



WAREHOUSE SPACE AVAILABLE  
± 7,000 SF | **FOR LEASE**

**3975**  
LANDMARK STREET

# Industrial Office Sublease in the Heart of *Culver City*

Positioned within one of Culver City's most established creative districts, 3975 Landmark Street offers a unique direct lease opportunity tailored for companies seeking a functional and inspiring workplace environment. Conveniently located near the 10 and 405 Freeways, the property provides seamless access to Santa Monica, Playa Vista, Downtown Los Angeles, and the greater Westside. The suite features an industrial setting ideal for a wide range of users, combining flexibility, accessibility, and a highly desirable Culver City location.



## PROPERTY OVERVIEW

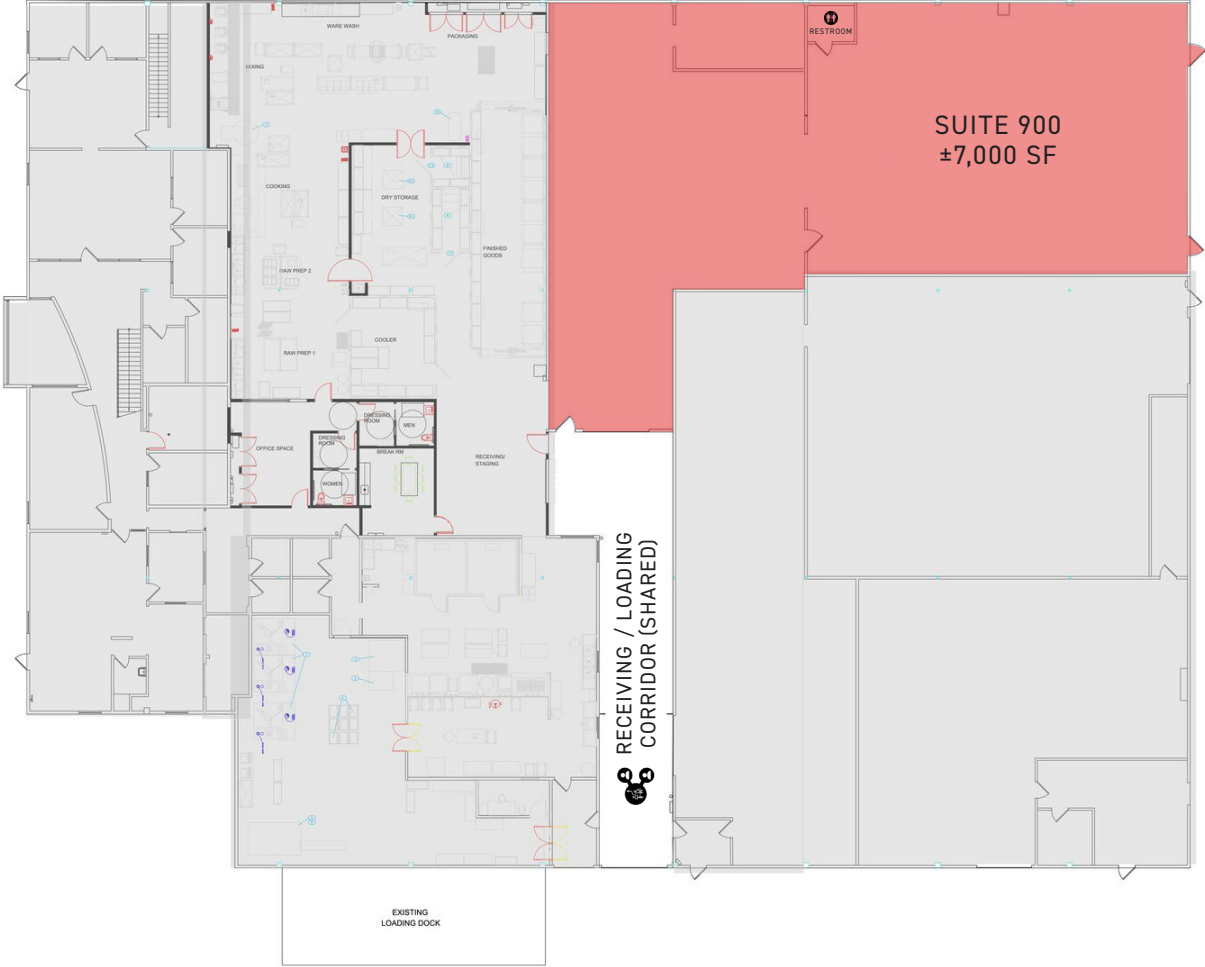
|                       |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
|-----------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Premises:</b>      | 3975 Landmark St,<br>Culver City CA 90232                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| <b>Space:</b>         | Suite 900                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| <b>Building Size:</b> | ± 7,000 SF                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| <b>Land:</b>          | ± 36,627 SF                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| <b>Rent:</b>          | \$2.50/SF, Full Service                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| <b>Zone:</b>          | M1                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| <b>Features:</b>      | <ul style="list-style-type: none"><li>- Short walk to The Platform, Culver Steps, Helms Bakery, Metro line and Downtown Culver City.</li><li>- Functional flex industrial space with corporate exterior.</li><li>- Ground level roll up door.</li><li>- Approximately 20' clear height</li><li>- Reserved onsite parking</li><li>- Discreet Location on a cul-de-sac</li><li>- Centrally located near many amenities and public transportation</li><li>- Sprinklered</li></ul> |

INTERIOR PHOTOS





FLOOR PLAN





## Prime Creative District

Positioned in the heart of Culver City's thriving creative corridor, the property is surrounded by an energetic mix of acclaimed restaurants, cafés, and boutique retail that contribute to a vibrant and highly walkable business environment. The location offers convenient access to Downtown Culver City, the 405 and 10 Freeways, Marina del Rey, and Los Angeles International Airport, providing seamless connectivity across the Westside for both employees and visitors.



## NEARBY AMENITIES



EREWON

Mendocino  
Farms

VanLeeuwen

The  
CULVER  
HOTEL

CAFE/5 LOS ANGELES

OKA  
NATURAL  
KIDDO CAFE

SOUTH LA  
CAFE

Peet's  
COFFEE

HOUSE  
COFFEE CO

PASTA  
SISTERS

corepower  
YOGA

WEST ADAMS  
PILATES

ANYTIME  
FITNESS

TRADER  
JOE'S

WHOLE  
FOODS  
MARKET

Leid Cookies

target

CAVA

BEETHOVEN  
MARKET

esme

WING STOP

rolling greens

MAVDAN  
MARKET

The Coffee Bean  
& Tea Leaf

Panera  
BREAD

SALT & STRAW

Starbucks

MIZ  
LA LA

Public  
Storage

gget



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