

# CREATIVE OFFICE SPACE FOR LEASE

## 3599 Cahuenga Blvd. West | CA



For more information please contact:

**Stacy Vierheilg-Fraser**  
**818.933.0313**

svierheilg@lee-re.com

DRE#00986794



Lee & Associates® - LA North/Ventura, Inc.  
Corporate ID #01191898  
A Member of the Lee & Associates® Group of Companies  
15060 Ventura Blvd., Suite 100  
Sherman Oaks, CA 91403  
P:818.986.9800 F:818.933.0405  
www.lee-associates.com

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## PROPERTY DETAILS

**Available:** 2nd Floor (Suite 200): ±1,500 USF  
3rd Floor (Suite 301): ±2,500 USF  
4th Floor: ±8,135 USF  
5th Floor (Suite 500): ±2,497 USF  
*\*4th floor and 5th floor for a total contiguous of 10,632 USF*

**Lease Rate:** \$2.50/SF Full Service Gross

**Term:** 1-5 Years

**Parking:** 2/1,000 Tandem Parking \$75 per car (covered and garaged)

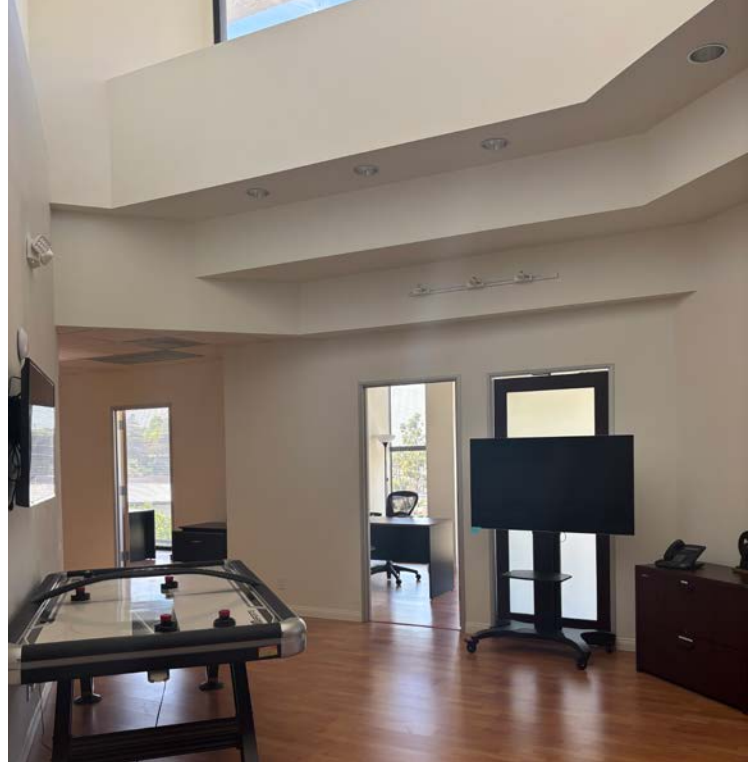
### Features:

- Kitchen
- Fiber To The Building
- Recently Renovated
- High Security Building
- Large Shared Patio
- Great Location
- Easy Access

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## PROPERTY PHOTOS



Stacy Vierheilg-Fraser • 818.933.0313 • [svierheilg@lee-re.com](mailto:svierheilg@lee-re.com)

