

9201

W SUNSET BLVD

WEST HOLLYWOOD



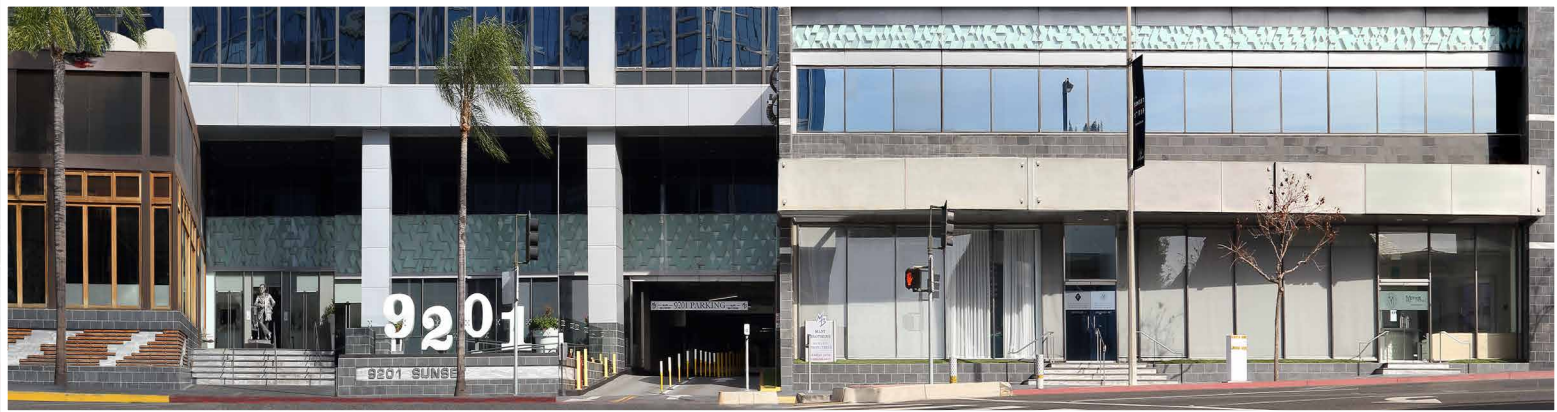
PREMIERE MEDICAL SPACE AVAILABLE



CAMACHO
COMMERCIAL
REAL ESTATE SERVICES

PROPERTY SUMMARY

The Sunset Medical Tower defines a prestigious medical workplace. Adjacent to Beverly Hills and near Cedars-Sinai Medical Center, 9201 Sunset Blvd. is an ideal location for doctors and other medical tenants. Its location is strategic for businesses, with easy access to the finest entertainment, gourmet dining, deluxe hotel accommodations, and high-end boutiques that Los Angeles has to offer. The original location of the famed Hamburger Hamlet and Schwab's Pharmacy, 9201 Sunset Blvd. is instantly recognizable and as one of the taller buildings on the Sunset Strip, Sunset Medical Tower offers spectacular city and mountain views to its tenants.











