

9950 JEFFERSON BOULEVARD



www.leewestla.com | dre 01222000



LEE & ASSOCIATES

STAND ALONE CREATIVE BUILDINGS
3,096 SF & 6,674 SF

FOR LEASE

BUILDINGS SUMMARY

9950



PREMISES

Building 3: ± 6,674 SF
Building 1: ± 3,096 SF

(Can be leased together for a total of 9,770 SF)

RATE

\$4.95/SF, NNN (Est. \$0.63/SF)

PARKING

2.6/1,000, reserved @ \$175/Space

AVAILABLE

April 1, 2024

FEATURES

- Stand Alone Creative Buildings
- Multiple Kitchens
- Centrally Located Between Hayden Tract, Downtown Culver City & Playa Vista
- High-End Architectural Design (Building 3)

Keith Fielding

310.899.2719

kfielding@leewestla.com

AGT DRE 01729915

Adam Levine

310.899.2703

alevine@leewestla.com

AGT DRE 02104830



1508 17th Street, Santa Monica, CA 90404

310.899.2700 | www.leewestla.com | DRE 01222000

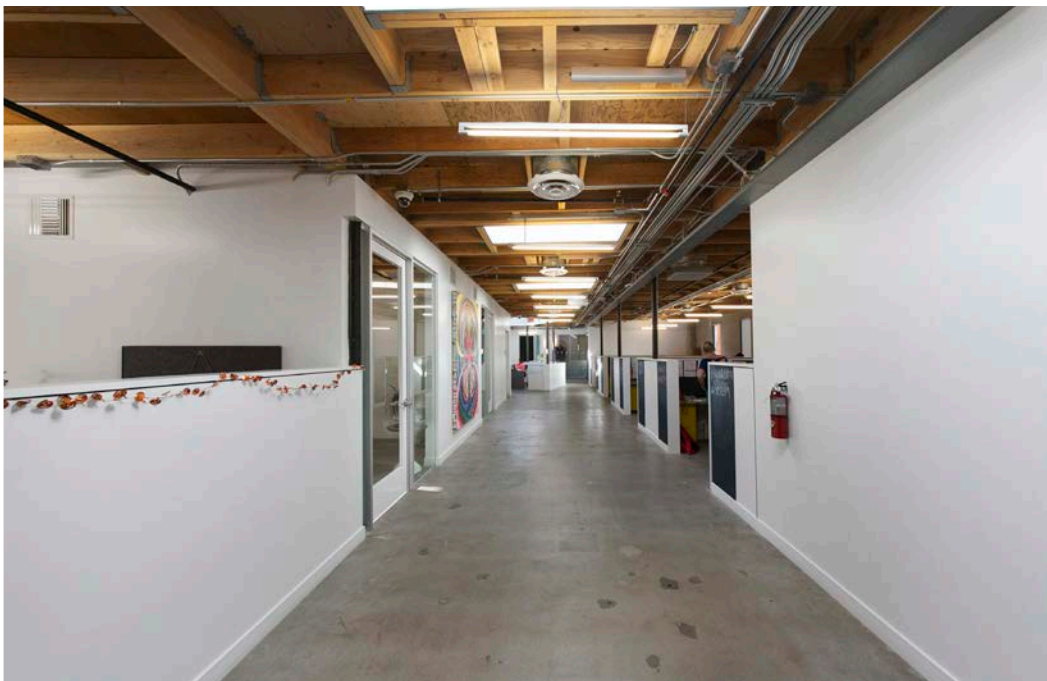
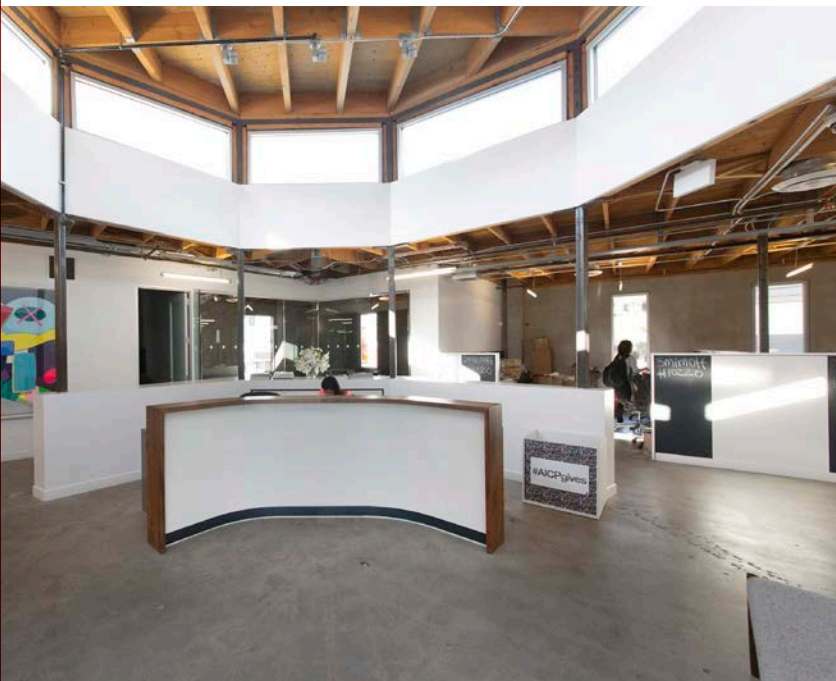
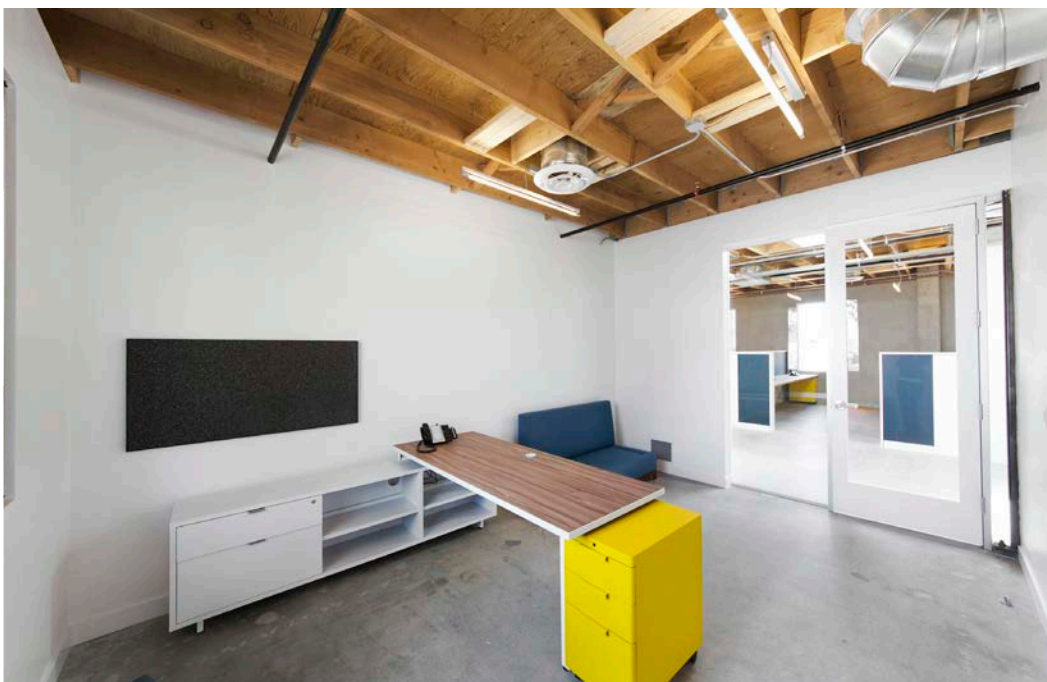


