




Christopher Parnass
(310) 896-1492
DRE# 01739385

There are 3 QR Codes on the back side of the card. They will take you to my bio-page and the listings.

QR Codes work and look like this: 

Just open your iPhone **camera** to photo and view the QR Code. Androids will need a QR Code app.

Welcome to Lee & Associates, I look forward to speaking with you!

-----5-----

WHEN IS THE RIGHT TIME TO SELL?

Is this a question you have considered recently?

Should I sell before the end of this cycle?

Should I sell when interest rates are at their lowest and equity is available?

Should I sell when someone can show me a property that will better fit my needs?



STAMP

-----3.5-----

RETRUN ADDRESS:



Corp ID #:01859073
898 N. Fair Oaks Avenue – Suite E
Pasadena, CA 91103
Return Service Requested?????

Send to:



Santa Monica Portfolio \$5,800,000



937 E. California Blvd. Pasadena \$4,950,000

**CRENSHAW
GARDENS**
3411-3427 Crenshaw Boulevard
Los Angeles, CA 90016

Investment Opportunity
Ground Floor
Commercial
Condominium in
New Mixed-Use
Development

- 5,340 Square Feet
- Below 49 New Apartment Units
- Located in State Designated Opportunity Zone — Potential 1 Ann-Term Tax Benefits



I firmly believe you should sell only when you are fully informed and understand all your options and opportunities. This approach is why ISG advisors at Lee & Associates have been one of the perennial leaders in the commercial real estate market.

As advisors, we will bring information that you can't get anywhere else because we make it specific to your life and business objectives. We take a curated approach in order to show you how ever changing market conditions can affect your future. Then, we will work with you to formulate a custom strategy for getting out ahead of the curve and navigating the known and unknown.

We help you stay current on all the legal, financial, political, social and market changes so we can advise you as to what will serve your best interest. We keep you informed as to the full array of option available to you, so you can make the most informed choices. Our transactional process starts with a listing and doesn't stop until after you close. However, our advisory work begins now and carries on well after your transaction has been completed.

We know how precious your time can be. Money is a commodity, but your time is irreplaceable. You can be confident that our time together will be of great value both now and into the future. I invite you to give me a call at your convenience and set up an initial consultation. You can always reach me at 310-896-1492. I look forward to working with you.

Best Wishes,

Chris Parnass

Lee & Associates, Investment Services Group