

2100 COLORADO AVENUE • SANTA MONICA

CREATIVE OFFICE FOR LEASE

2100 COLORADO

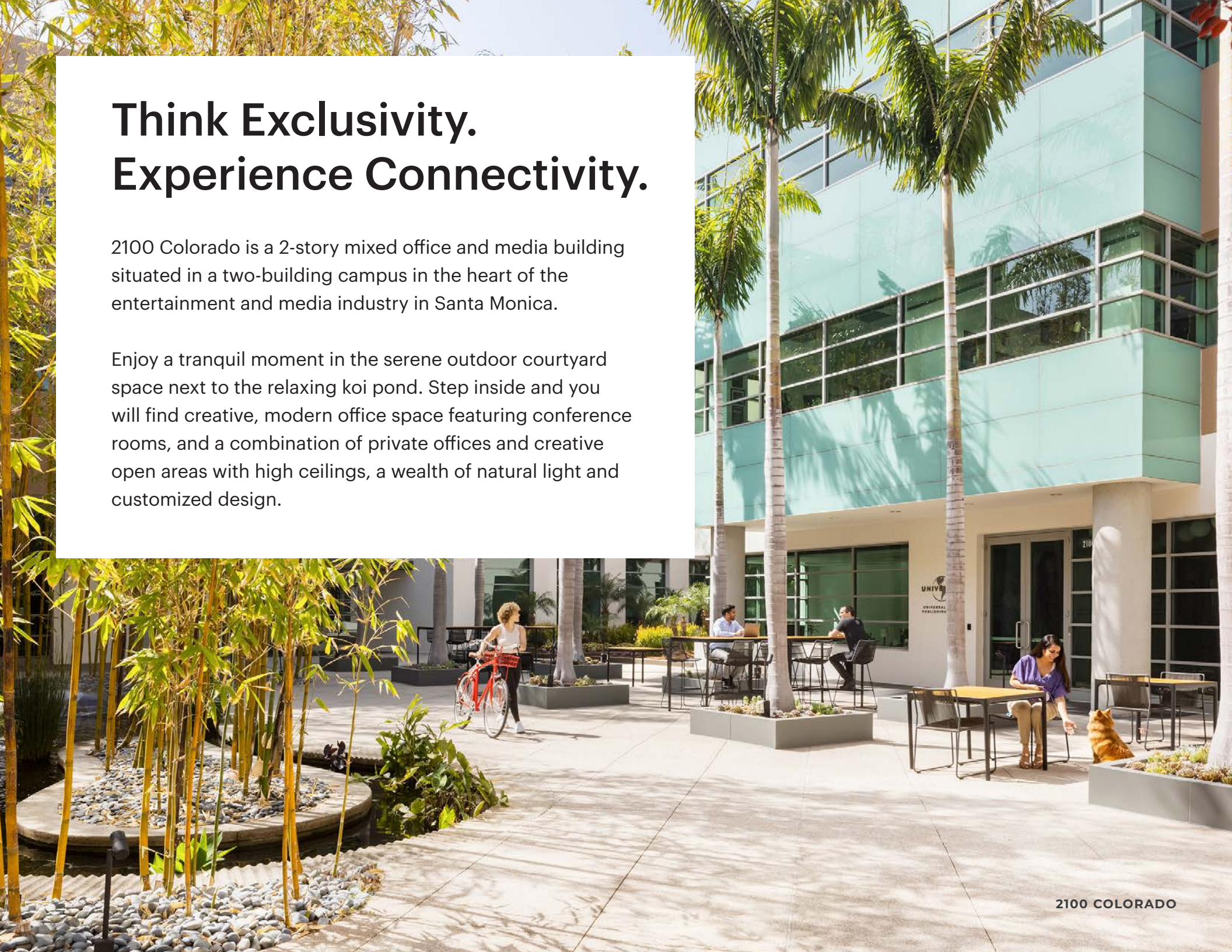


KILROY

Think Exclusivity. Experience Connectivity.

