

**5801 WASHINGTON BLVD.  
CULVER CITY, CA 90232**

**NEW LISTING!**

**\$2.95/sf Net  
- 1st Year Teaser Rate!**

**Freestanding Art Gallery/ Creative Office Building  
±3,200 Square Feet with 12+ Car Parking**

WESTGATE



INDUSTRIAL PROPERTIES

CAROL TAUBMAN | T 310 440 2800 | [carol@westgateindustrial.com](mailto:carol@westgateindustrial.com) | CA DRE 00901349

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# Key Features

**PREMISES** 3,200 Square Feet)

**RENT** Upon Request

**TERM** \$2.95/sf Net - 1st Year Teaser Rate!  
- Market rate thereafter

**OCCUPANCY** Immediate

**PARKING** 12+ Spaces  
10 Hour Metered  
Parking

**FEATURES** Rare Freestanding Building  
New kitchen with high end finishes  
Two new restrooms  
Newly polished concrete floors  
Bright natural light

**LOCATION** Culver City Arts District  
Minutes from Culver City Media Hub - Apple,  
Amazon, HBO  
Excellent Santa Monica (10) Freeway Access  
15 Minute Walk to Expo  
Line Station  
82/100 Walk Score -  
Very Walkable

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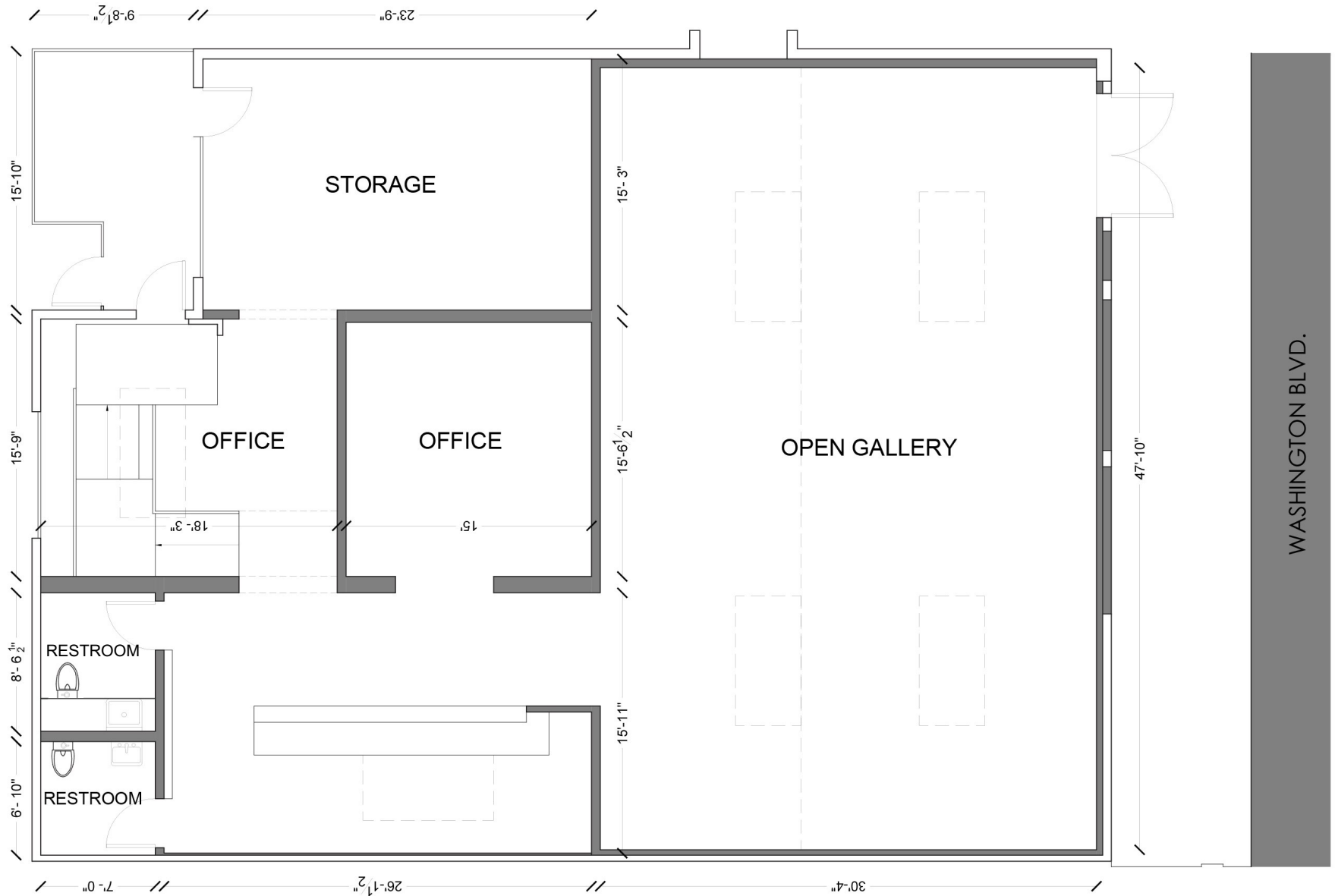
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# FLOOR PLAN



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**Parking Area**

**6 Car Parking**

**6+ Car Parking**



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