

# INDU STRY

CREATIVE OFFICE SPACE  
± 30,000 RSF

# 4507 GLENCOE AVE MARINA DEL REY

FOR LEASE

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**AVAILABLE RSF**

± 30,000 RSF

**RATE**

\$4.95 / SF per Mo. / MG

**TERM**

5-10 Years

**OCCUPANCY**

June 1, 2022

**PARKING**

3 per 1,000 SF

### Data center in the heart of Marina Del Rey

**FEATURES**

Landlord working on Spec plans to convert to creative office

Option to turn into 30,000 SF built-to-suit creative space

Open floor plan surrounded by windows for bright interior space

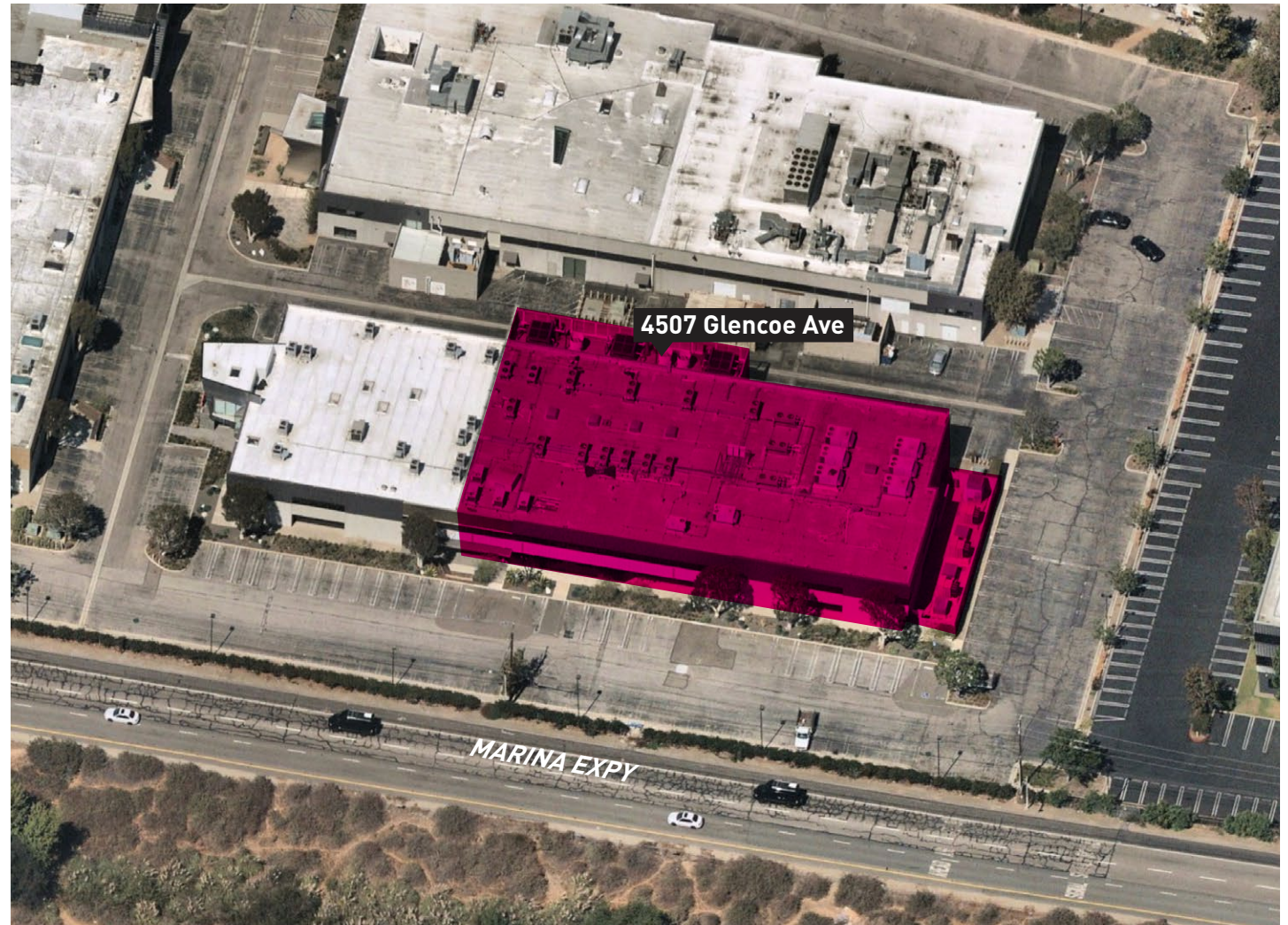
24'-high ceilings

Campus environment with DISC, Armata Pharma, UCLA and Survios as neighboring tenants

Existing data center infrastructure

Abundant and walkable lunch spots, minutes away from the marina, beach, and nature reserves

Key card access



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About the neighborhood

Marina del Rey is an unincorporated seaside community in LA County, with a marina that is a major boating and water recreation destination.

The marina is North America's largest man-made small-craft harbor and is home to approximately 5,000 boats.

The area is a popular tourism destination for water activities such as paddle board and kayak rentals, dining cruises, and yacht charters.

This Westside locale is approximately 4 miles (6.4 km) south of Santa Monica, and 4 miles north of LAX.



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