



COMMERCIAL
ASSET GROUP



High End Beverly Hills Boutique Office Space(s) For Lease

9538 Brighton Way, Beverly Hills, CA 90210

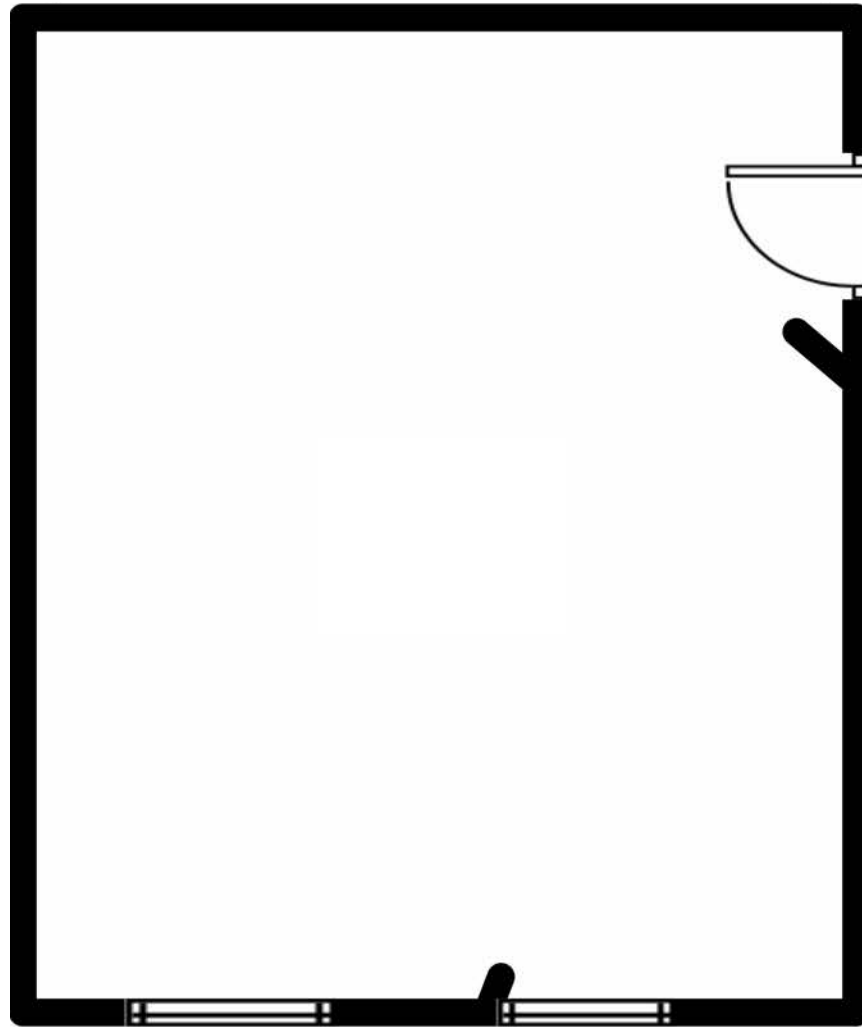
PROPERTY VIDEO



- **Rare Beverly Hills Golden Triangle boutique/private office space(s)**
- **Situated in the heart of Beverly Hills and walking distance to numerous restaurants, cafes, and other amenities**
- **Small offices on 2nd and 3rd floor**
- **3rd floor offices enjoy the center courtyard**
- **Public parking lot located directly next door**
- **Classic Beverly Hills character building maintained & updated**

SUITE	SQUARE FEET	RENTAL RATE
205	±449	\$6.00 PSF/MO, MG
304	±275	\$6.50 PSF/MO, MG
300/302	±567	\$6.50 PSF/MO, MG
314	±282	\$7.00 PSF/MO, MG
322	±575	\$7.00 PSF/MO, MG