www.leewestla.com | dre 01222000

SUMMARY | P. 2

FOR LEASE

BUILDING 3
PHOTOS



9950



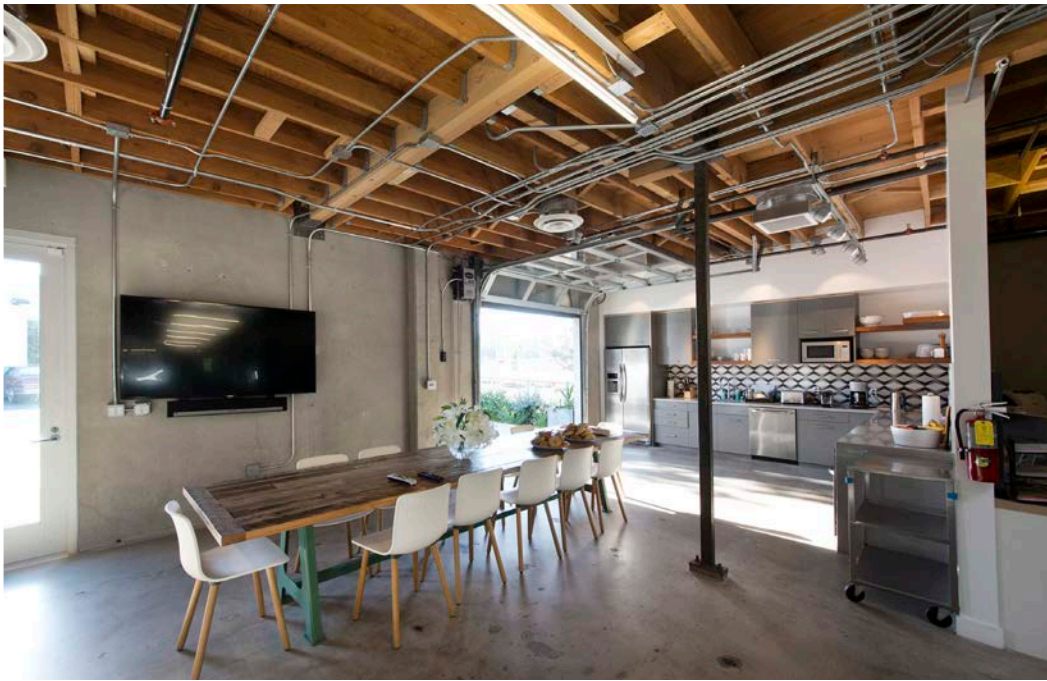
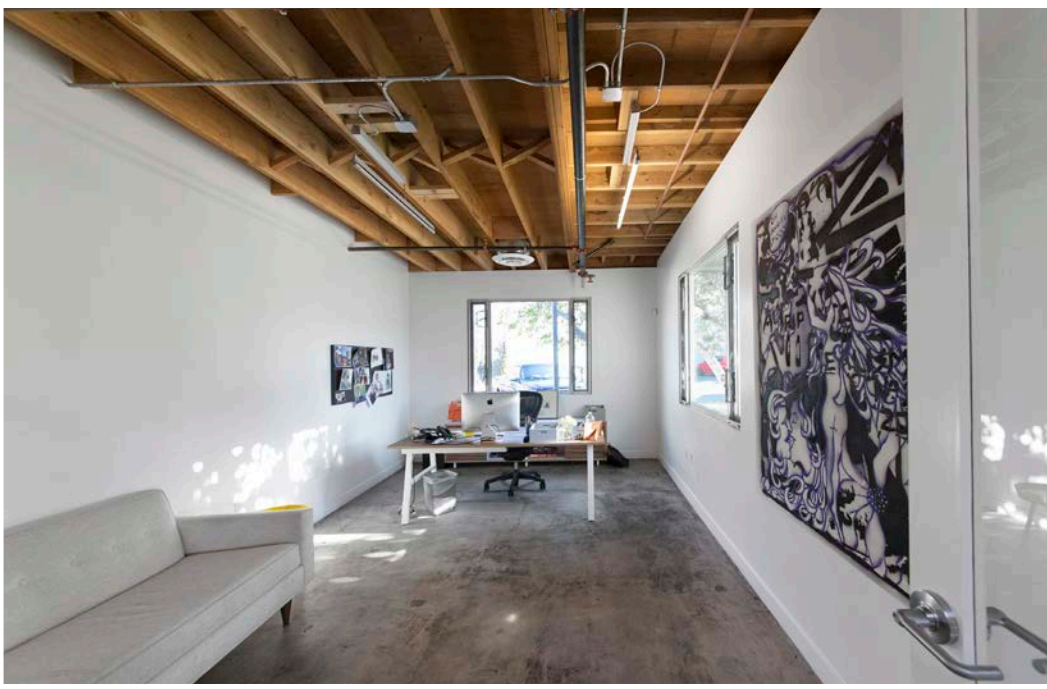
A DIVISION OF
LEE & ASSOCIATES

