

2644 30TH STREET

SANTA MONICA, CA 90405

INDUSTRIAL/FLEX/CREATIVE

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\$2 PSF BROKER BONUS



[VIEW VIRTUAL TOUR](#)

GROUND FLOOR FLEX/CREATIVE SPACE

PREMISES

± 9,178 SF (Divisible)

RENT

Years 1 - 2: \$1.95/SF, MG

Years 3+: Negotiable

OCCUPANCY

Immediate

TERM

3 - 5 Years

PARKING

27 Single Reserved Spaces Included

CONTACTS

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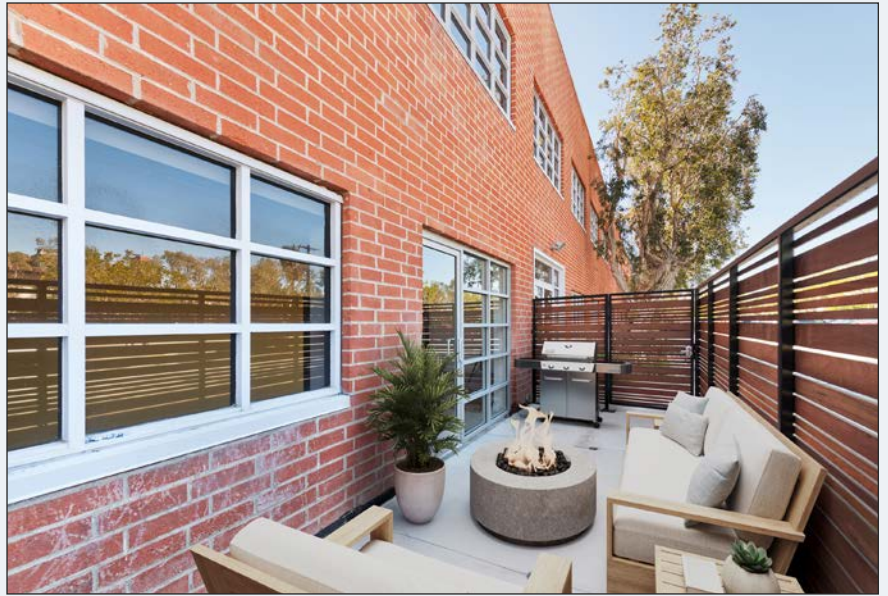
FEATURES

- Mix of Twelve (12) Offices, Open Space and Workstations
- High Speed Fiber Optic Internet
- Exposed Ceilings
- Concrete Slap Floor - 2 Inches
- Private Outdoor Meeting Space
- Two (2) Large Windowed Conference Rooms
- Full Kitchen
- 11' High Ceilings
- Up to Four (4) Roll Up Doors Potential
- Up to Two (2) Dedicated Loading Areas from Parking Lot
- Power: 400 amp/120/208 volt 3 phase
- Approx 20 Ton HVAC
- Reserved Parking
- Perfect for Flex/industrial, Production, Tech/Internet, & Creative Uses
- Former Offices of Google, Applied Semantic, and Animal Logic offices and McDonald Douglas Model Workshop
- Located within walking distance to numerous eateries including The Counter, IL Forno, and Society Kitchen



No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease are subject to change or withdrawal without notice.

