

# FOR SALE

10718 SOUTH VERMONT AVE

\$249,000 (\$355.71/Sq Ft)

LOS ANGELES, CA



## VENTURE PACIFIC COMMERCIAL SERVICES

**JASON LIPOVSKY**  
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All information contained herein is obtained from the sourced deemed to be reliable. However, this information is not guaranteed and should be verified. DRE #01443834

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## **DESCRIPTION**

**BANK OWNED RESTAURANT/RETAIL OPPORTUNITY!!!** This building is comprised of a two-story detached 700 square foot restaurant with a drive-through window on a large 13,460 square foot parcel. Featuring alley access in the back, the property is fully enclosed with a rod iron fence on a lighted, hard corner intersection and is conveniently located less than one mile away from Interstates 105 and 110. Zoned for Los Angeles C-2, the property can support a wide array of commercial uses, including retail and automotive related businesses. This building is located on a main thorough making it an attractive opportunity for both an investor or an owner/user.

## **PROPERTY SPECIFICS**

<b>APN:</b>	<b>6061-006-030</b>
<b>Property Type:</b>	<b>Retail, Restaurant</b>
<b>Zoning:</b>	<b>LAC2, Commercial</b>
<b>Building Size:</b>	<b>700 square feet</b>
<b>Lot Size:</b>	<b>13,460 square feet</b>
<b>Alley Access:</b>	<b>Yes</b>
<b>Fully Enclosed:</b>	<b>Yes</b>
<b>Corner Lot:</b>	<b>Yes</b>

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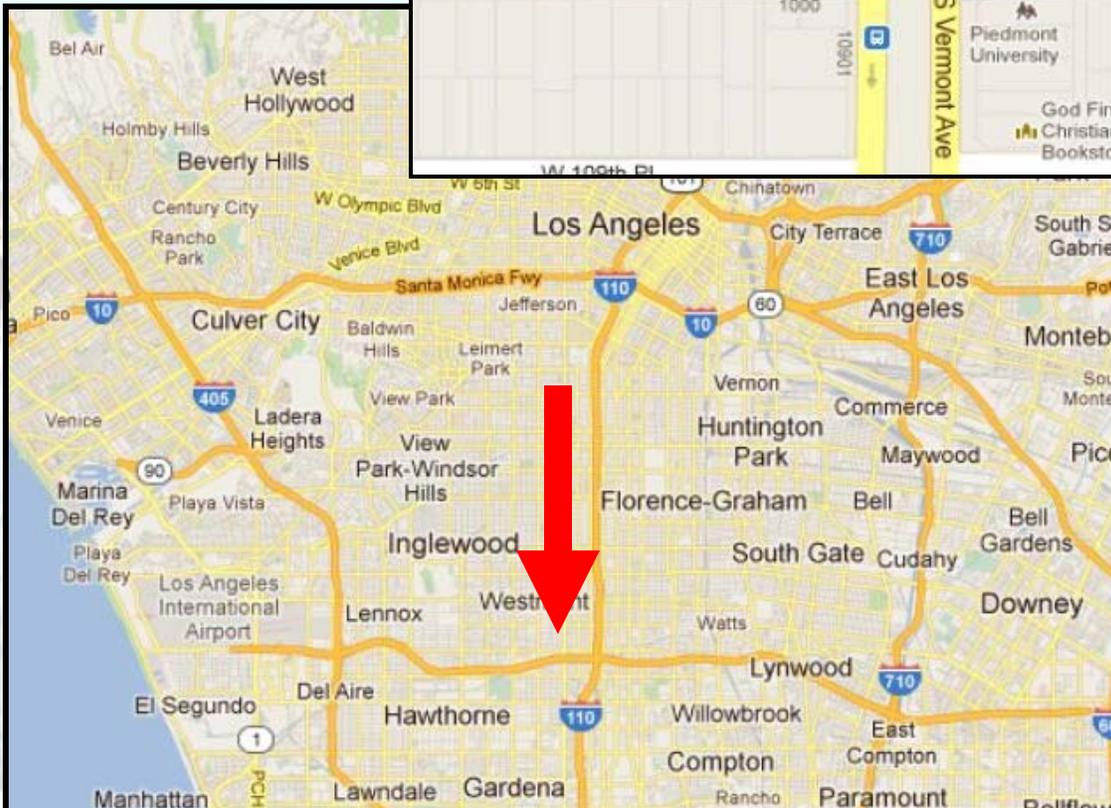
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## MAPS



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**BIRDS-EYE  
VIEW**



**AERIAL  
VIEW**

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