

STAFFORD

COMMERCIAL REAL ESTATE, INC.

is proud to exclusively present a rare
creative campus:

614 N LA PEER DR.

WEST HOLLYWOOD, CA 90069

PROPERTY DESCRIPTION

614 N. La Peer Dr.
WEST HOLLYWOOD, CA 90069

Stafford Commercial is pleased to offer an exceptional opportunity to secure a truly distinctive creative compound just one parcel away from the corridor's most coveted stretch of Melrose High Street. Central, yet quietly discreet, it offers the rare feeling of seclusion in the middle of the city.

The architecture carries a legacy of deliberate design that's defined by volume, light, and a sequence of thoughtful details throughout, all working in harmony to create an environment that feels more like a studio campus than a conventional office address. Long associated with high-profile occupancy, tenants can occupy the space for creative office, retail or showroom. Inside, the layout supports a full range of uses from expansive open-plan spaces, private offices, production bays, break rooms, and conference rooms.

With over 100 feet of prominent frontage along La Peer Drive, the building features remarkable ceiling heights, a private kitchen, a communal lounge, outdoor patios and gated on-site parking for more than 20+ vehicles — an uncommon advantage in this submarket.

For tenants seeking something genuinely rare to replicate, this is a standout leasing opportunity.

PROPERTY INFORMATION

BUILDING SIZE	14,000 SF
RENT	Upon Request
PARKING	On-site Gated Lot with 20+ Spaces
BUILDING CLASS	A
FLOORS	2
ZONING	WDC2A*
FRONTAGE	100 feet on La Peer Dr.
USAGE	Creative Office/Retail/Showroom
CEILING HEIGHT	Approximately 12" - 30"



