



COMMERCIAL
ASSET GROUP

470 SAN VICENTE BLVD
LOS ANGELES, CA 90048



470

SUNNYLIFE

ONE WAY

Cre
South
California

HIGH END CREATIVE OFFICE SPACE FOR LEASE

BEVERLY HILLS / LOS ANGELES BORDER

- CREATIVELY BUILT OUT SPACE WITH EXPOSED CEILINGS, 4 EXECUTIVE OFFICES, 6 TOTAL OFFICES, 1 CONFERENCE ROOM, BULLPEN SPACE & A HIGH END KITCHEN
- RARE 2 STORY CREATIVE OFFICE SPACE IN THIS NEIGHBORHOOD
- BUILDING TOP SIGNAGE AVAILABLE
- CONVENIENTLY LOCATED ON THE BORDER OF BEVERLY HILLS AND BEVERLY GROVE
- WITHIN WALKING DISTANCE TO THE BEVERLY CENTER, CEDARS SINAI HOSPITAL, THE SLS HOTEL, BEVERLY CONNECTION, TRADER JOES, AND MANY MORE
- ABUNDANT PARKING HAS BEEN SECURED TO BE RENTED ON A MONTHLY BASIS. GREAT STREET PARKING AS WELL FOR GUESTS
- SPACE CAN BE LEASED FURNISHED

