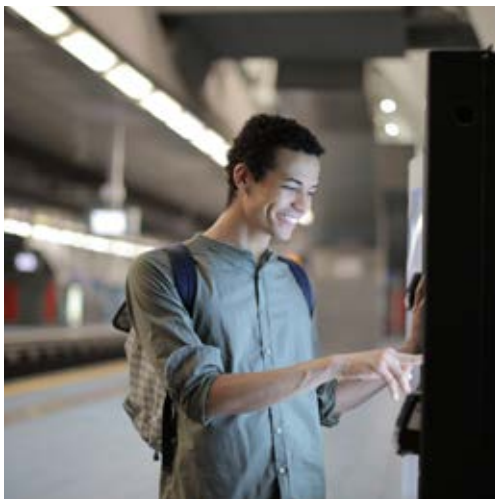




**BANK OF
AMERICA
LOS ANGELES, CA**




VALUEROCK

BANK OF AMERICA

8946 S. Sepulveda Boulevard, Los Angeles, CA



PROPERTY DETAILS

Building Square Feet:	13,978
Acres:	0.32
Year Built:	1949
Lease Term:	15 yrs



KEY HIGHLIGHTS

- Single-tenant building with oversized private parking field
- Adjacent to several major daily crowd generators such as Ralphs, CVS and Bed Bath & Beyond
- Frontage on Sepulveda Boulevard (nearly 60,000 vehicles per day)
- Irreplaceable infill Los Angeles real estate

Contact: **Ralph Ongkeko** | (855) 367-8877 | rongkeko@valuerockrealty.com | valuerockrealty.com

18301 Von Karman Avenue, Suite 850, Irvine, CA 92612

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