www.leewestla.com | dre 01222000

BUILDING 3 PHOTOS | P. 3

FOR LEASE

BUILDING 3
PHOTOS



9950



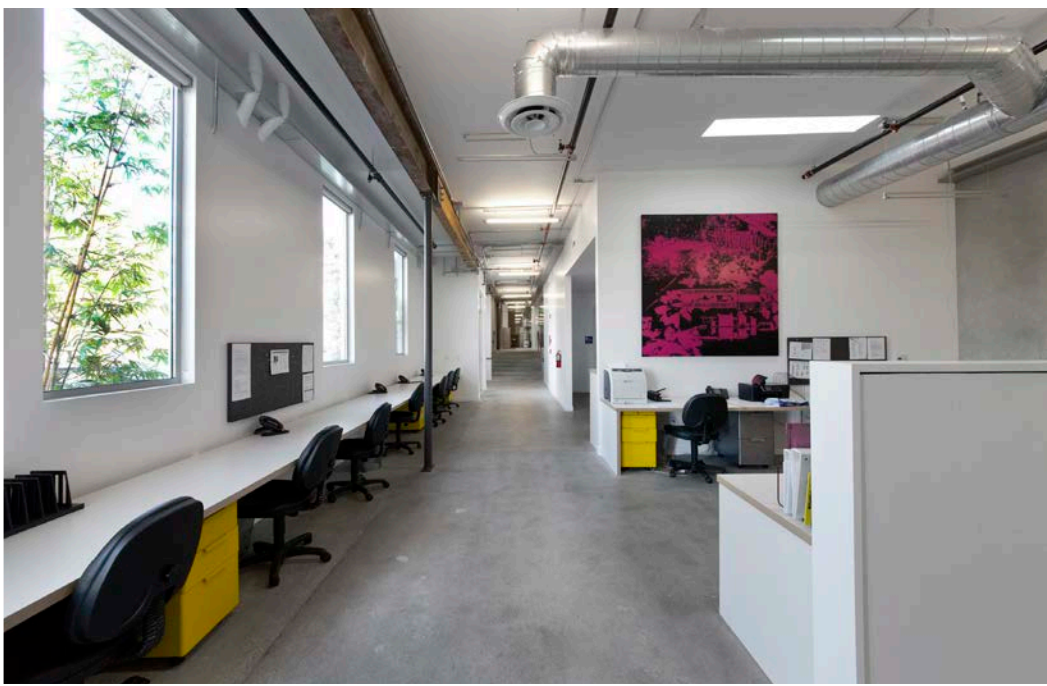
A DIVISION OF
LEE & ASSOCIATES

www.leewestla.com | dre 01222000

BUILDING 3 PHOTOS | P. 4

FOR LEASE

BUILDING 1
PHOTOS



9950



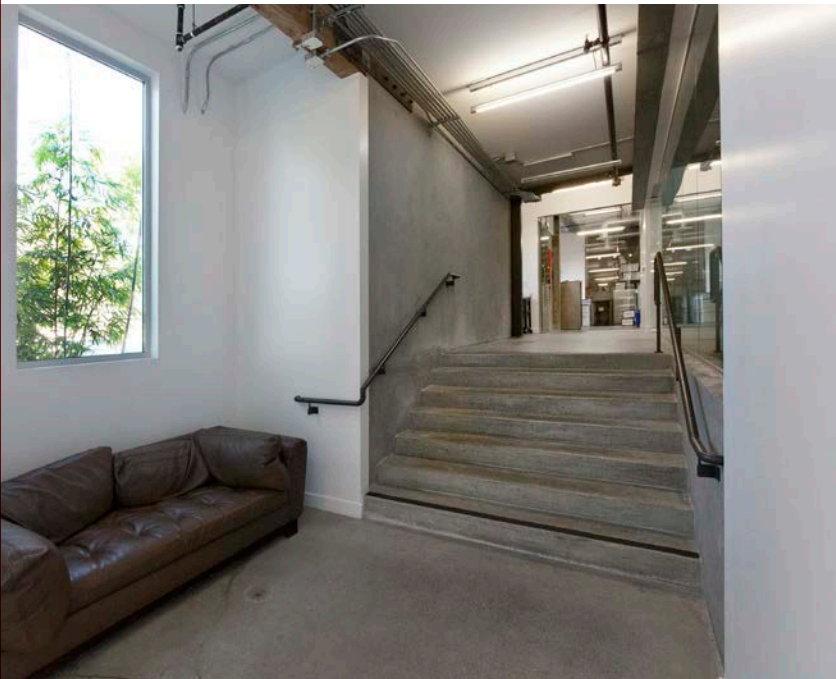