SPACE SIZE
±3,800 SF

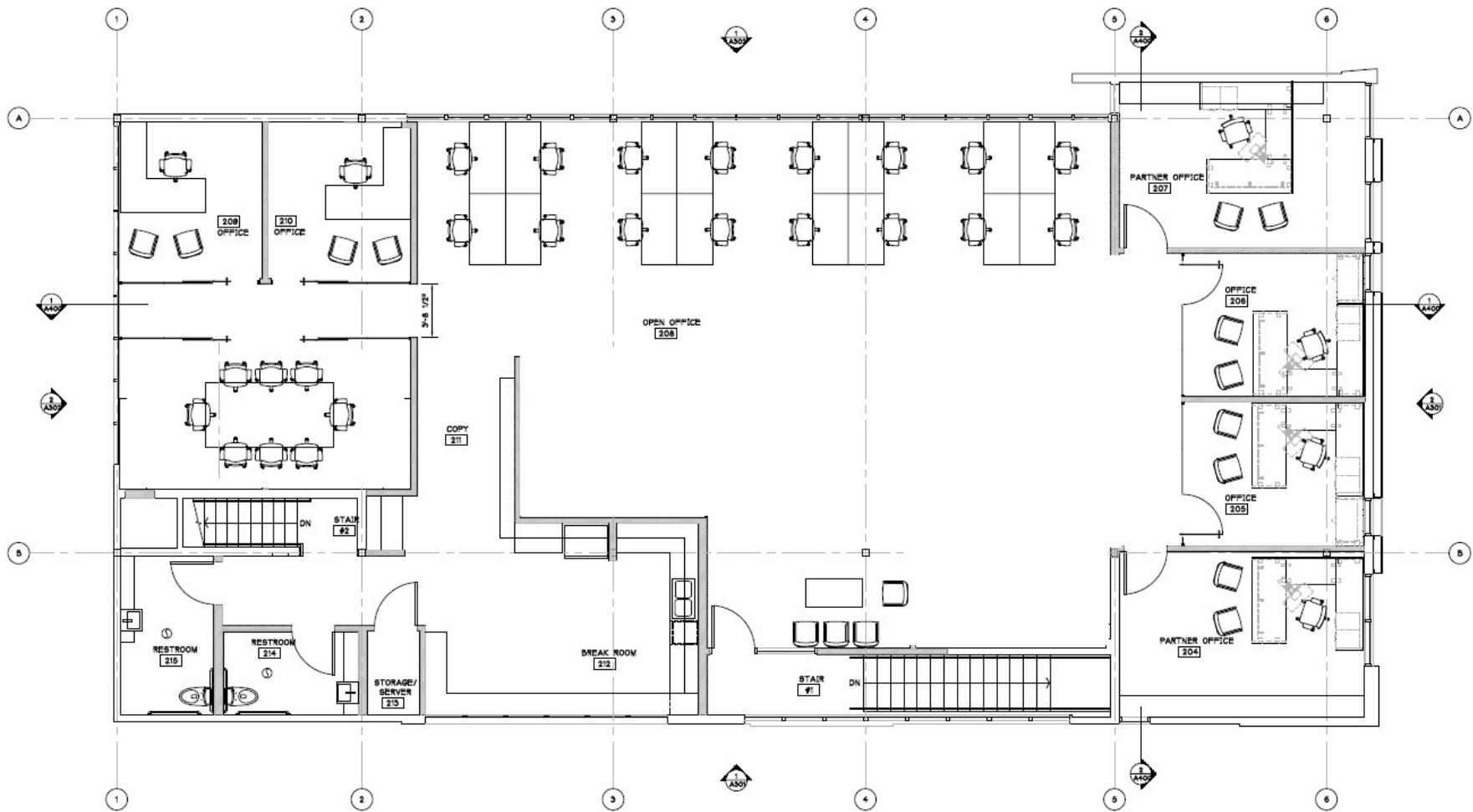
RENTAL RATE
\$3.95 PSF/MO, MG

DELIVERY
30 DAYS NOTICE