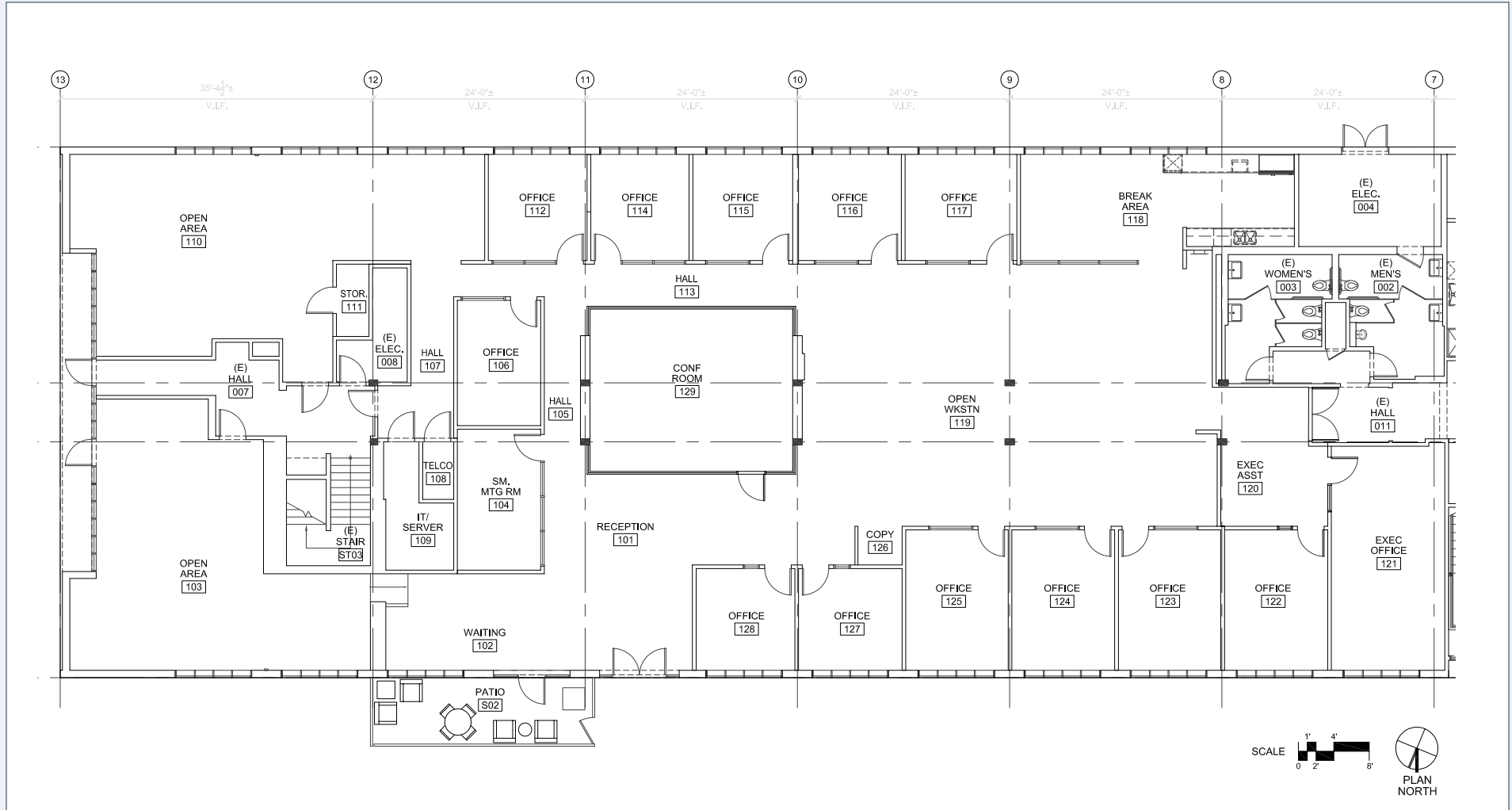




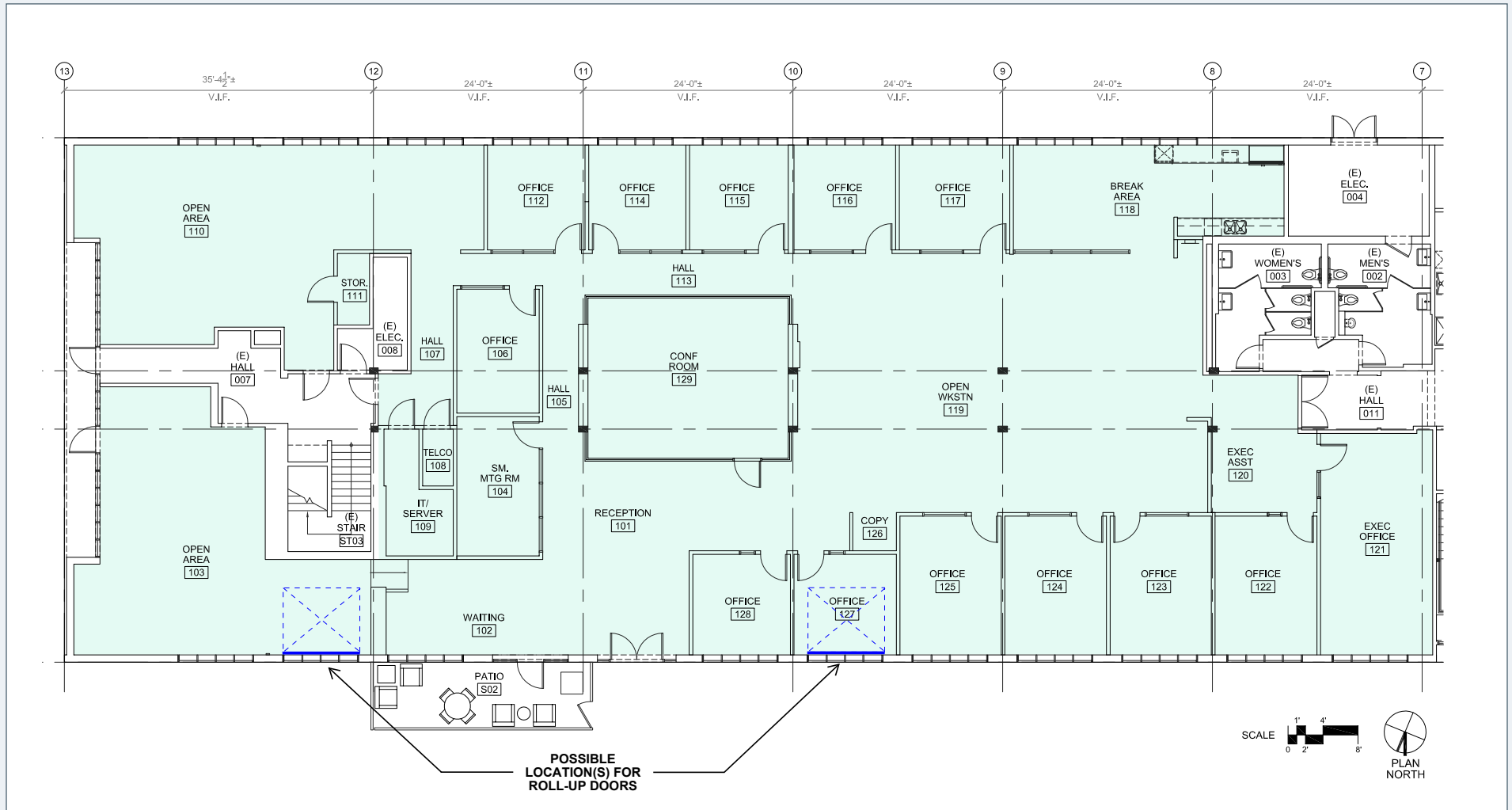