2100 Colorado is a 2-story mixed office and media building situated in a two-building campus in the heart of the entertainment and media industry in Santa Monica.

Enjoy a tranquil moment in the serene outdoor courtyard space next to the relaxing koi pond. Step inside and you will find creative, modern office space featuring conference rooms, and a combination of private offices and creative open areas with high ceilings, a wealth of natural light and customized design.



Campus Overview

BUILDINGS

2100 Colorado Avenue
2110 Colorado Avenue

CAMPUS SIZE

101,026 RSF

YEAR BUILT / RENOVATION

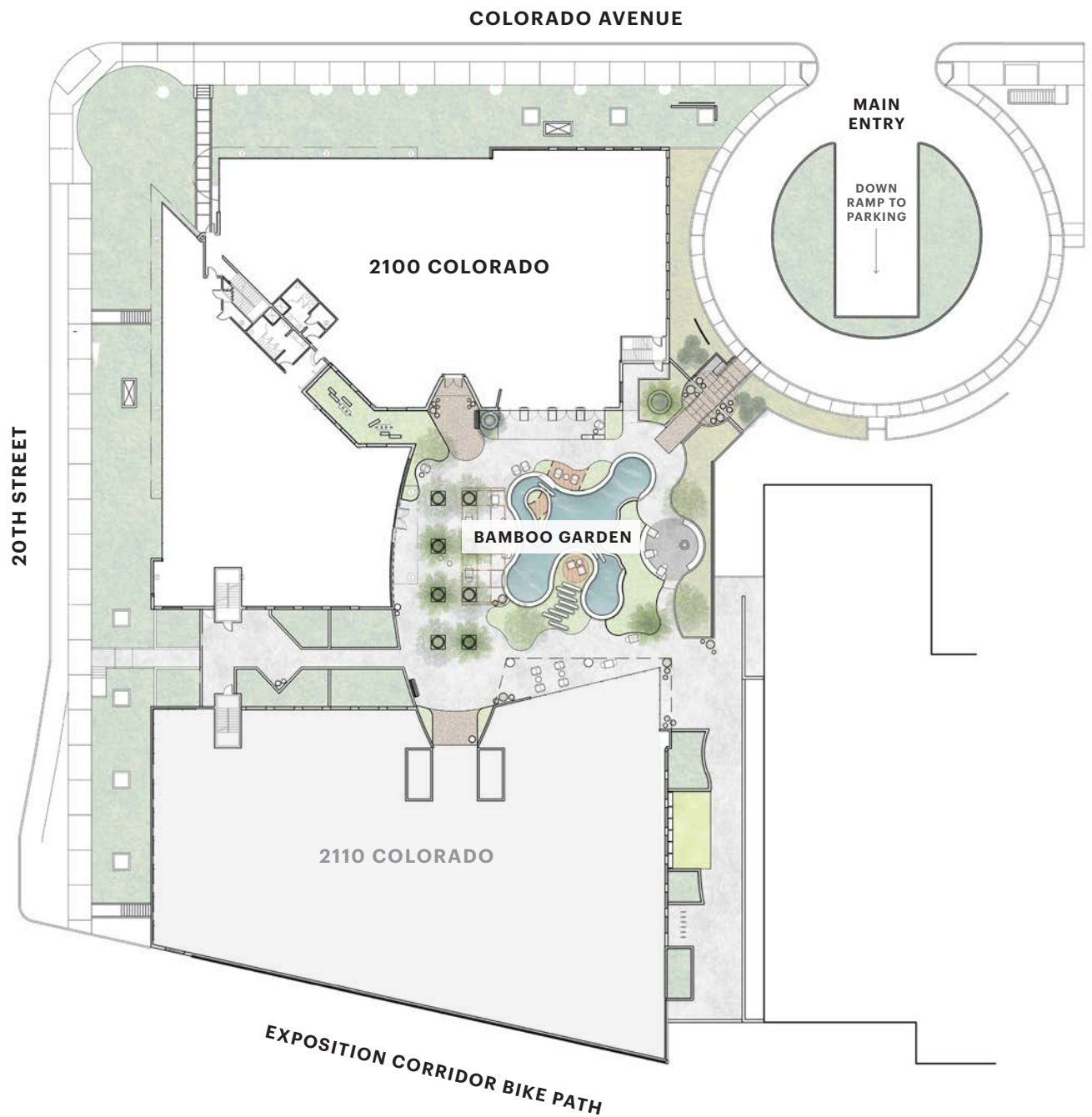
1992 / 2021

ACCESS

Close to 405 & 10 Freeways
Walking distance to amenities

TRANSIT

Two blocks from Bergamot
Train Station