PROPERTY HIGHLIGHTS



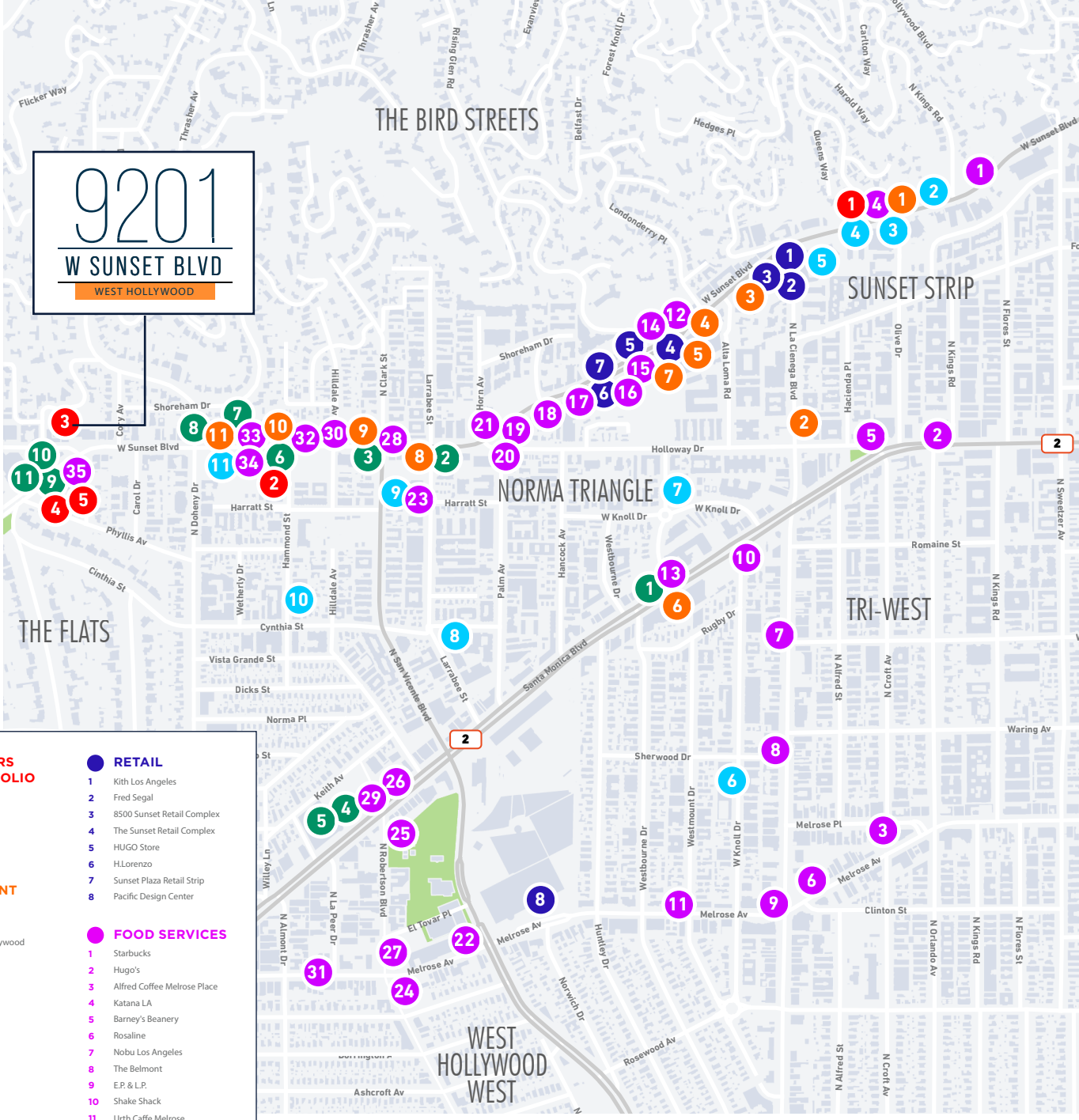
Asking Rate:..... Negotiable
Term: Flexible
Size: 1,157 - 4,452 SF
Availability: Immediately

ADDITIONAL HIGHLIGHTS:

-  > Close proximity to Beverly Hills & Cedar Sinai Medical Center
-  > Prestigious Sunset Blvd. address
-  > Spectacular city views of Beverly Hills, West Hollywood, Century City & the Hollywood Hills
-  > Secured building with video surveillance & Tenant access key cards
-  > On-site secured tenant & visitor parking
-  > On-site restaurant, cafe & bakery
-  > Emergency generator
-  > On-site storage