**CLICK HERE FOR
PROPERTY VIDEO**

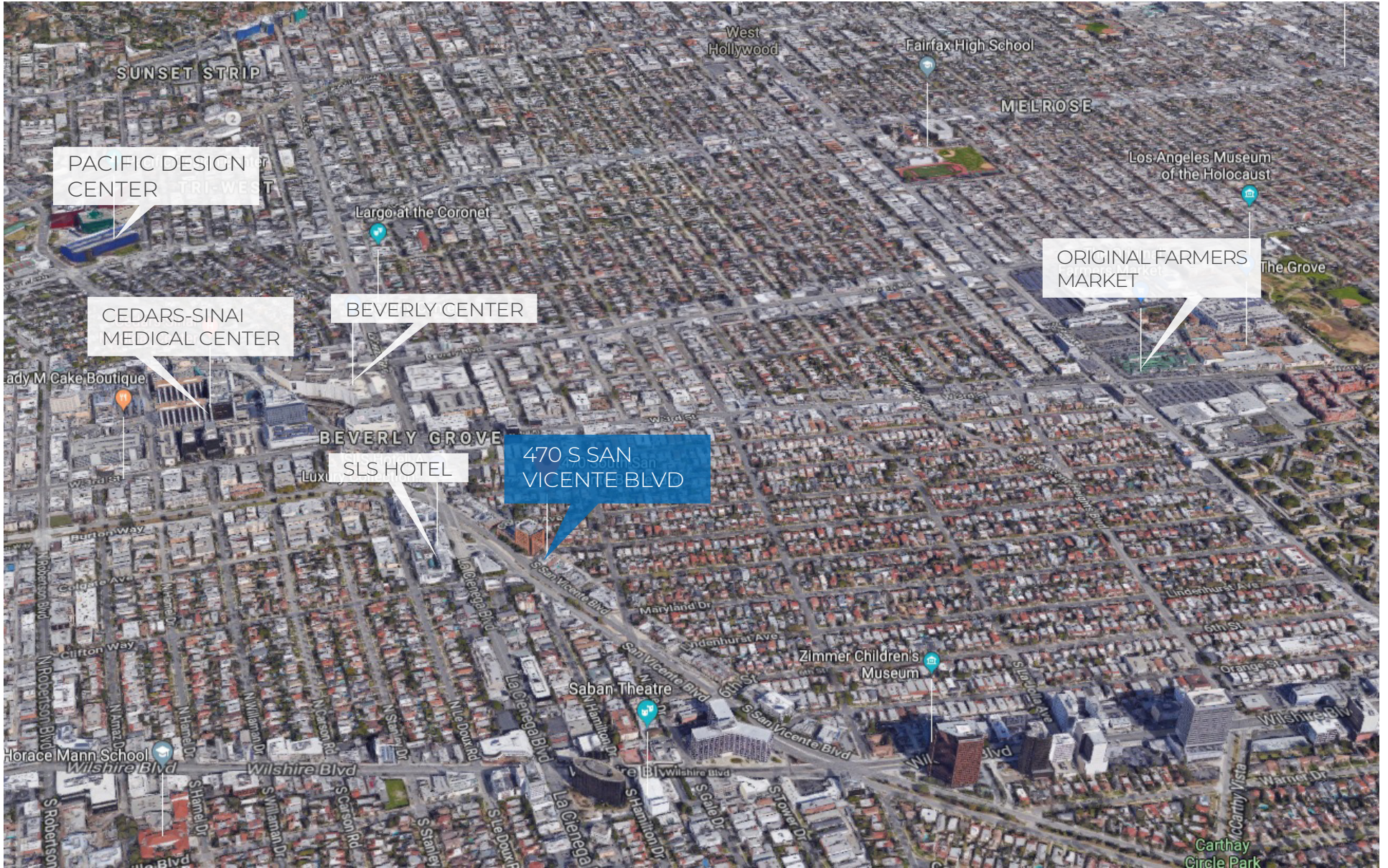
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