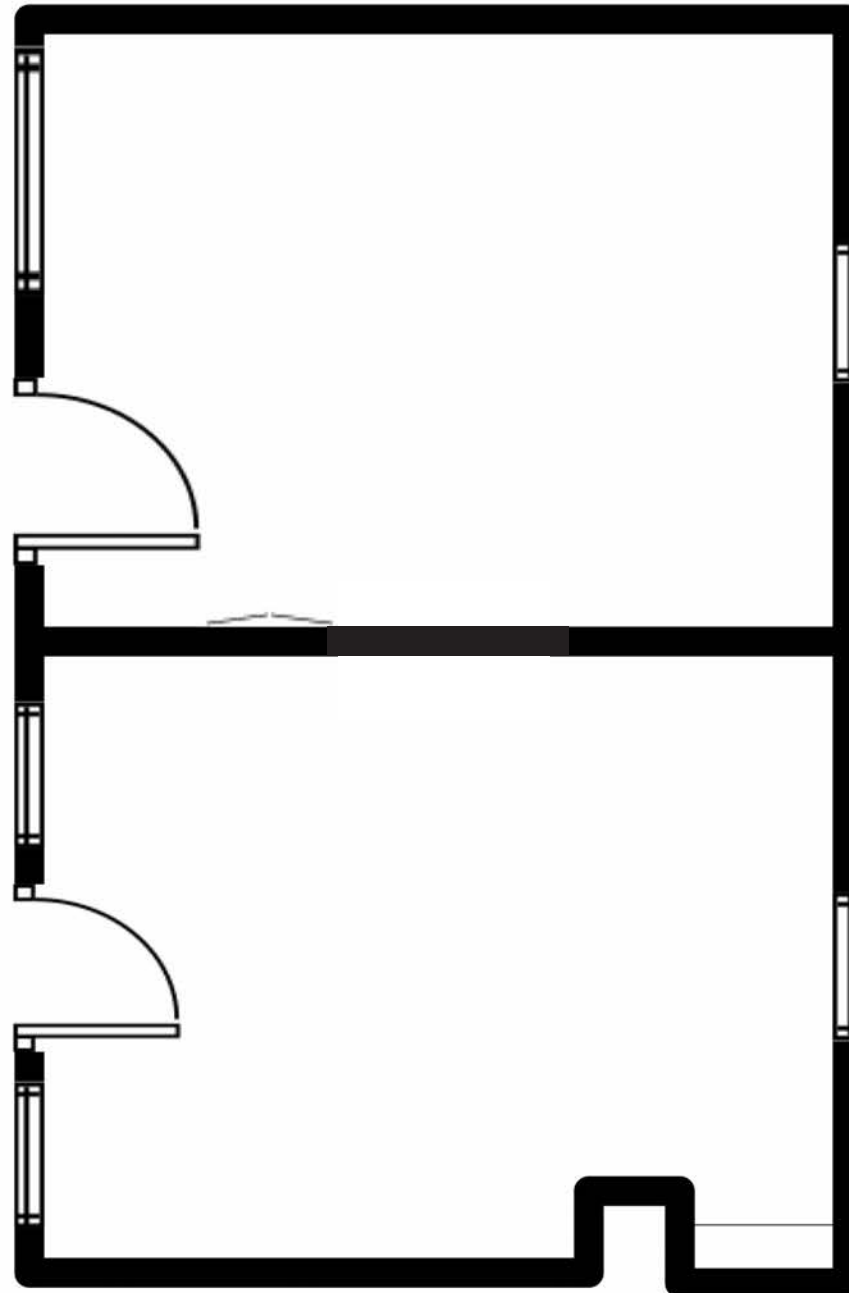
Suite 205 Floor Plan



Suite 205 Interior Photos



Suite 300/302 Floor Plan

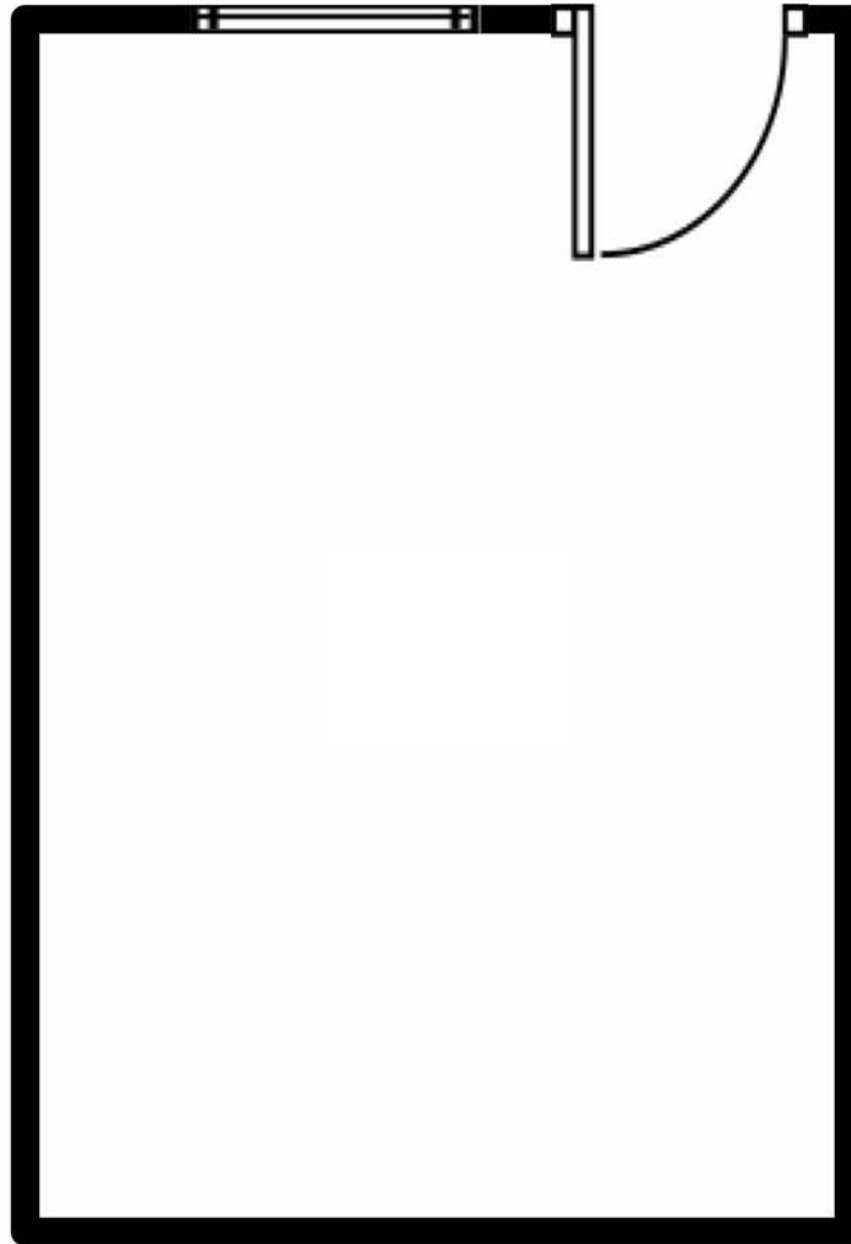


Suite 300/302 Interior Photos

SPACE VIDEO



Suite 304 Floor Plan

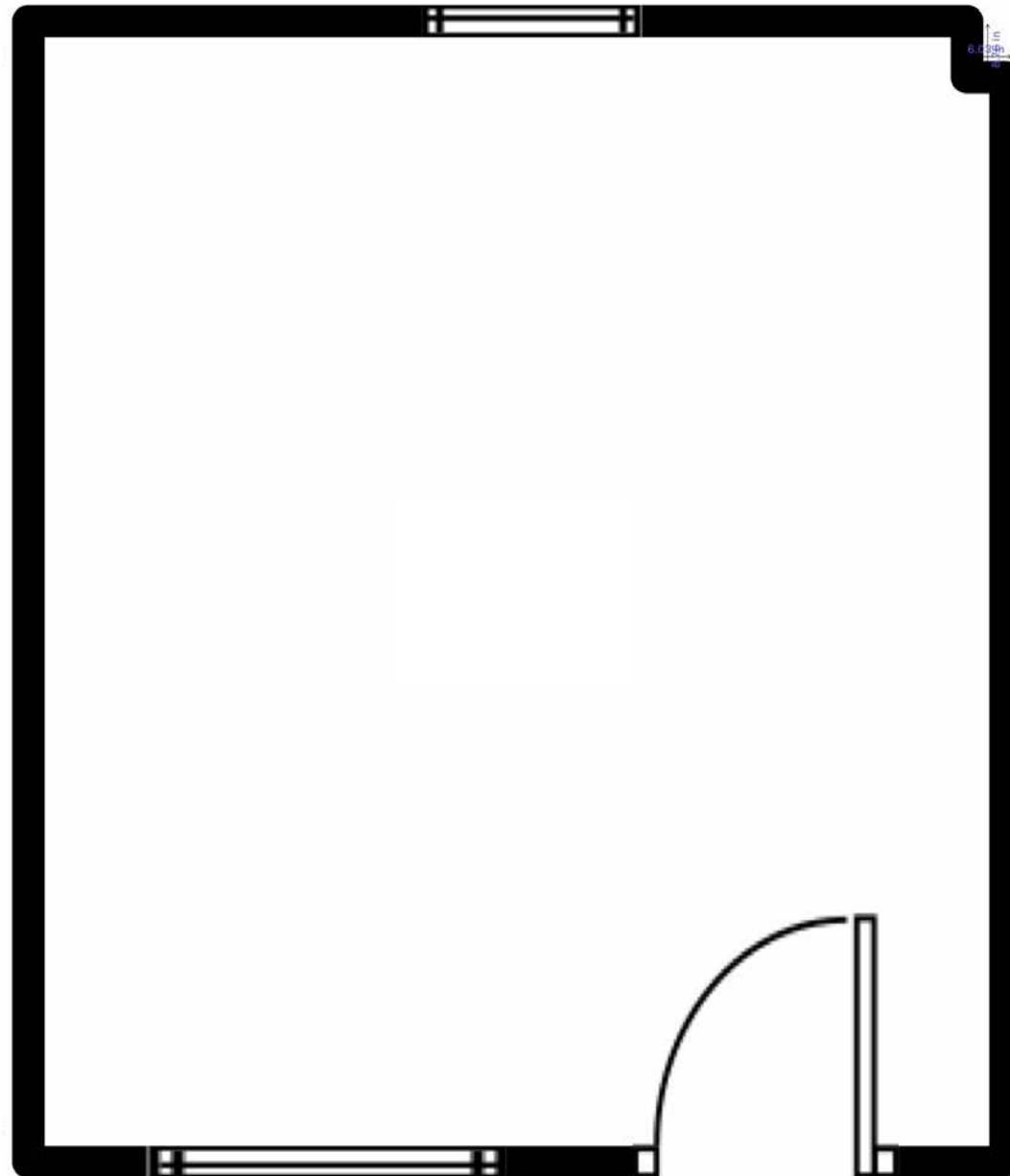


Suite 304 Interior Photos

SPACE VIDEO



Suite 314 Floor Plan

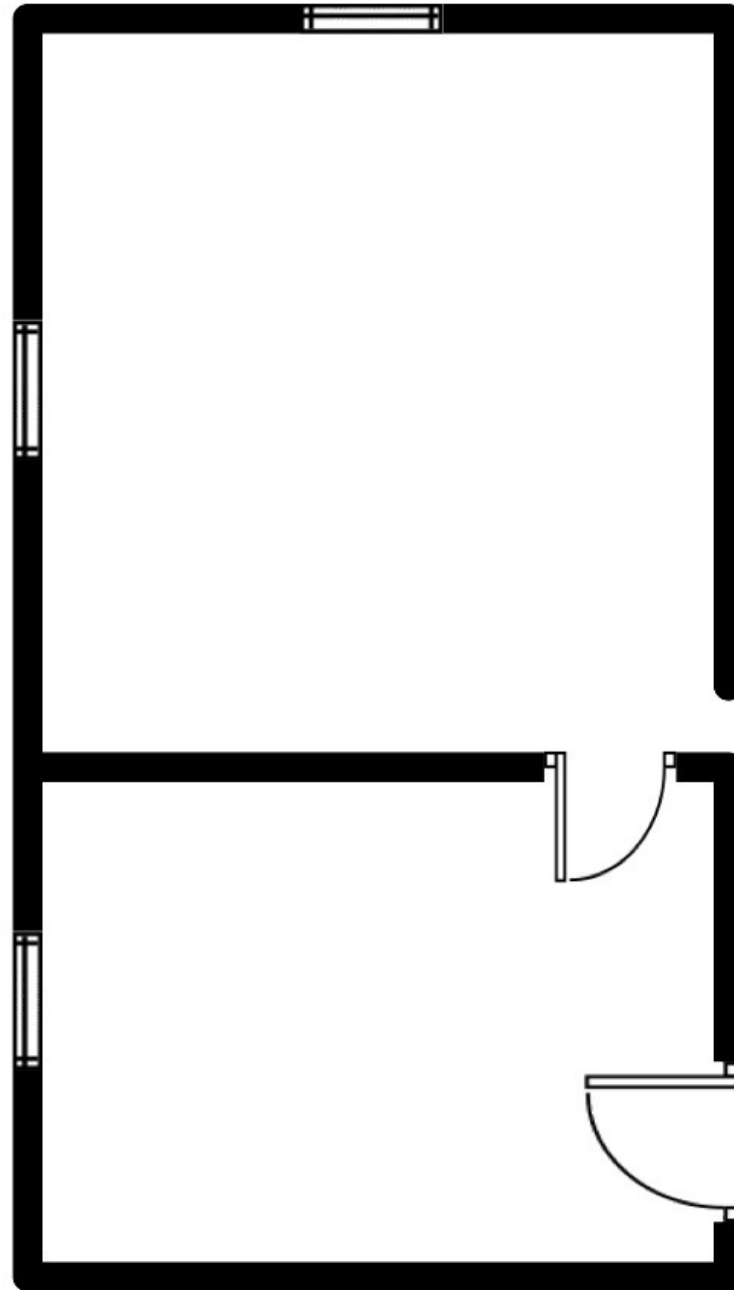