Full Building Opportunity

*Potential to demise to 2 single tenant buildings

FLOORS

3

AVAILABLE SPACE

Total: 51,408 RSF

Building A: 23,872 RSF

Building B: 23,772 RSF

PARKING

2/1,000

\$175 unreserved, \$250 reserved

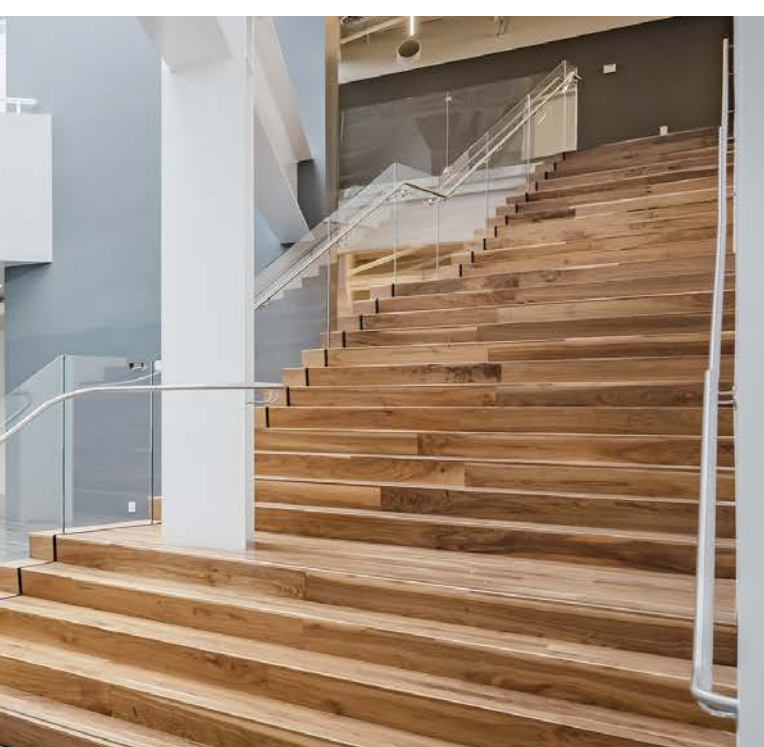
SECURITY

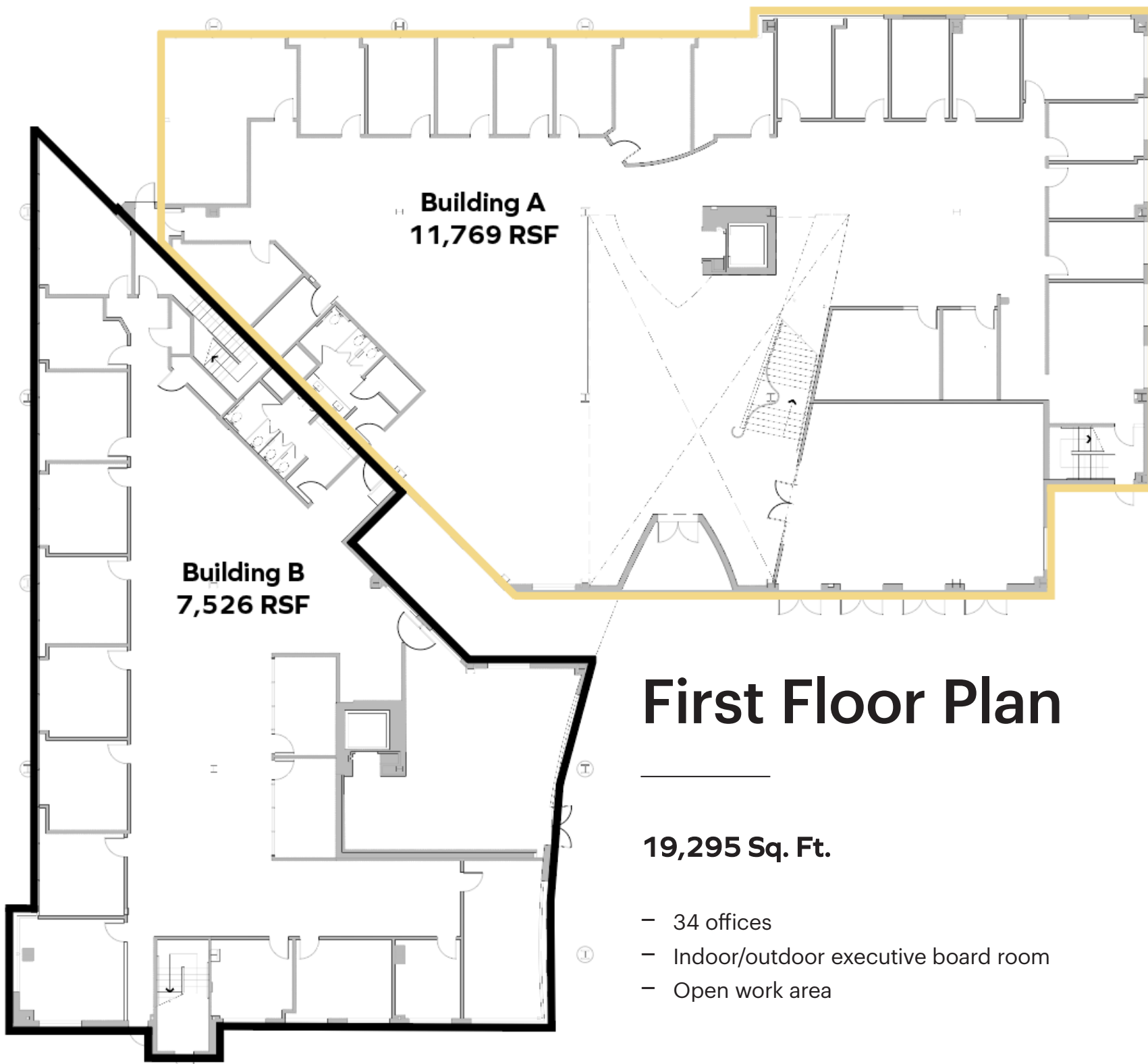
Dedicated on-site security, gated & secured access, 24-hour monitoring