LOCAL AMENITIES

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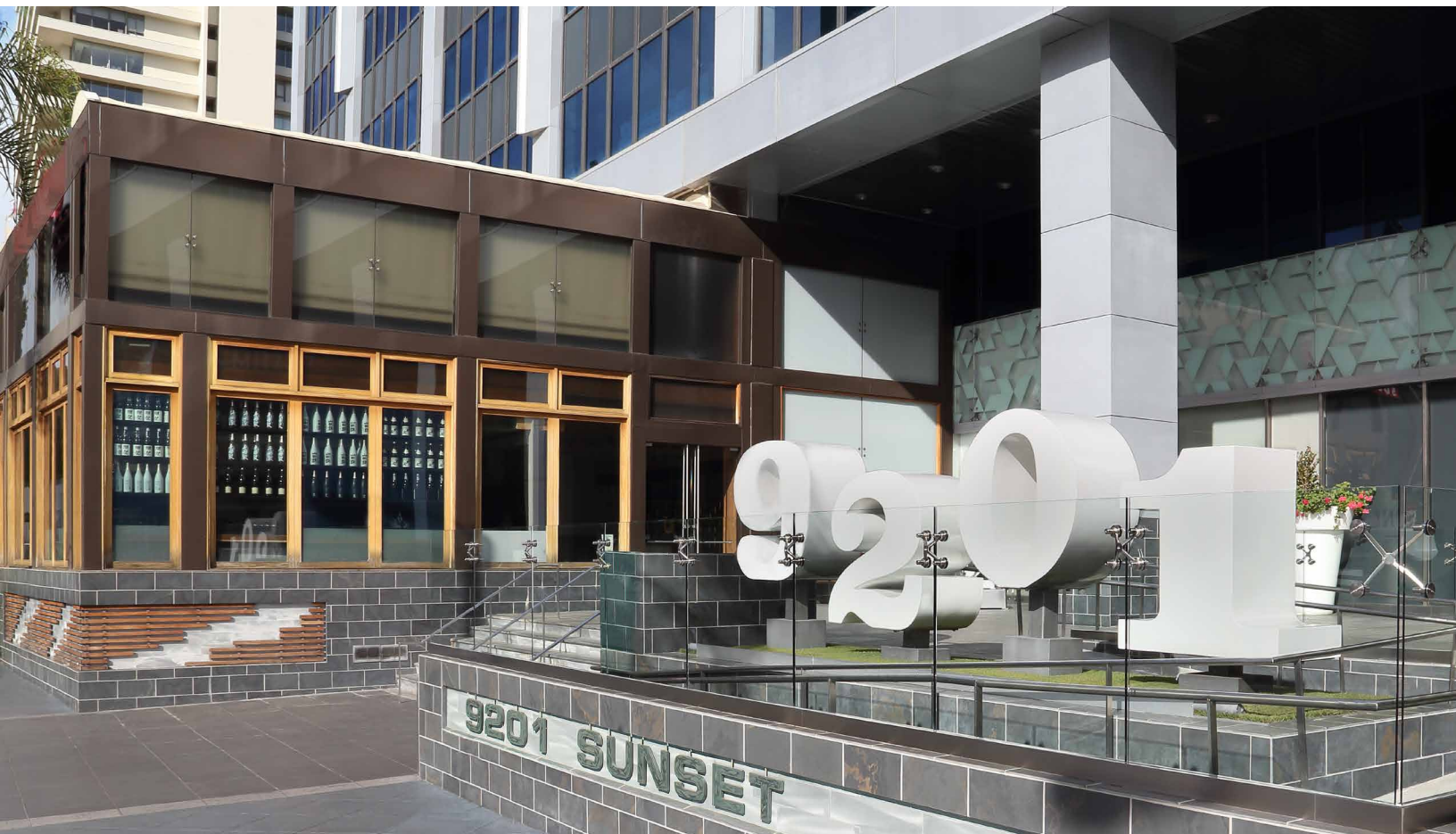


- MANI BROTHERS OFFICE PORTFOLIO**
 - 1 8439 Sunset Blvd
 - 2 9000 Sunset Blvd
 - 3 9201 Sunset Blvd
 - 4 9200 Sunset Blvd
 - 5 9220 Sunset Blvd
- ENTERTAINMENT**
 - 1 The Comedy Store
 - 2 Barry's Weho
 - 3 Rumble Boxing - West Hollywood
 - 4 SoulCycle West Hollywood
 - 5 Equinox West Hollywood
 - 6 24 Hour Fitness
 - 7 Hot Pilates
 - 8 The Viper Room
 - 9 Whisky a Go Go
 - 10 The Roxy Theatre
 - 11 1 OAK
- INSTITUTIONS**
 - 1 Trader Joe's
 - 2 Chase Bank
 - 3 Sunset Oil
 - 4 Chase Bank
 - 5 Pavilions
 - 6 Wells Fargo Bank
 - 7 Bank of America Financial Center
 - 8 Citibank
 - 9 Comerica Bank
 - 10 City National Bank
 - 11 First Credit Bank
- HOTELS**
 - 1 Chateau Marmont
 - 2 Andaz West Hollywood - a concept by Hyatt
 - 3 Mondrian Los Angeles
 - 4 Grafton on Sunset
 - 5 1 Hotel West Hollywood
 - 6 Le Parc Suite Hotel
 - 7 Chamberlain West Hollywood Hotel
 - 8 Petit Ermitage
 - 9 The London West Hollywood at Beverly Hills
 - 10 Montrose West Hollywood
 - 11 The West Hollywood EDITION
- RETAIL**
 - 1 Kith Los Angeles
 - 2 Fred Segal
 - 3 8500 Sunset Retail Complex
 - 4 The Sunset Retail Complex
 - 5 HUGO Store
 - 6 H.Lorenzo
 - 7 Sunset Plaza Retail Strip
 - 8 Pacific Design Center
- FOOD SERVICES**
 - 1 Starbucks
 - 2 Hugo's
 - 3 Alfred Coffee Melrose Place
 - 4 Katana LA
 - 5 Barney's Beanery
 - 6 Rosaline
 - 7 Nobu Los Angeles
 - 8 The Belmont
 - 9 E.P. & L.P.
 - 10 Shake Shack
 - 11 Urth Caffe Melrose
 - 12 Mels Drive-In
 - 13 Starbucks
 - 14 Wahlburgers
 - 15 Chin Chin West Hollywood
 - 16 Le Petit Four
 - 17 Tocaya Organica
 - 18 Eveleigh
 - 19 State Social House
 - 20 Dialog Cafe
 - 21 The Coffee Bean & Tea Leaf
 - 22 Catch LA
 - 23 Boxwood On The Roof
 - 24 Cecconi's West Hollywood
 - 25 The Abbey Food & Bar
 - 26 Guisados
 - 27 SUR Restaurant & Lounge
 - 28 Daikokuya
 - 29 Starbucks
 - 30 Dough Pizzeria & Bar
 - 31 Gracias Madre West Hollywood
 - 32 Sunset Deli
 - 33 Rainbow Bar & Grill
 - 34 Tenmasa Japanese Restaurant
 - 35 BOA Steakhouse