Suite 314 Interior Photos

SPACE VIDEO



Suite 322 Floor Plan



Suite 322 Interior Photos

SPACE VIDEO



Additional Photos

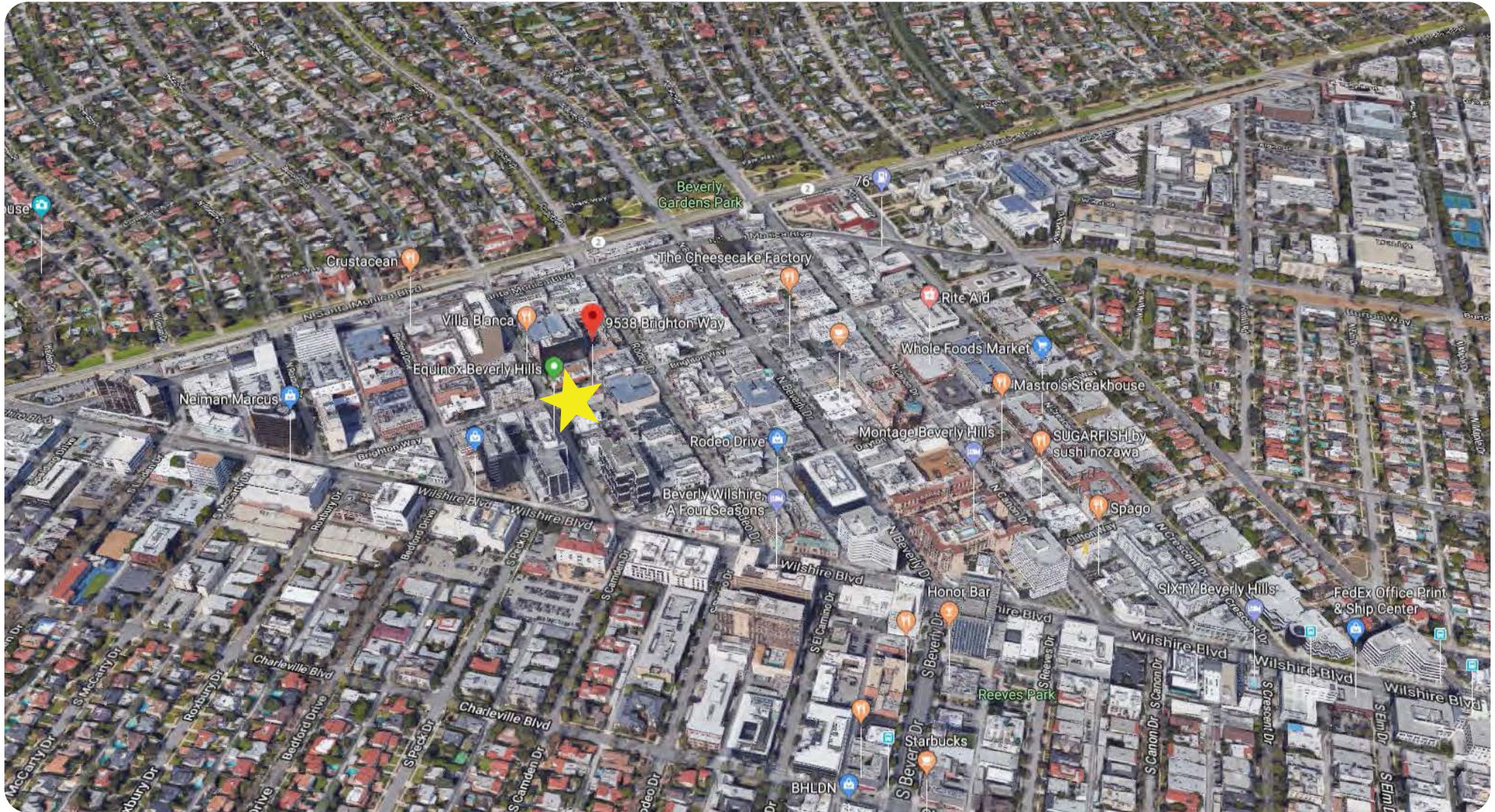


The Neighbors

9538 Brighton is situated steps from Rodeo Drive. Amenities for the office space include notable restaurants and eateries located steps away such as Mr. Chow, Cipriani, And Sons (in the building), Bacari, and the Brighton Coffee Shop. Building is also across from Equinox Beverly Hills.



Aerial





**COMMERCIAL
ASSET GROUP**

These materials are based on information and content provided by others, which we believe are accurate. No guarantee, warranty or representation is made by Commercial Asset Group, Inc. or its personnel. All interested parties must independently verify accuracy and completeness. As well, any projections, assumptions, opinion, or estimates are used for example only and do not represent the current or future performance of the identified property. Your tax, financial, legal and toxic substance advisors should conduct a careful investigation of the property and its suitability for your needs, including land use limitations. The property is subject to prior lease, sale, change in price, or withdrawal from the market without notice.



DAVID ICKOVICS

PRINCIPAL
310.272.7380
DJI@CAGRE.COM
LIC. 01315424

DAVID ASCHKENASY

EXECUTIVE VICE PRESIDENT
310.272.7381
DAVIDA@CAGRE.COM
LIC. 01714442

COMMERCIAL ASSET GROUP

190 N. CANON DRIVE, STE 300
BEVERLY HILLS, CA 90210
P: 310.275.8222 F: 310.275.8223
CAGRE.COM LIC: 01876070