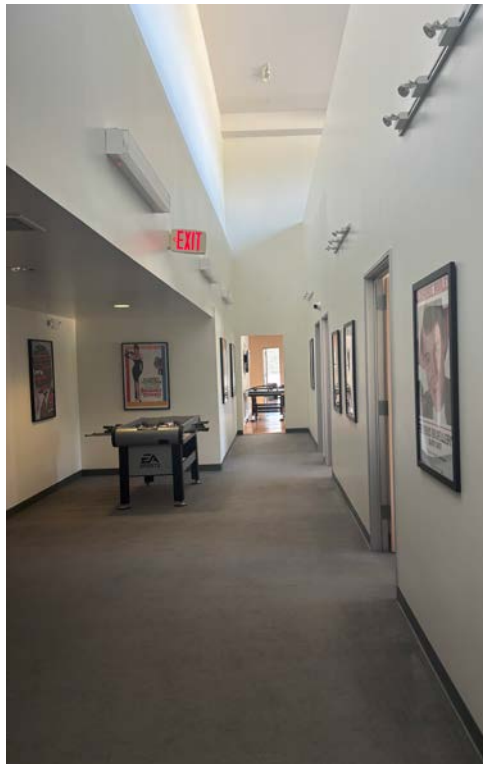
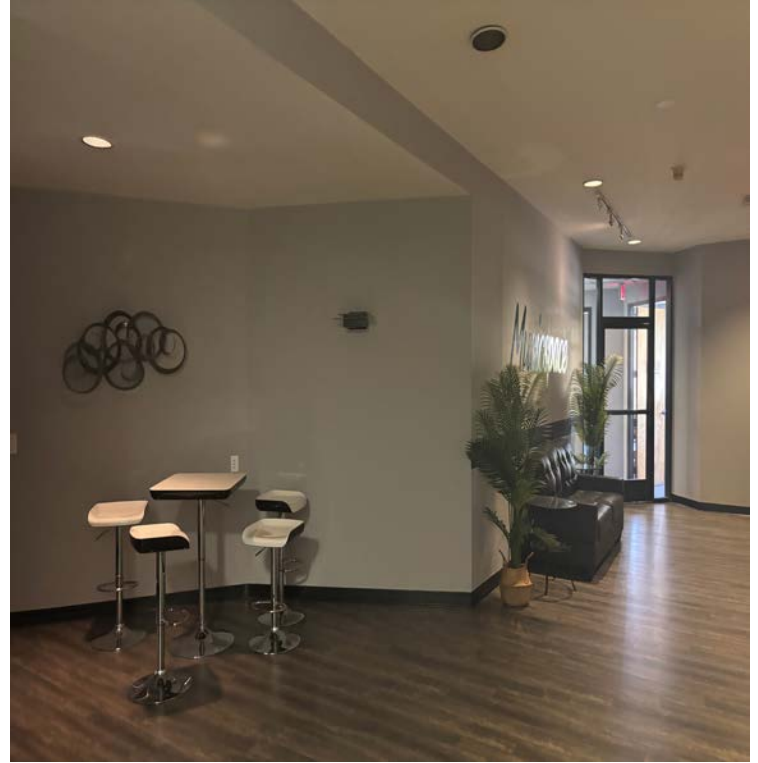