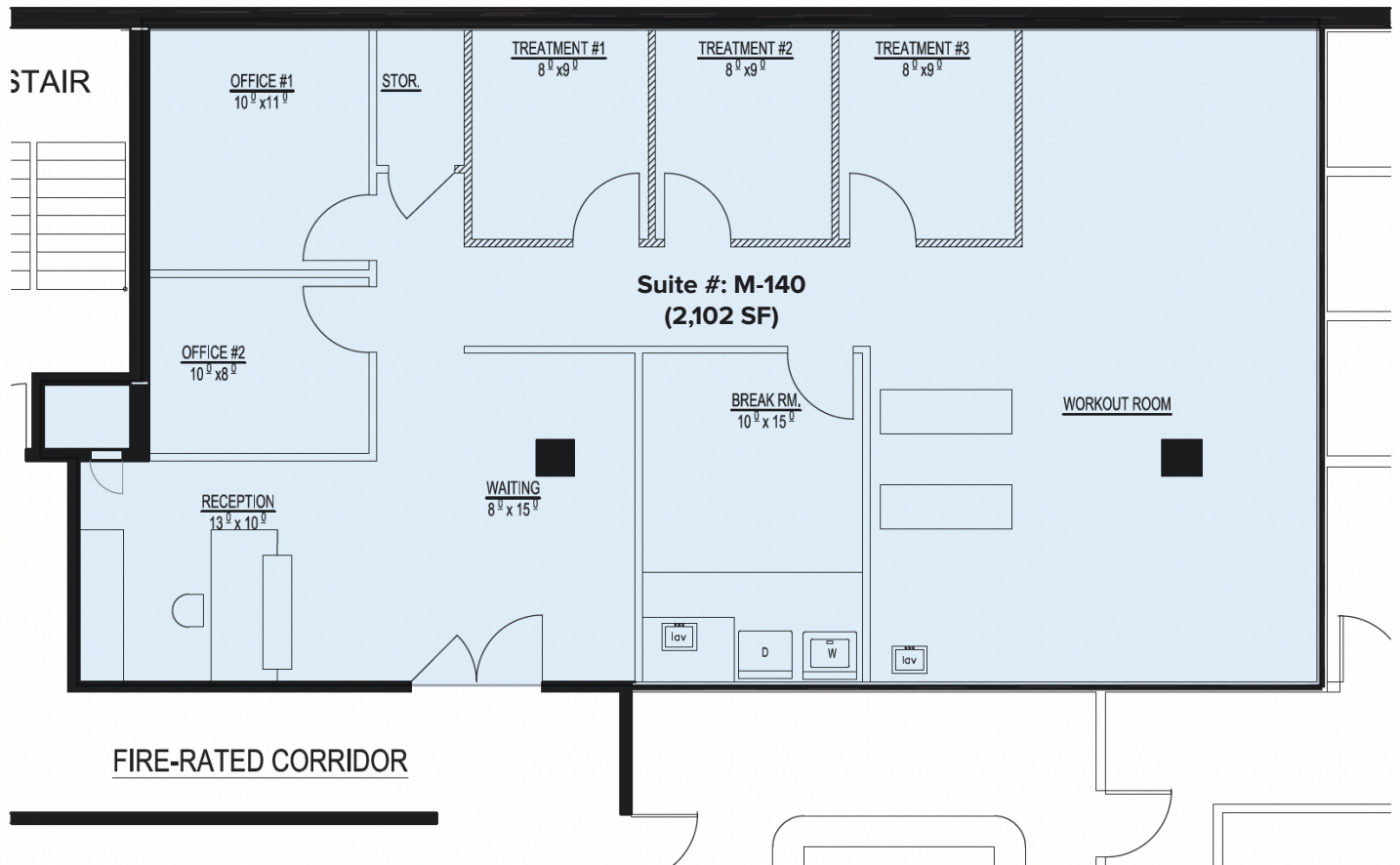
SPACE AVAILABILITY

Floor	Suite #	Sq. Ft.	Asking Rent
Mezzanine	M-140	2,102	Negotiable
Mezzanine	M-147	2,350	Negotiable
3rd	317	2,000	Negotiable
4th	401	1,340	Negotiable
6th	610	1,147	Negotiable
7th	715	1,157	Negotiable



MEZZANINE FLOOR
SUITE #: M-140

Previous Physical therapy space, reception area, 5 treatment/offices, large room, open area
* can be combined with M-147 for 4,452 Sq.Ft.

