

# 1712 BERKELEY STREET

## SANTA MONICA, CA 90404



FOR LEASE



A DIVISION OF

**LEE &  
ASSOCIATES**

± 5,000 SF CREATIVE SPACE



## FEATURES

- Mix Of Offices & Edit Bays Suitable for Media Production, Creative Office, & Other Uses
- Restrooms and Shower
- 12' Ceilings with Exposed Steel Truss Beams
- Polished Concrete Floors
- Fully Equipped Kitchen with Gas Range Stove and Refrigerator
- 2 Industrial Steel & Glass Roll-up Doors
- Easy Access to The 10 FWY, PCH & 405
- Exposed High-Height Wood Ceilings and Steel Beams Throughout with Skylights & Natural Light



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.

### PREMISES

± 5,000 SF

### RENT

\$5.20 MG

### OCCUPANCY

30 Days from Lease Signing

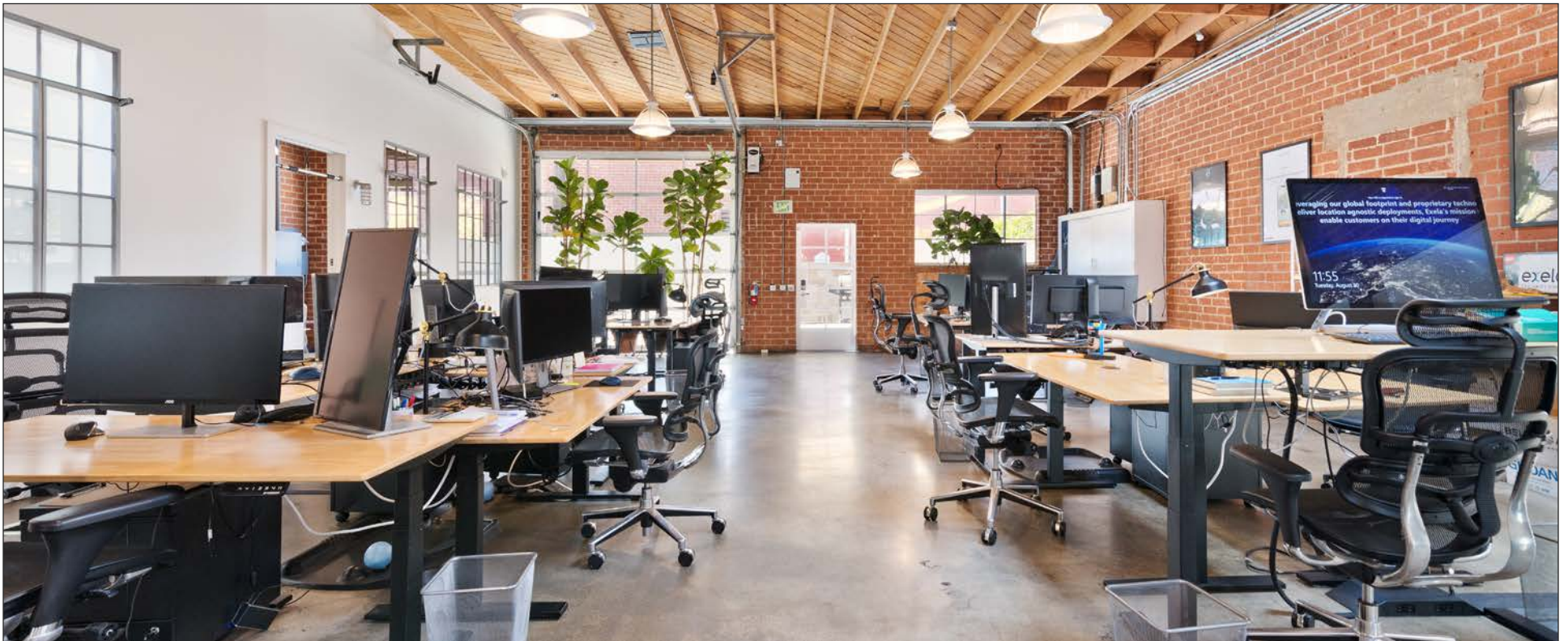
### PARKING

4 On-Site Parking Spaces Available at \$175 Each, with Additional Parking Available

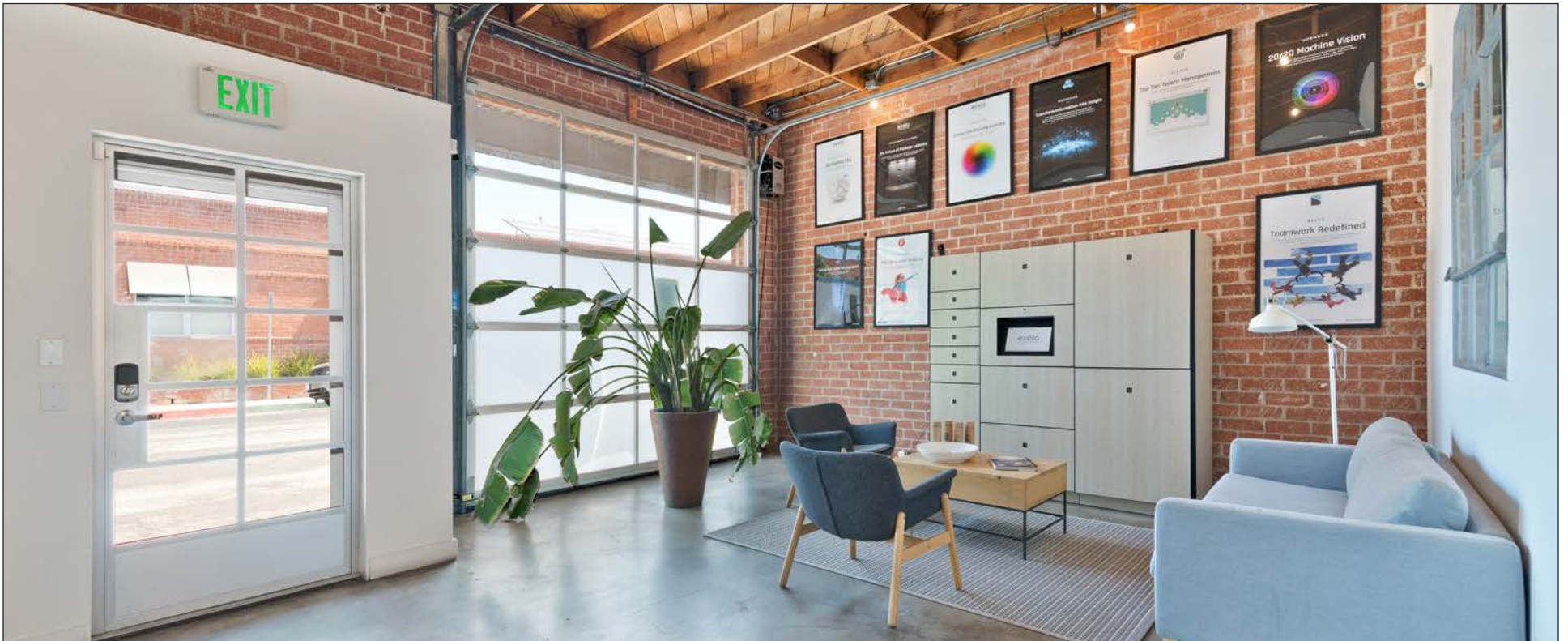










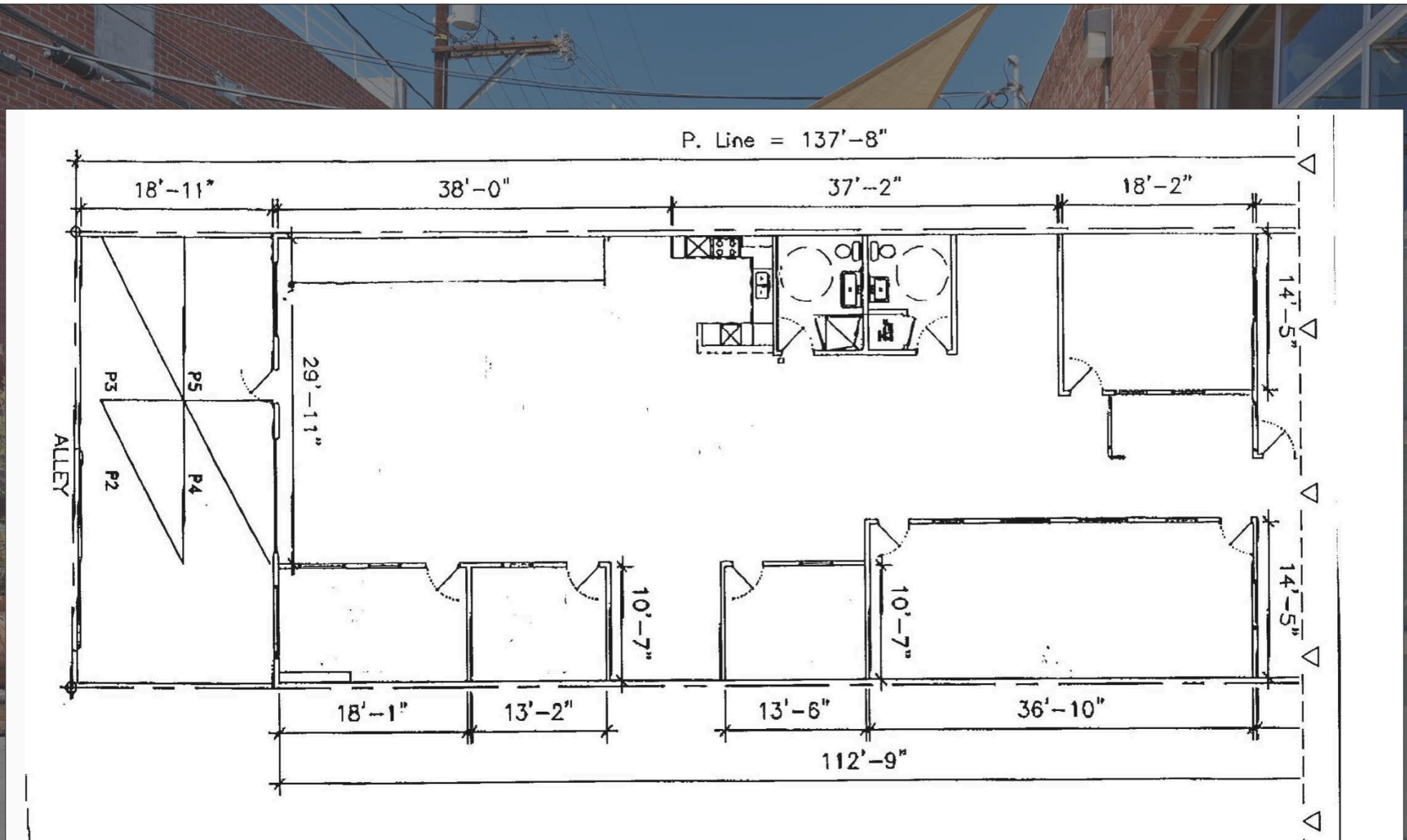








# FLOOR PLAN





# NEARBY MAJOR TENANTS

## WEST OLYMPIC CORRIDOR

Bad Robot  
Indian Paintbrush  
Final Cut  
JBC Music  
Arsenal FX Color  
Digital Nation Entertainment  
Cutters  
Parks Mac Donald  
Planet Blue HQ  
Radical Media  
Threshold Entertainment

## BROADWAY PLACE

General Editorial  
TigerConnect  
Cut + Run  
Cosmo Street Editorial  
Apache

MAD Architects  
Rock Paper Scissors  
Cross Creek Entertainment

## COLORADO CENTER

HULU  
HBO  
Bird  
ShoeDazzle

## PENN FACTORY/PENN STATION

GoodRX  
Kite Pharma  
Redbull North America HQ  
Tala  
Center for Media & Design

## 1712 BERKELEY

## COLORADO CORRIDOR

Viacom  
Lionsgate  
Interscope Records  
Illumination  
Gameshow Network  
Universal Music Group  
Starz Entertainment  
Simple Practice  
Goop  
The Honest Company  
FIGS  
Reddit

## WATER GARDEN

Amazon Studios  
CBS  
AMC Networks  
Oracle

## BERGAMOT STATION

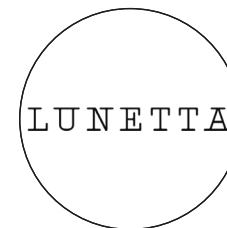
FIG Gallery  
Ikon Limited Fine Art  
Montalba Architects  
Sulkin Studio Architecture

## BERKELEY SM EAST

Blackbear Pictures  
Blue Bonsai  
Jenni Kayne  
Soundbox  
Apogee Electronics  
Cartel  
Yoga Glo



# AREA AMENITIES





# CONTACTS

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