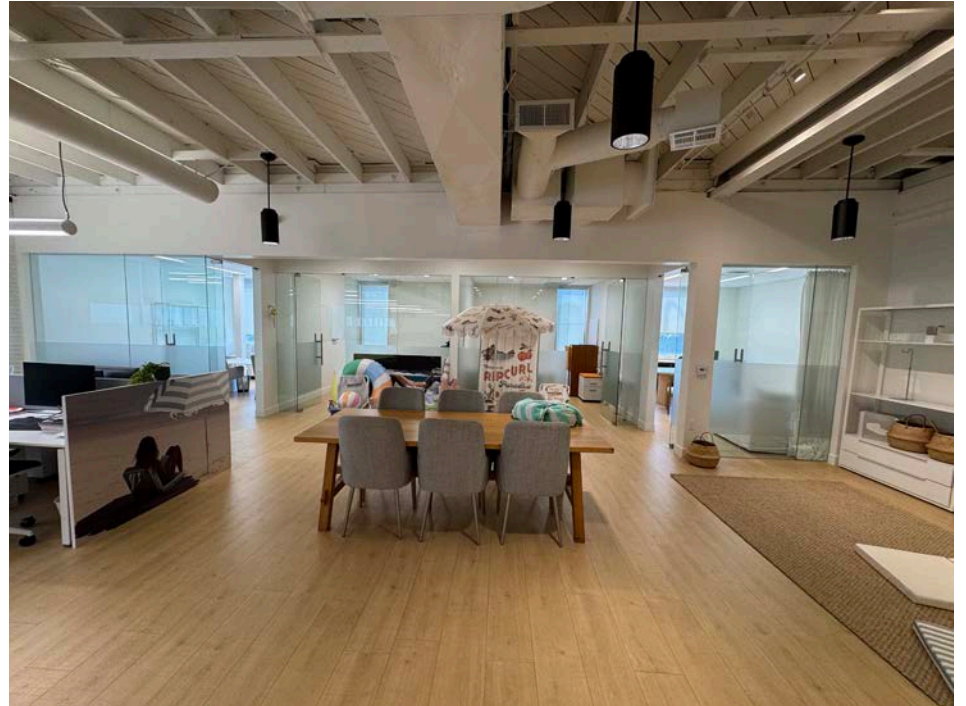
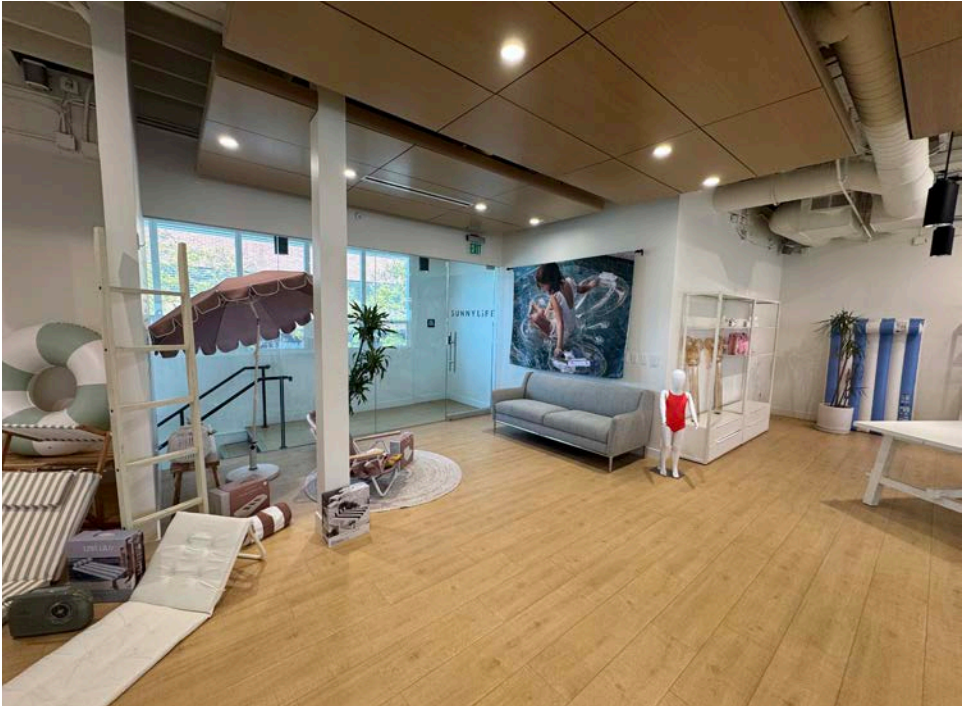
Furniture Plan - 2nd Floor