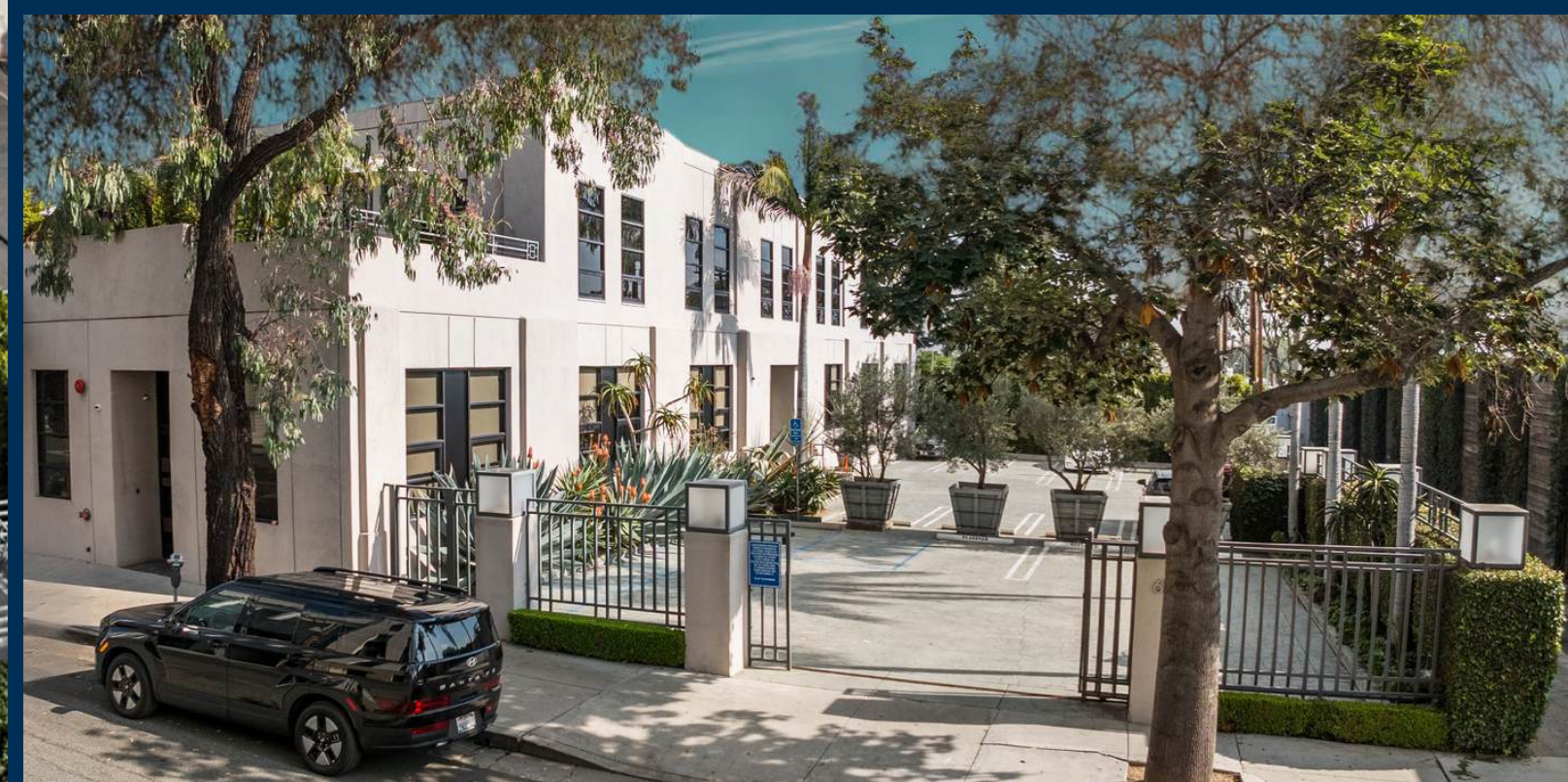
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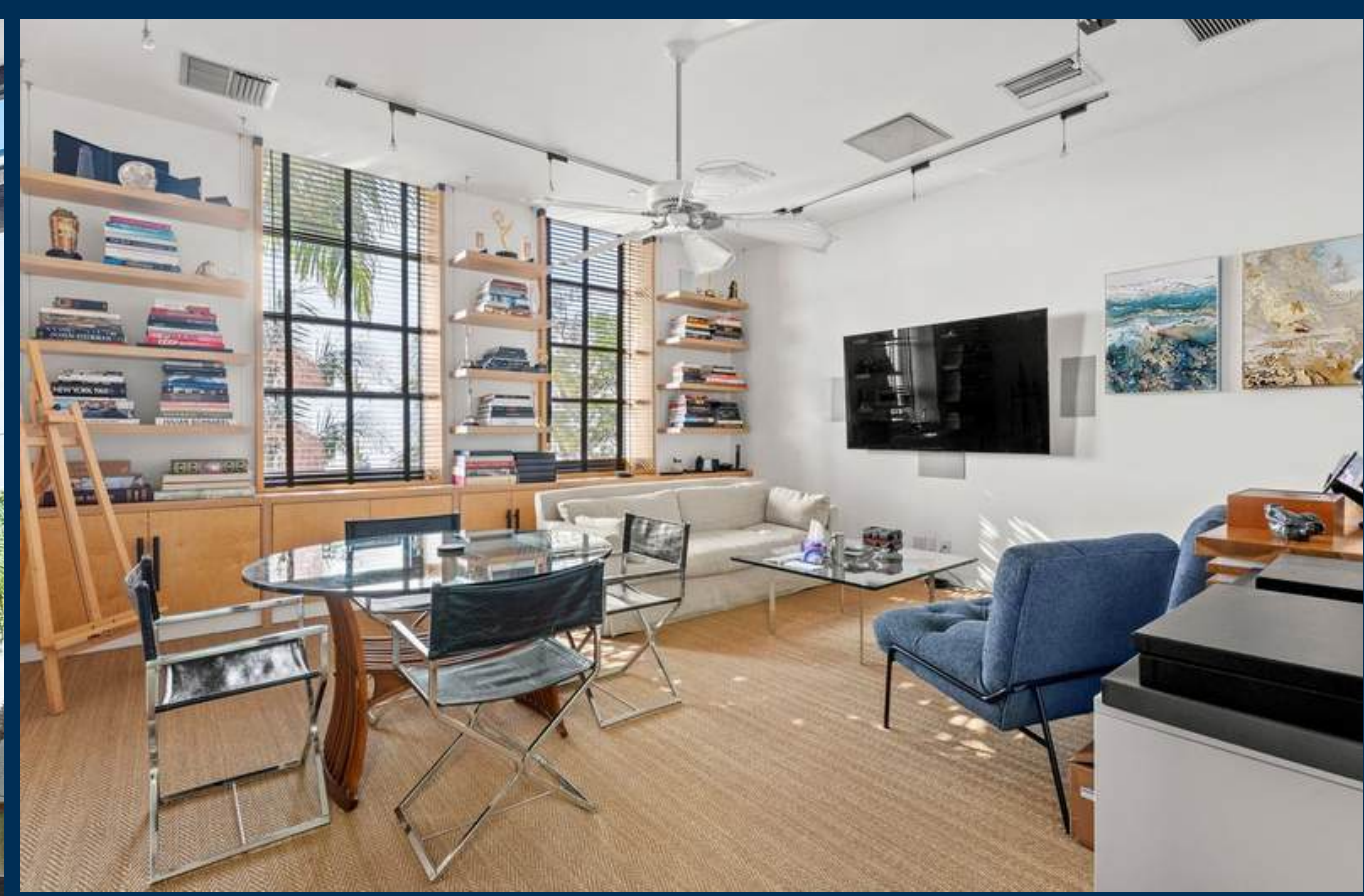
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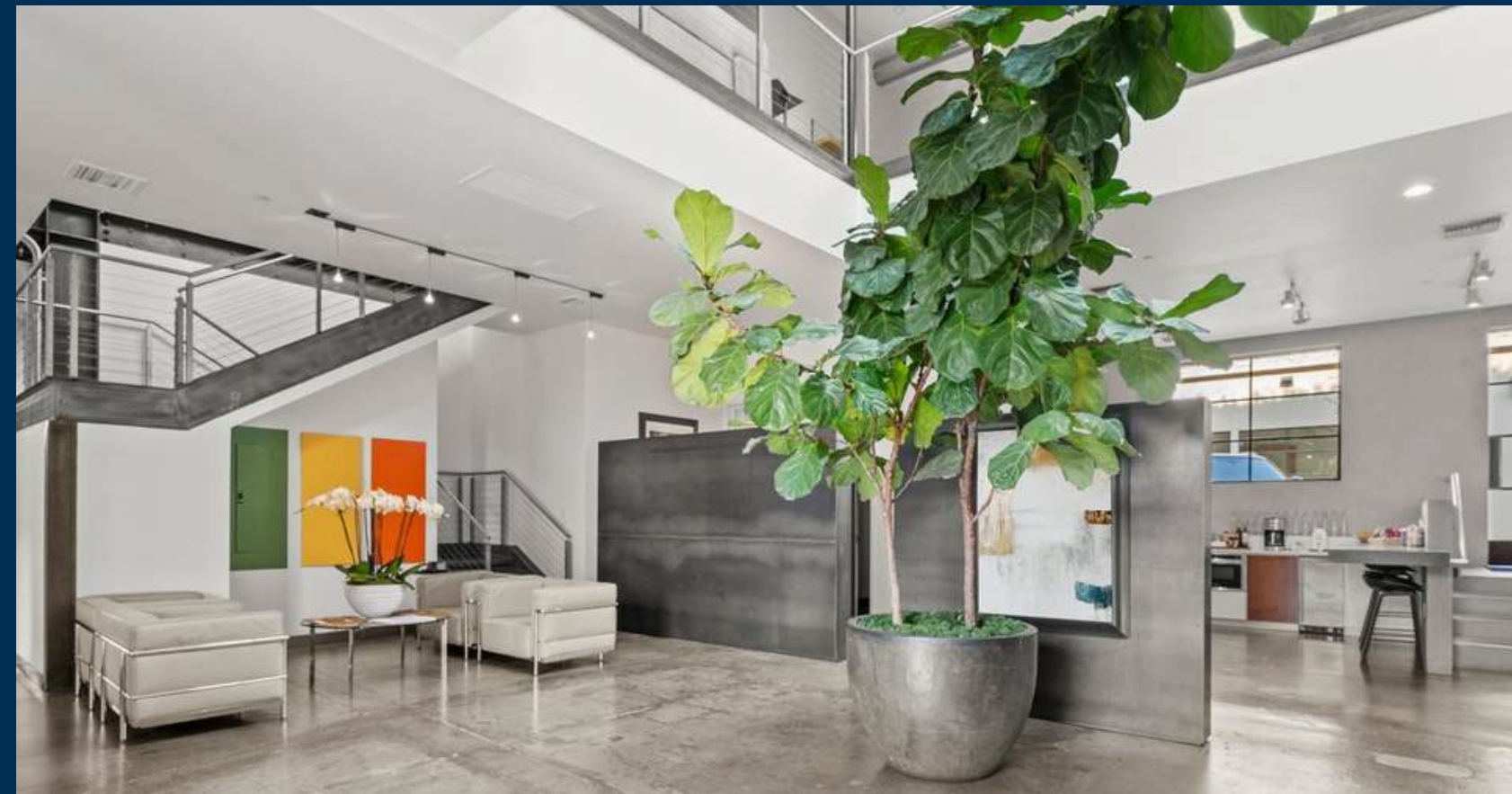
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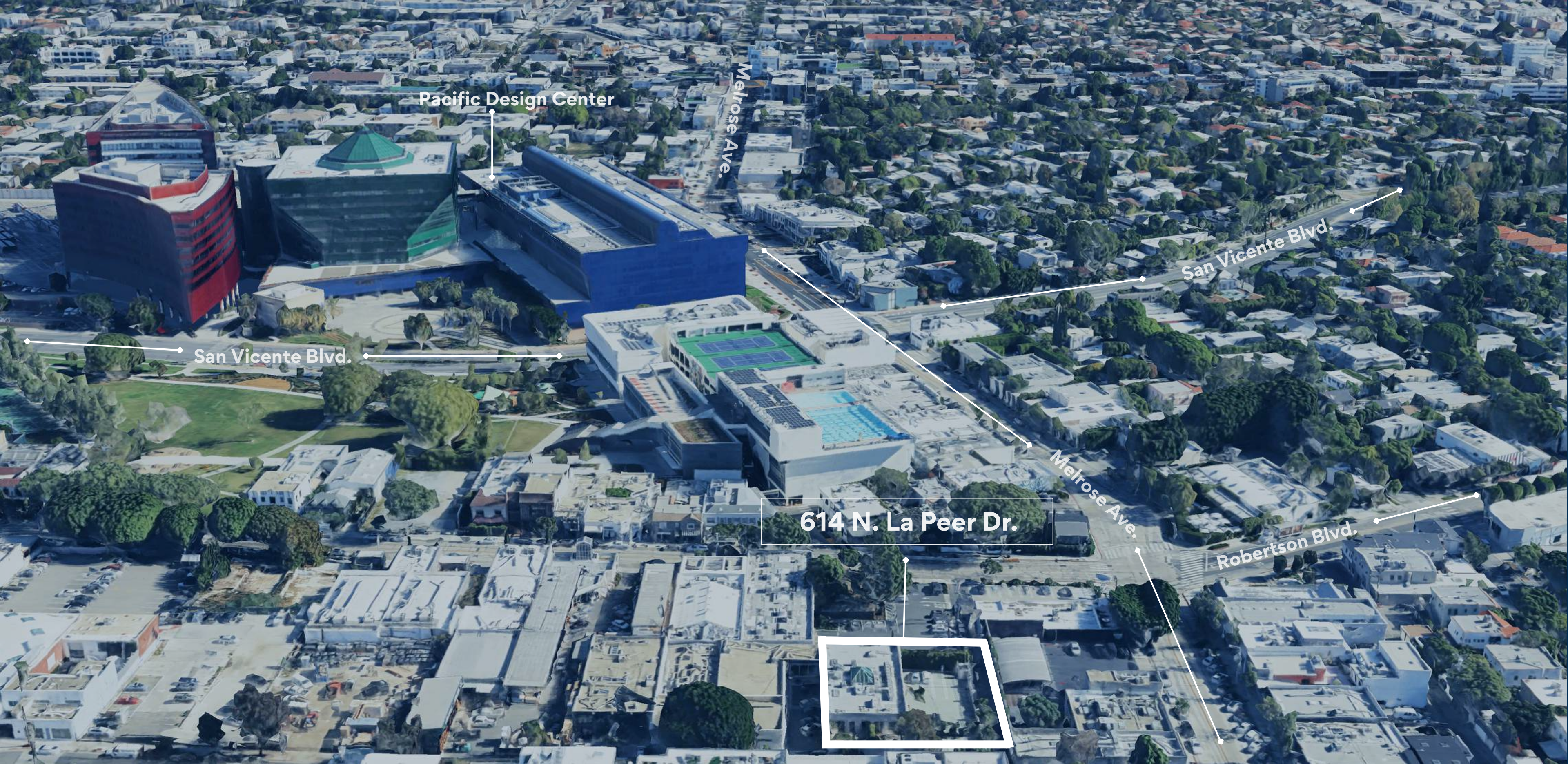
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Pacific Design Center

Melrose Ave.

San Vicente Blvd.

San Vicente Blvd.

614 N. La Peer Dr.

Melrose Ave.

Robertson Blvd.



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COMMUNITY

614 N. La Peer Ave. is located just a parcel away from Melrose High Street, surrounded by premier fashion and design brands including Maxfield's, Jacquemus, Toteme, Acne Studios, Byredo, Mad Happy, John Elliott, Staud, and James Perse, alongside destination dining and cafés including Great White, Sushi Samba, Gracias Madre, and Verve. With continued investment and development underway throughout the district, this corridor remains one of West Hollywood's most dynamic commercial hubs.



Maxfields



Jacquemus



Mad Happy



Acne Studios



Toteme



Staud



James Perse



Great White



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