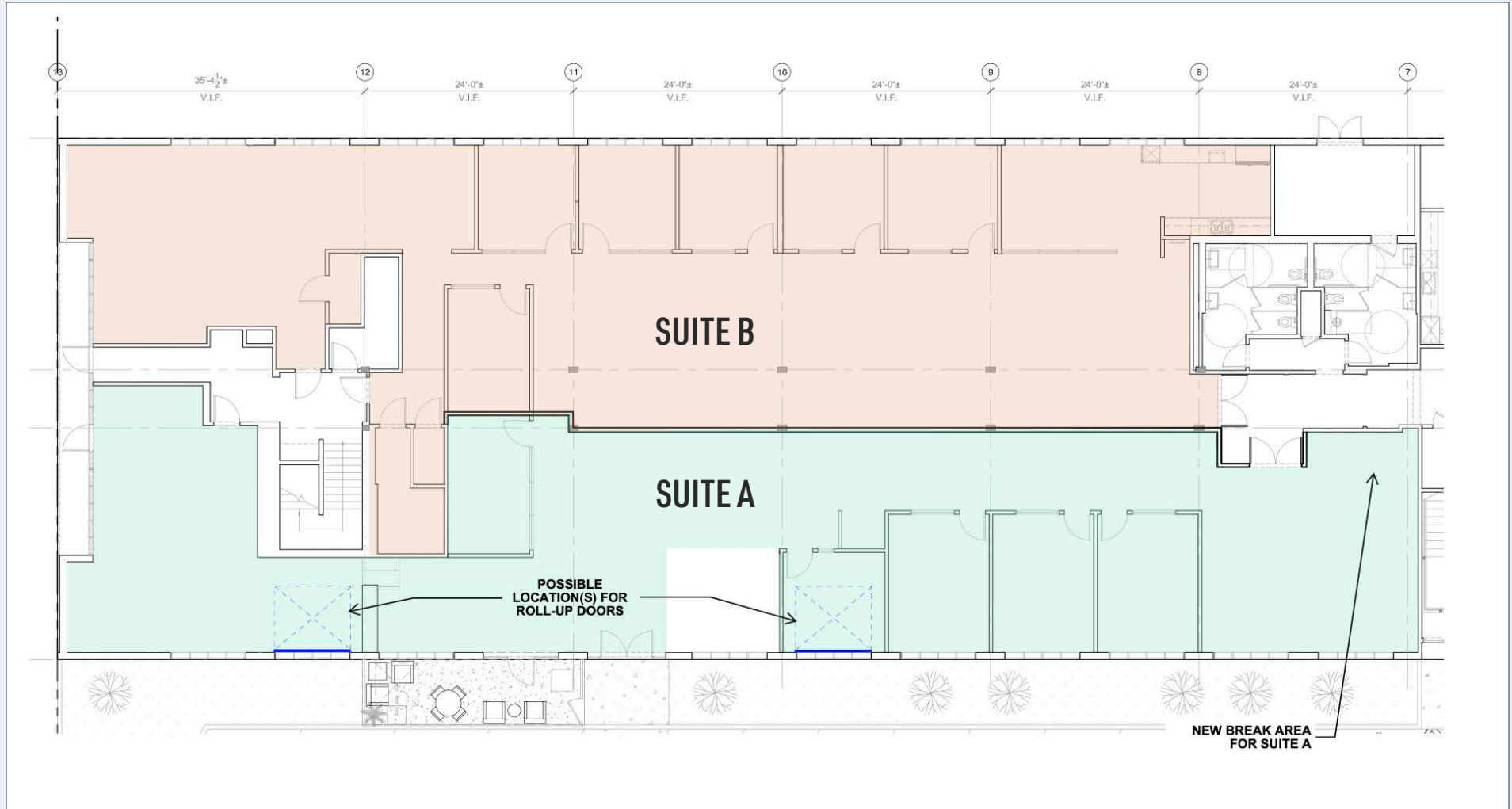