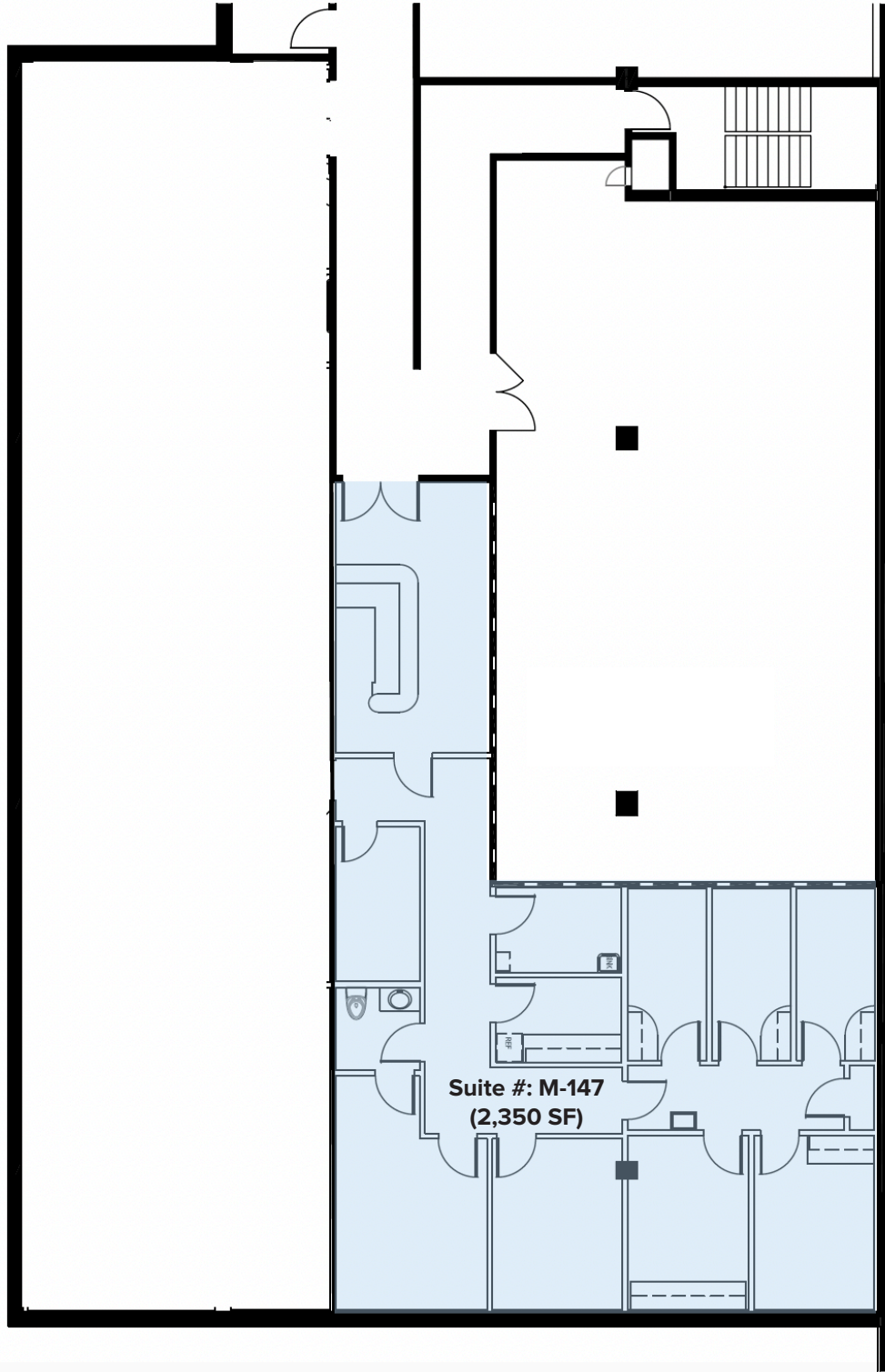


Virtual Tour

MEZZANINE FLOOR
SUITE #: M-147