SIGNAGE

Prominent eyebrow & monument signage







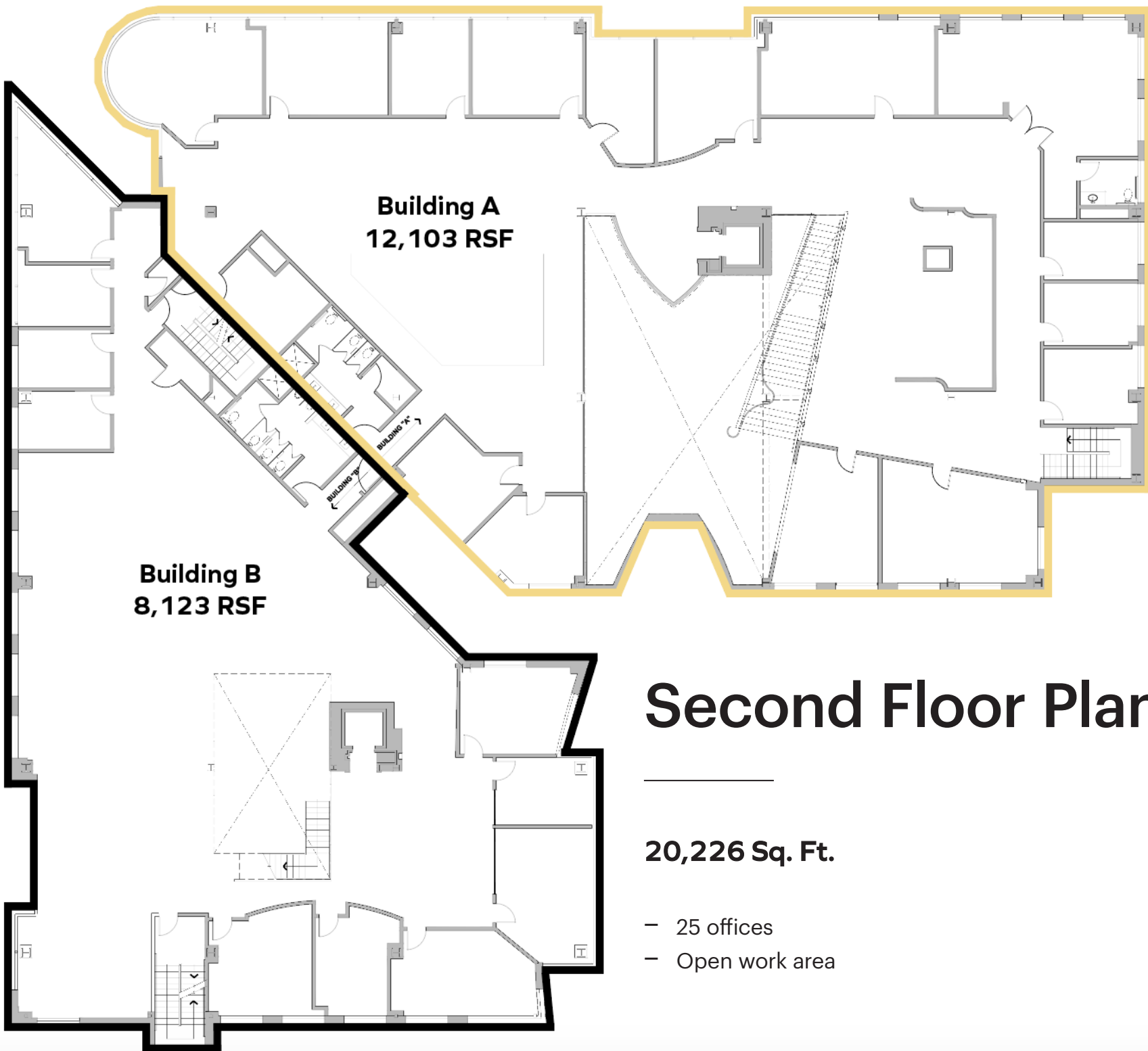
Building A
11,769 RSF

Building B
7,526 RSF

First Floor Plan

19,295 Sq. Ft.