EXISTING FLOOR PLAN



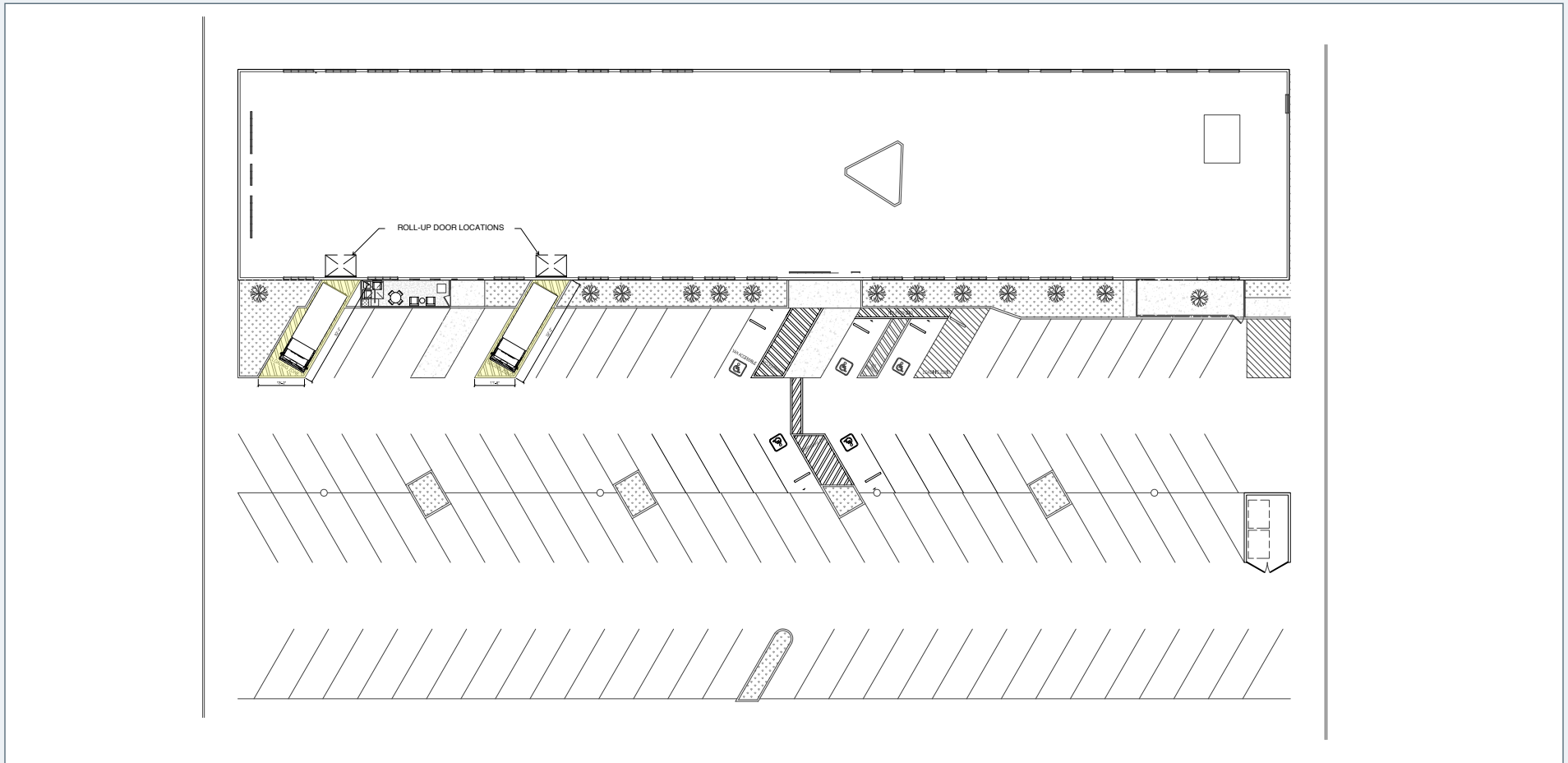
EXISTING FLOOR PLAN WITH ROLL UP DOOR OPTION



SPEC FLOOR PLAN (DIVISIBLE)