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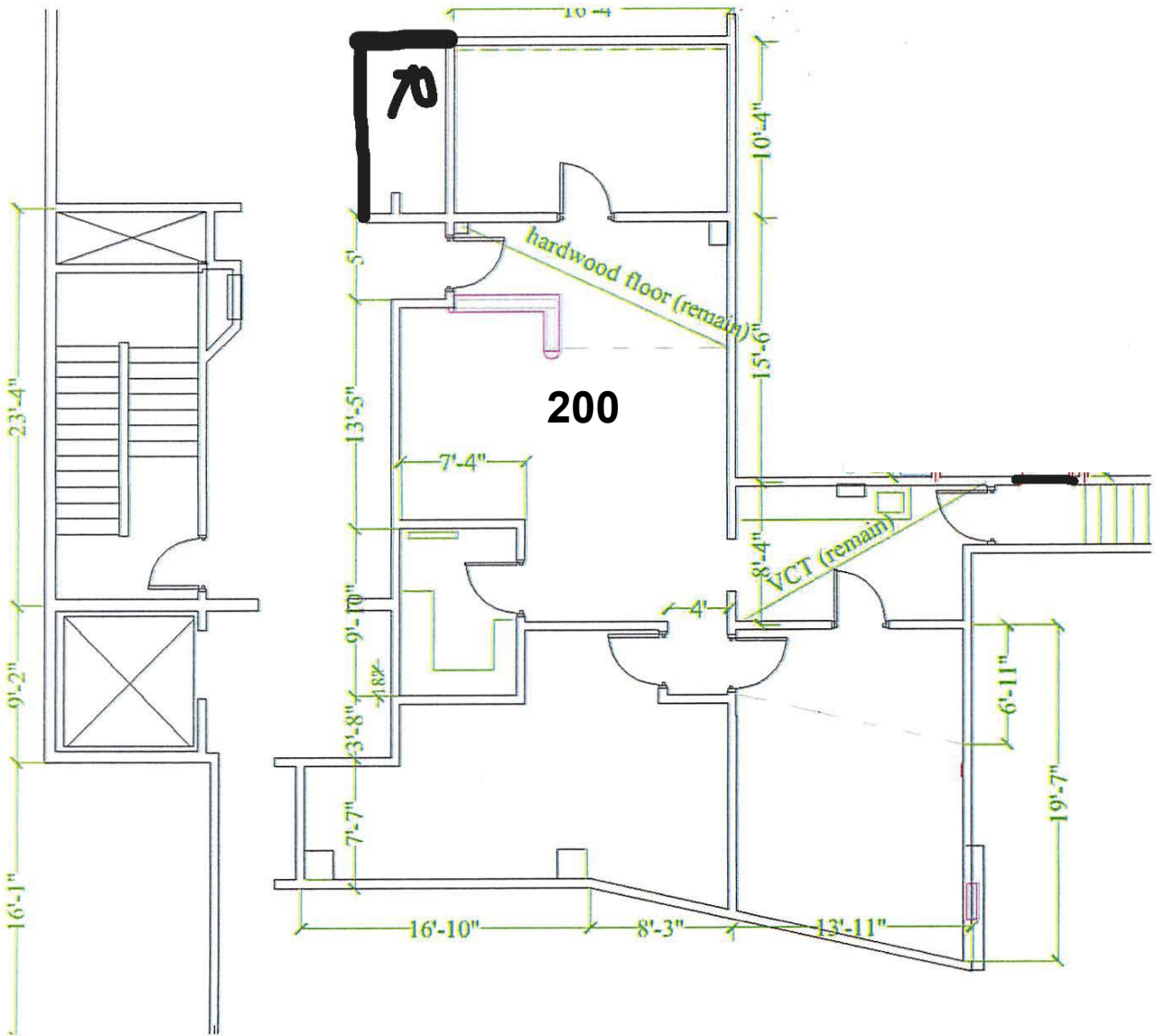