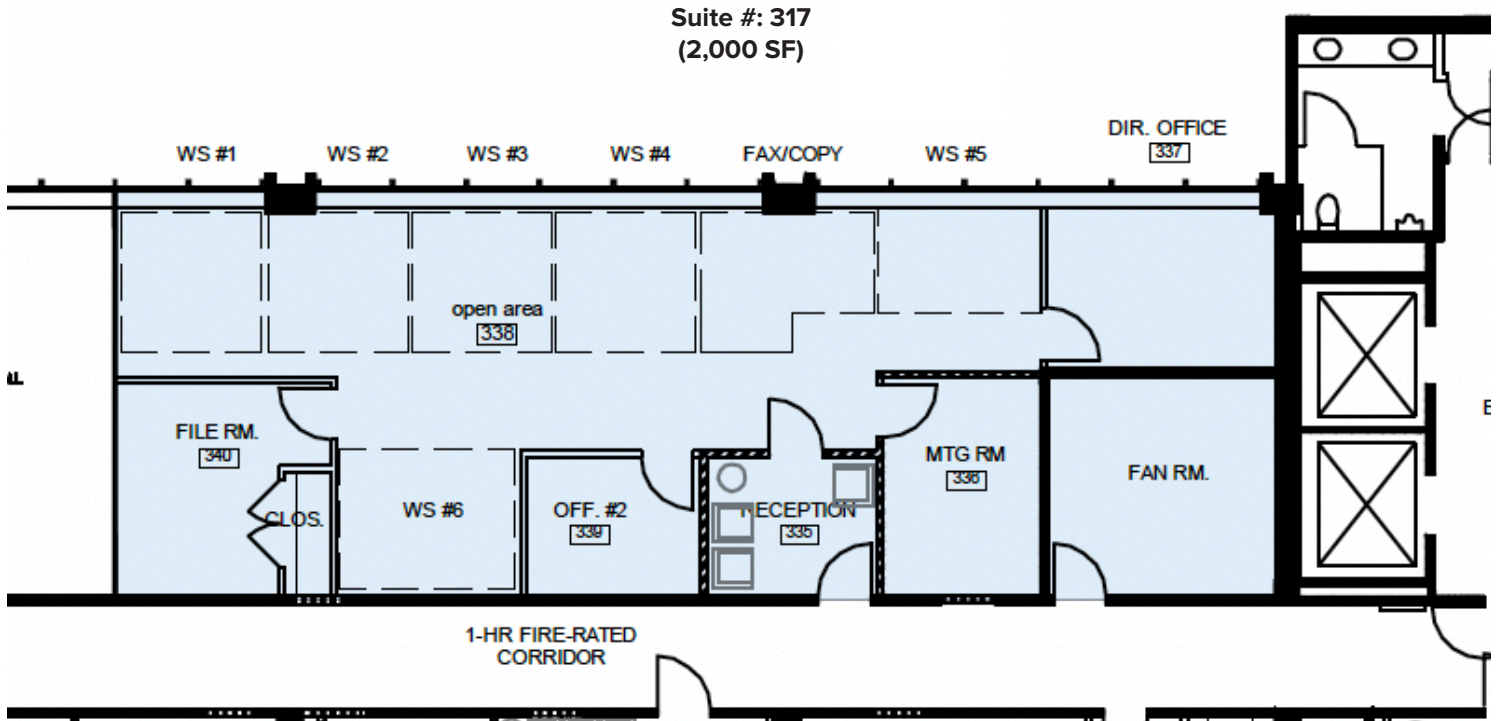
Medical Office space - 6 exams rooms,
2 offices, kitchen, restroom