- 34 offices
- Indoor/outdoor executive board room
- Open work area



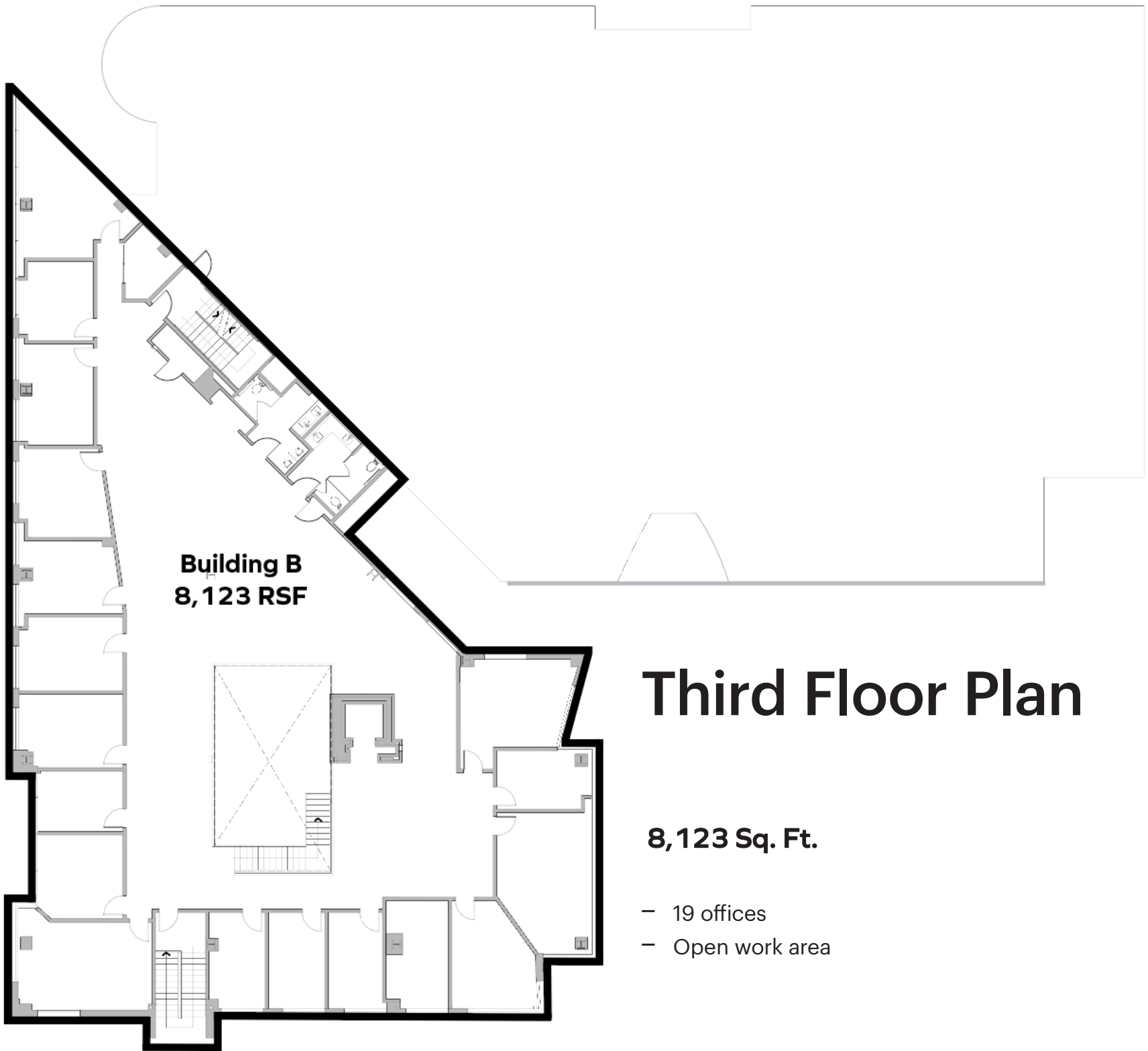
Building A
12,103 RSF

Building B
8,123 RSF

Second Floor Plan

20,226 Sq. Ft.

- 25 offices
- Open work area



Building B
8,123 RSF

Third Floor Plan

8,123 Sq. Ft.

- 19 offices
- Open work area

Local Amenities





FOR LEASING INFORMATION:

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K I L R O Y



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