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## FLOOR PLAN - 2nd Floor (Suite 200)

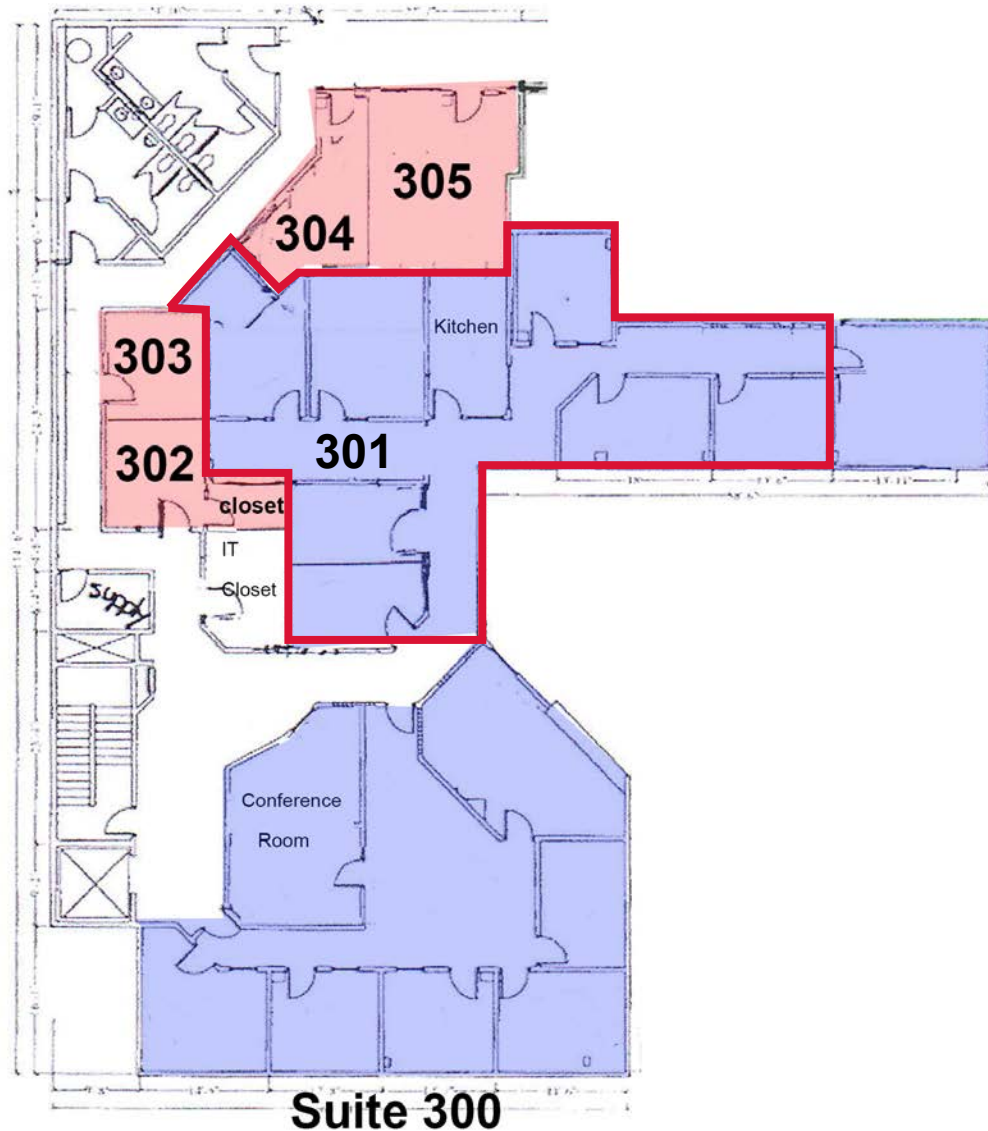


Not to scale

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## FLOOR PLAN - 3rd Floor (Suite 301)



Not to scale

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## FLOOR PLAN - 4th Floor



Not to scale

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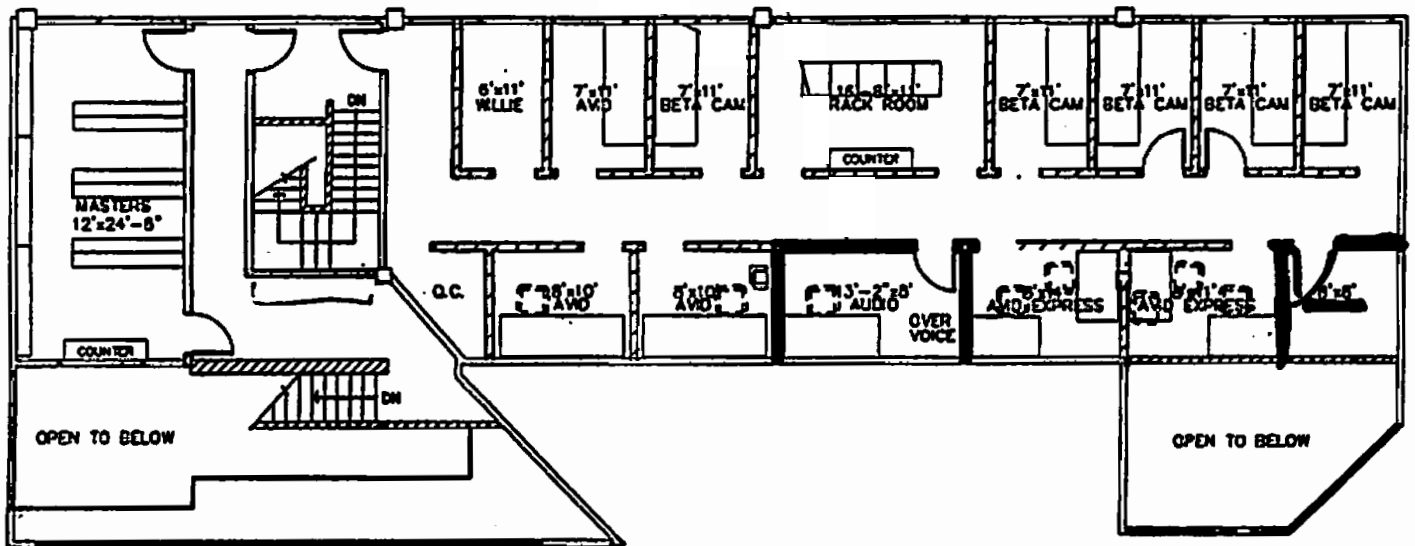


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## FLOOR PLAN - 5th Floor (Suite 500)



Not to scale

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## PROPERTY AERIAL



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### AMENITIES AERIAL



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