SCALE: 1/4" = 1'-0"

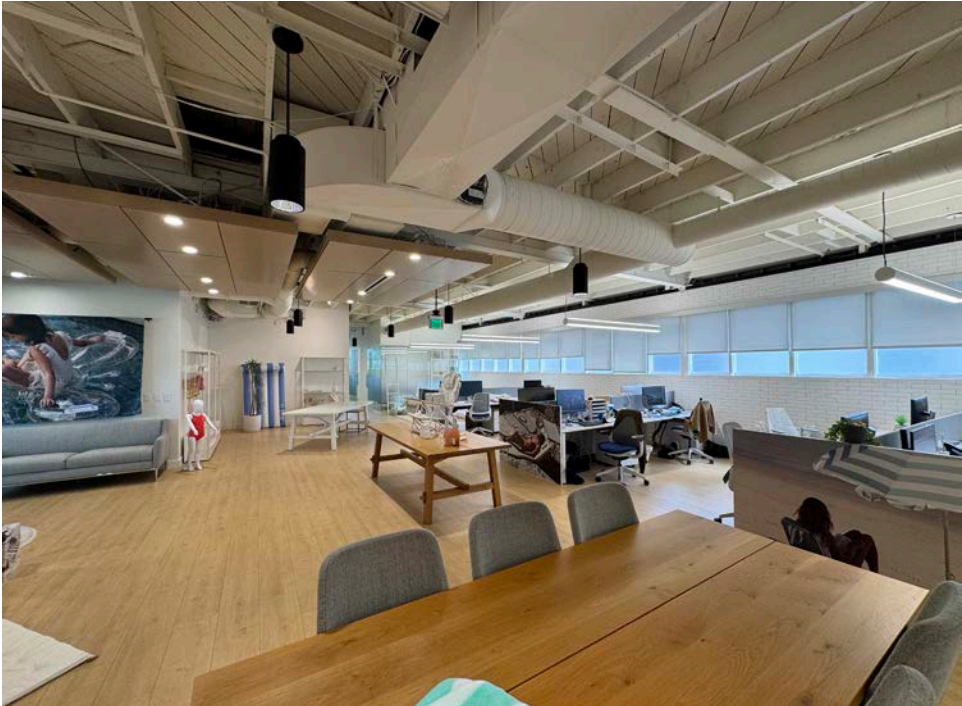
FLOOR PLAN



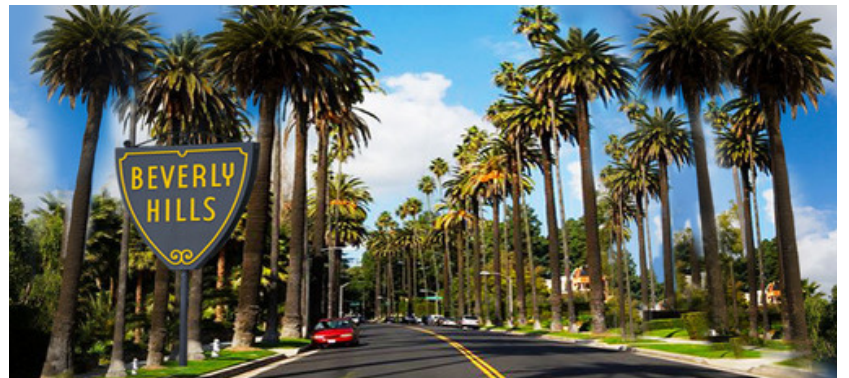
AERIAL



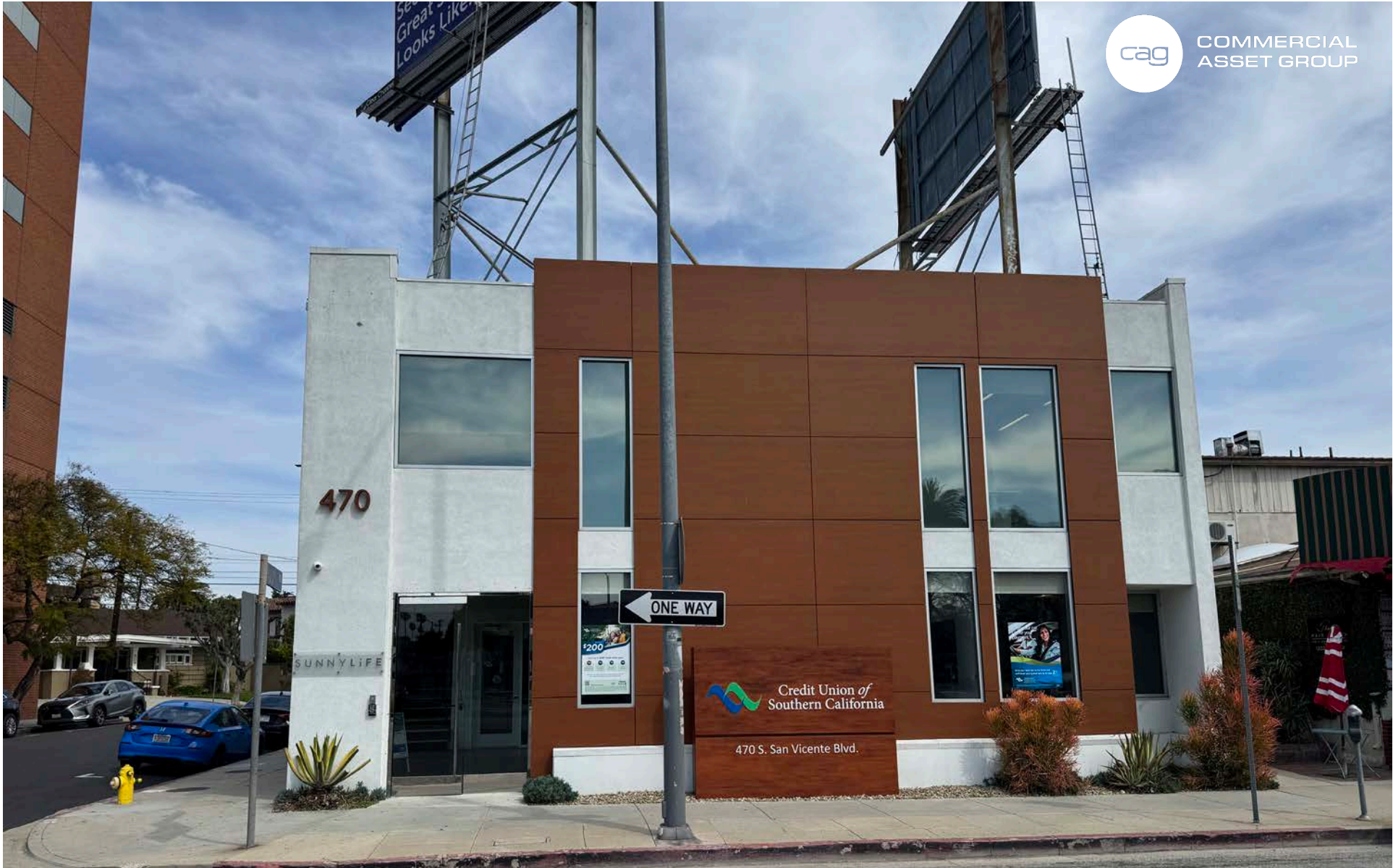
SPACE PHOTOS



SPACE PHOTOS



THE NEIGHBORHOOD



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