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3RD FLOOR
SUITE #: 317

Currently being used at general office space.
Can be converted to medical use



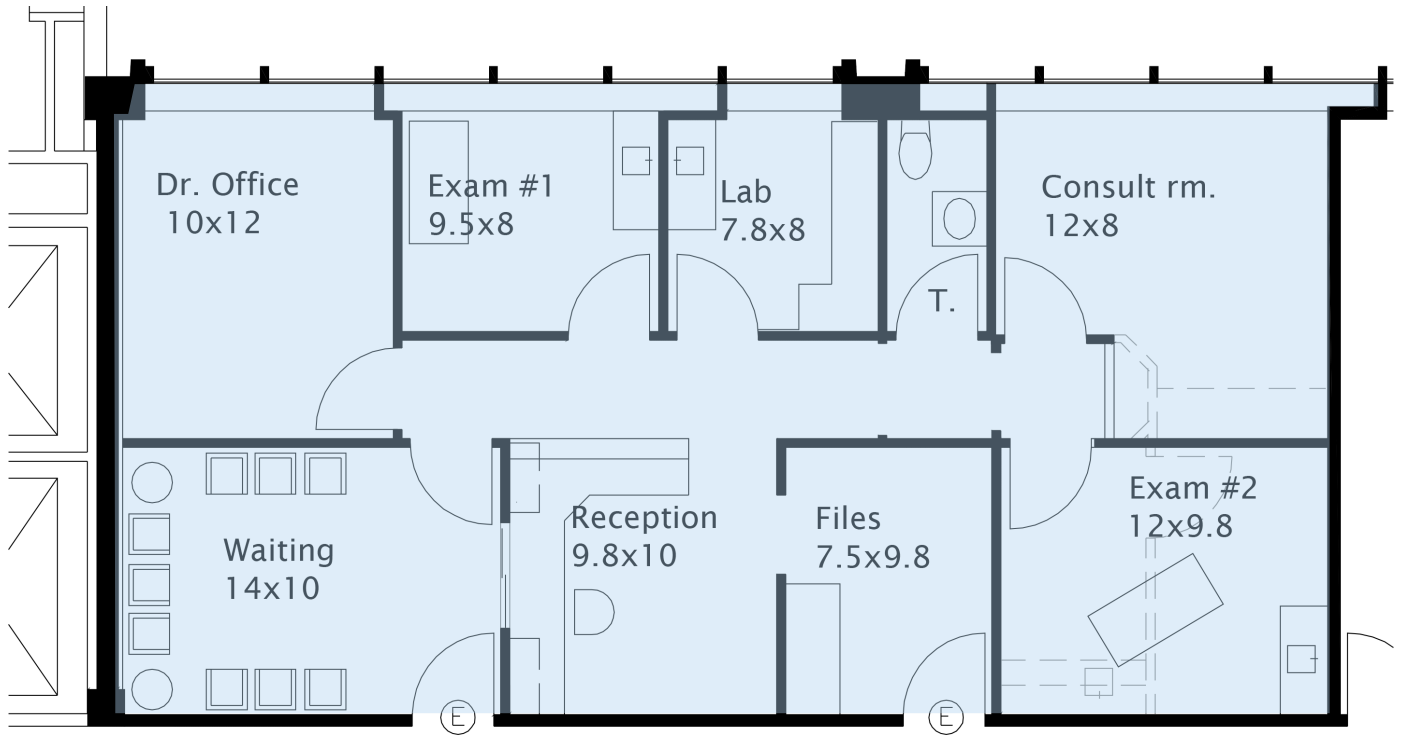
4TH FLOOR

SUITE #: 401

Doctor's office - 3 exam rooms, 2 doctors offices, lab, file room, reception & waiting area

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Suite #: 401
(1,340 SF)