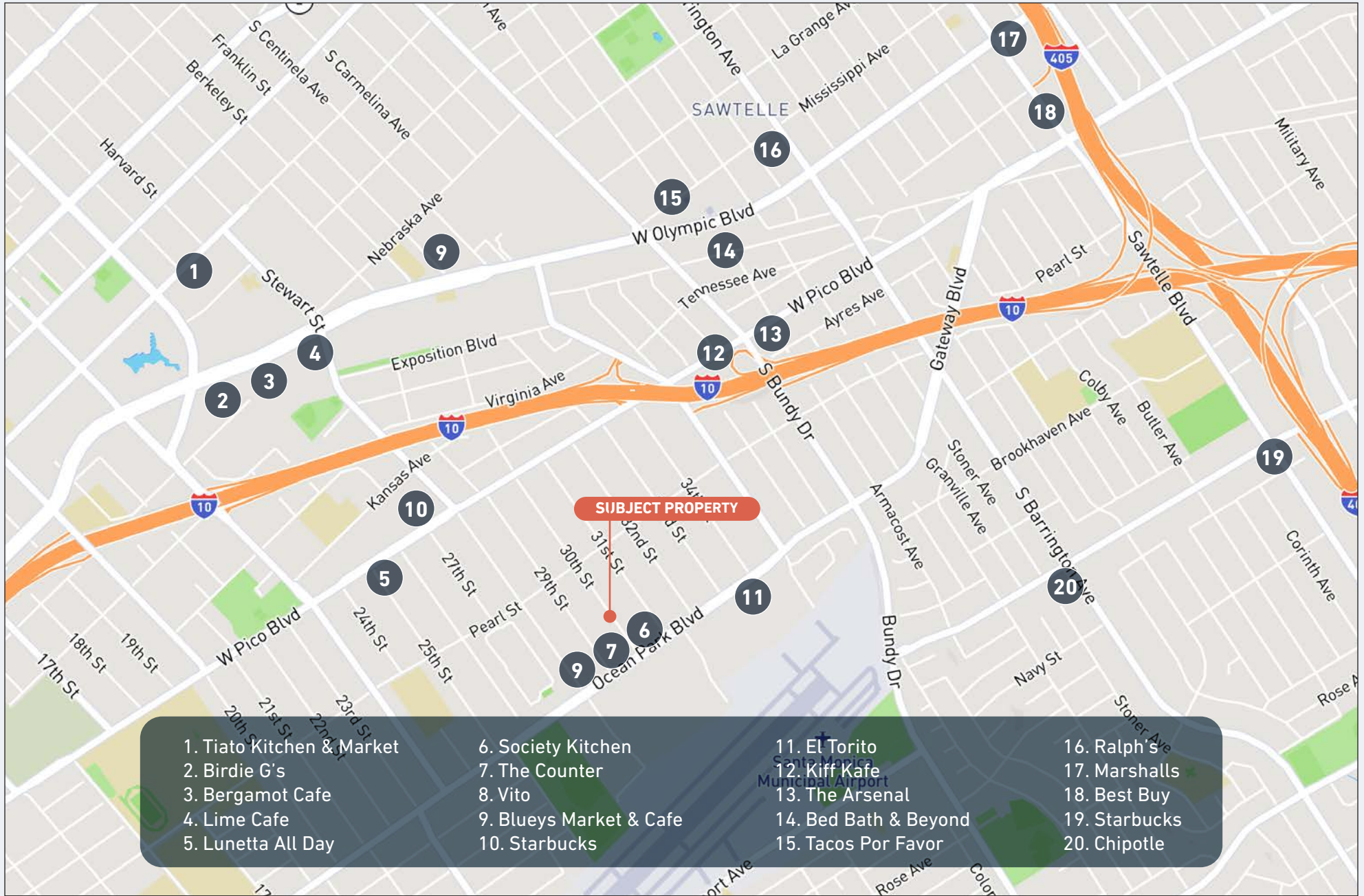
SITE PLAN WITH POTENTIAL LOADING DOCK



AREA OVERVIEW



NEARBY AMENITIES



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