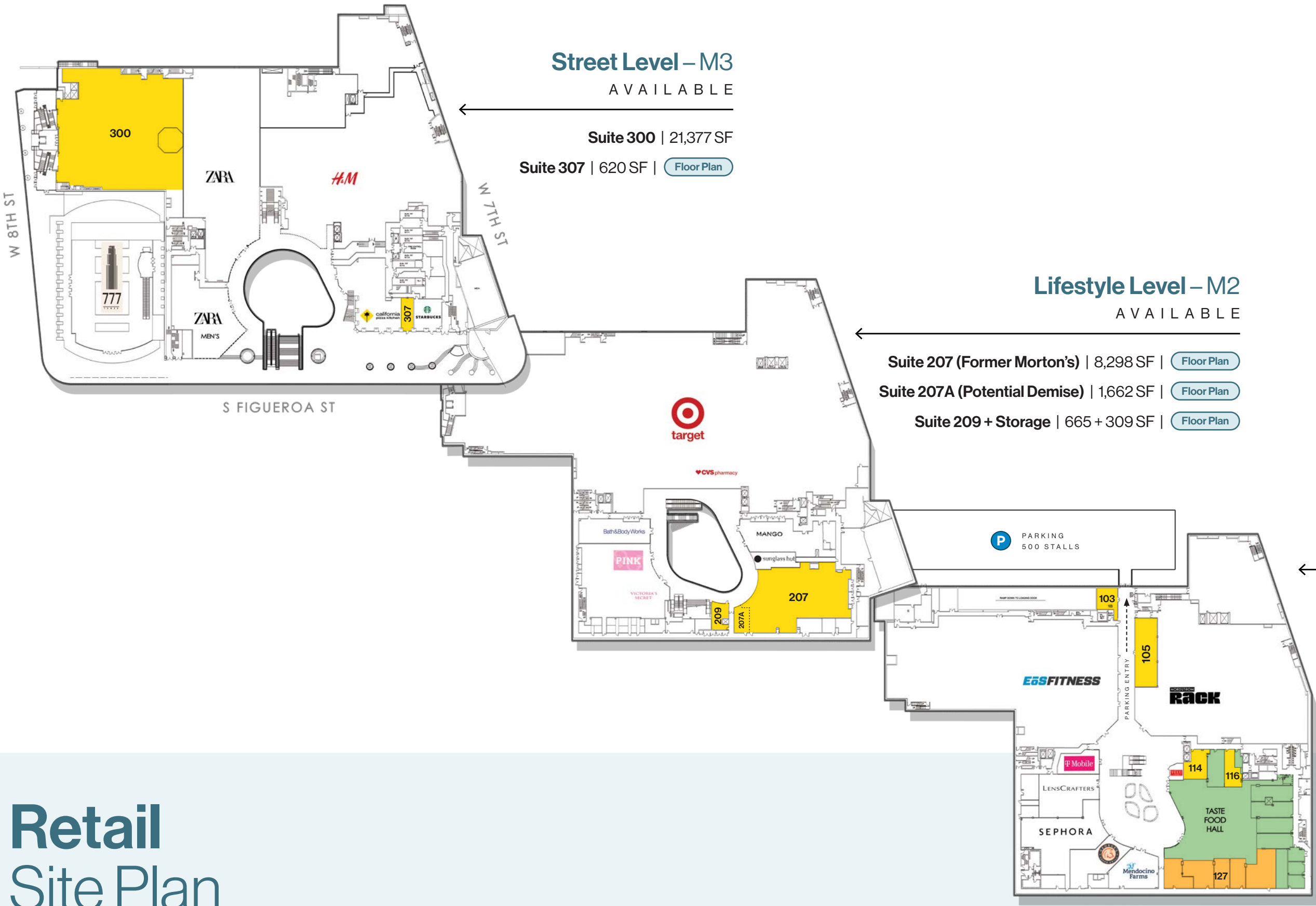
After



Before

After





Retail Site Plan

FIGAT7TH | FINANCIAL DISTRICT



For Lease



Food Hall



Future Food Hall Anchor



Parking





Source: Los Angeles Convention Center Expansion Plan 2027 Rendering

For leasing, please contact:

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