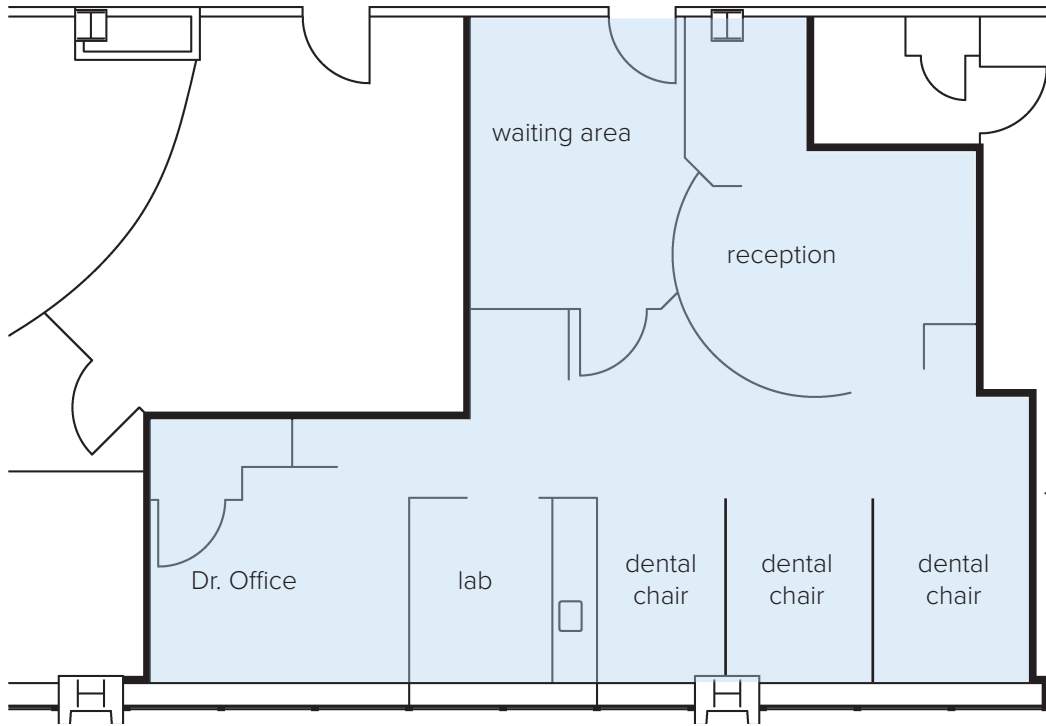
6TH FLOOR

SUITE #: 610

Dental space with 3 operatories, lab and Dr. office.
Spectacular south facing views.

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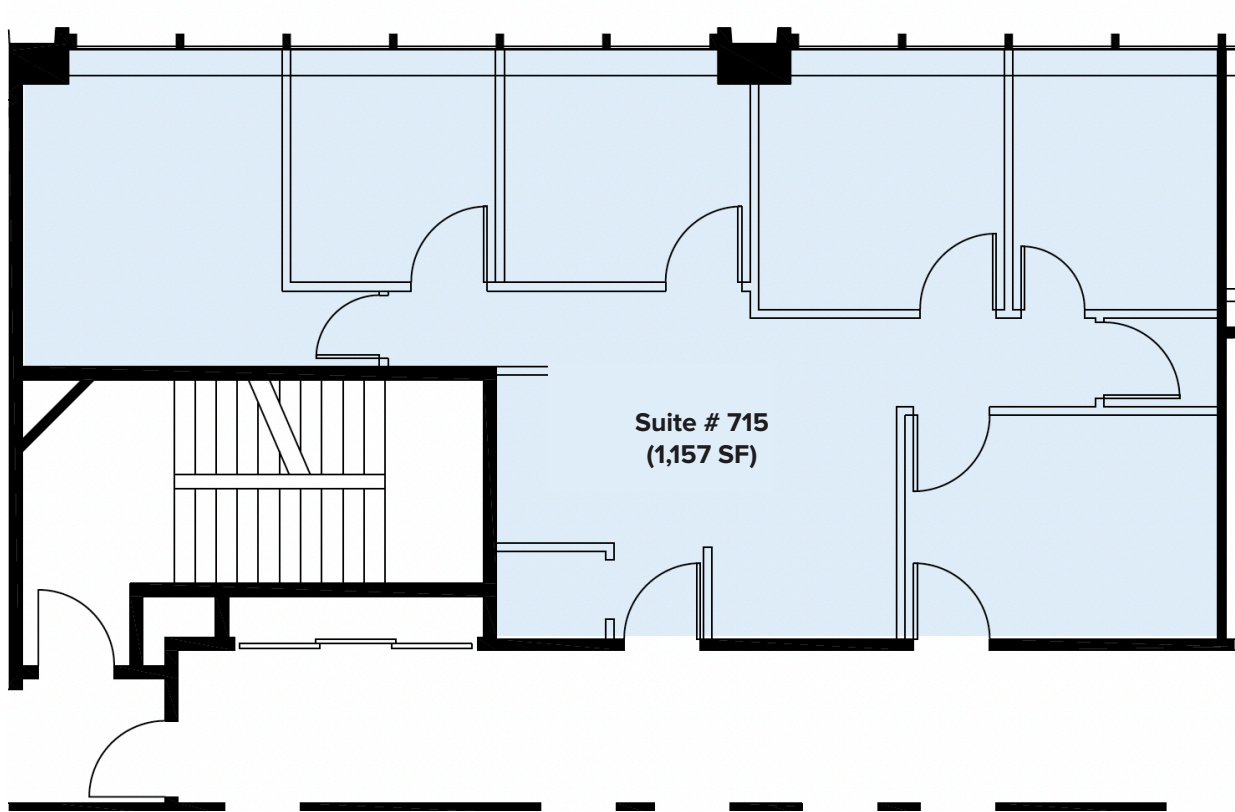
Suite #: 610
(1,147 SF)



7TH FLOOR
SUITE #: 715

Dental Space

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CAMACHO
COMMERCIAL
REAL ESTATE SERVICES

Gregory Camacho | President/Principal

greg@camachocommercial.com

310-273-8645

Lic. 0075531

Seve Woods | Senior Associate

seve@camachocommercial.com

310-273-8645

Lic. 02005291

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SUNSET

MARK SOUTHERN
REAL ESTATE GROUP
9201 W. SUNSET
LEASING INFO
1.800.998.0164