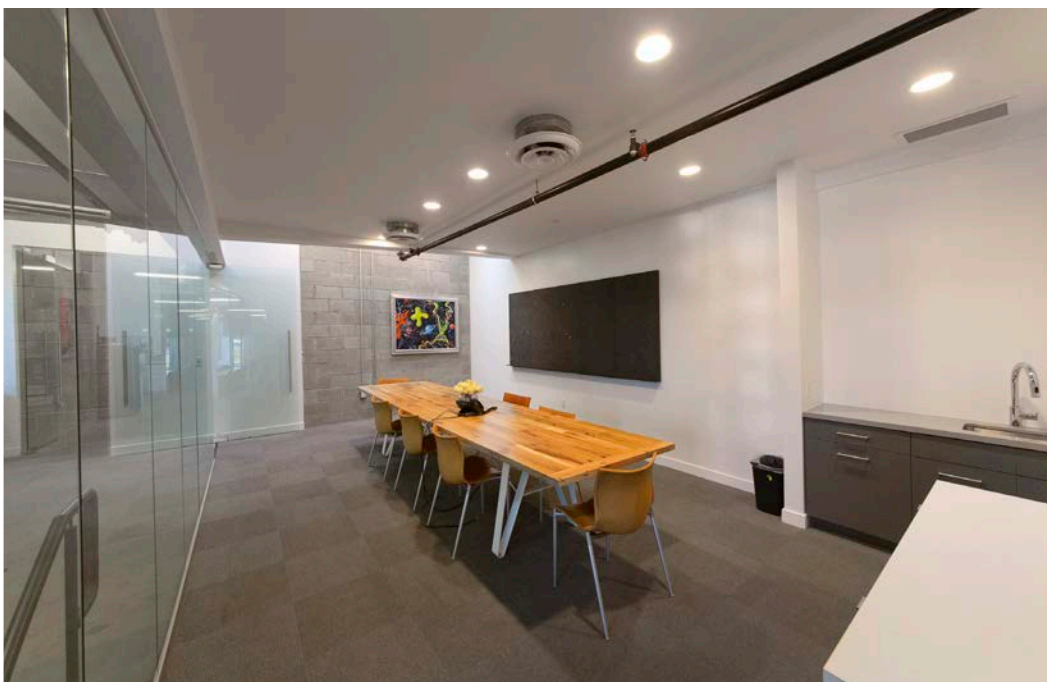
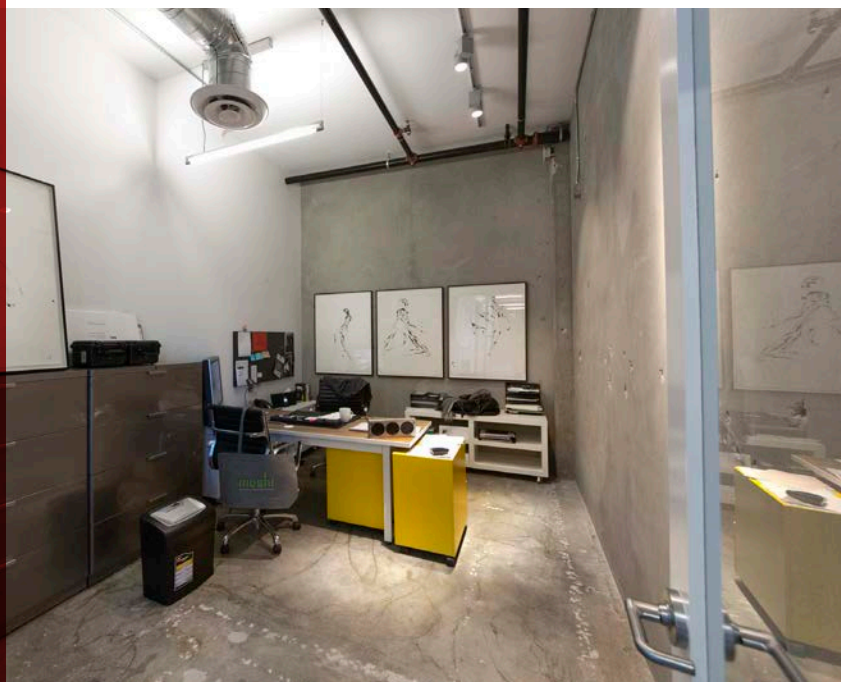
A DIVISION OF
LEE &
ASSOCIATES

www.leewestla.com | dre 01222000

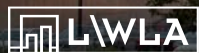
BUILDING 1 PHOTOS | P. 5

FOR LEASE

BUILDING 1
PHOTOS



9950



A DIVISION OF
LEE & ASSOCIATES

www.leewestla.com | dre 01222000

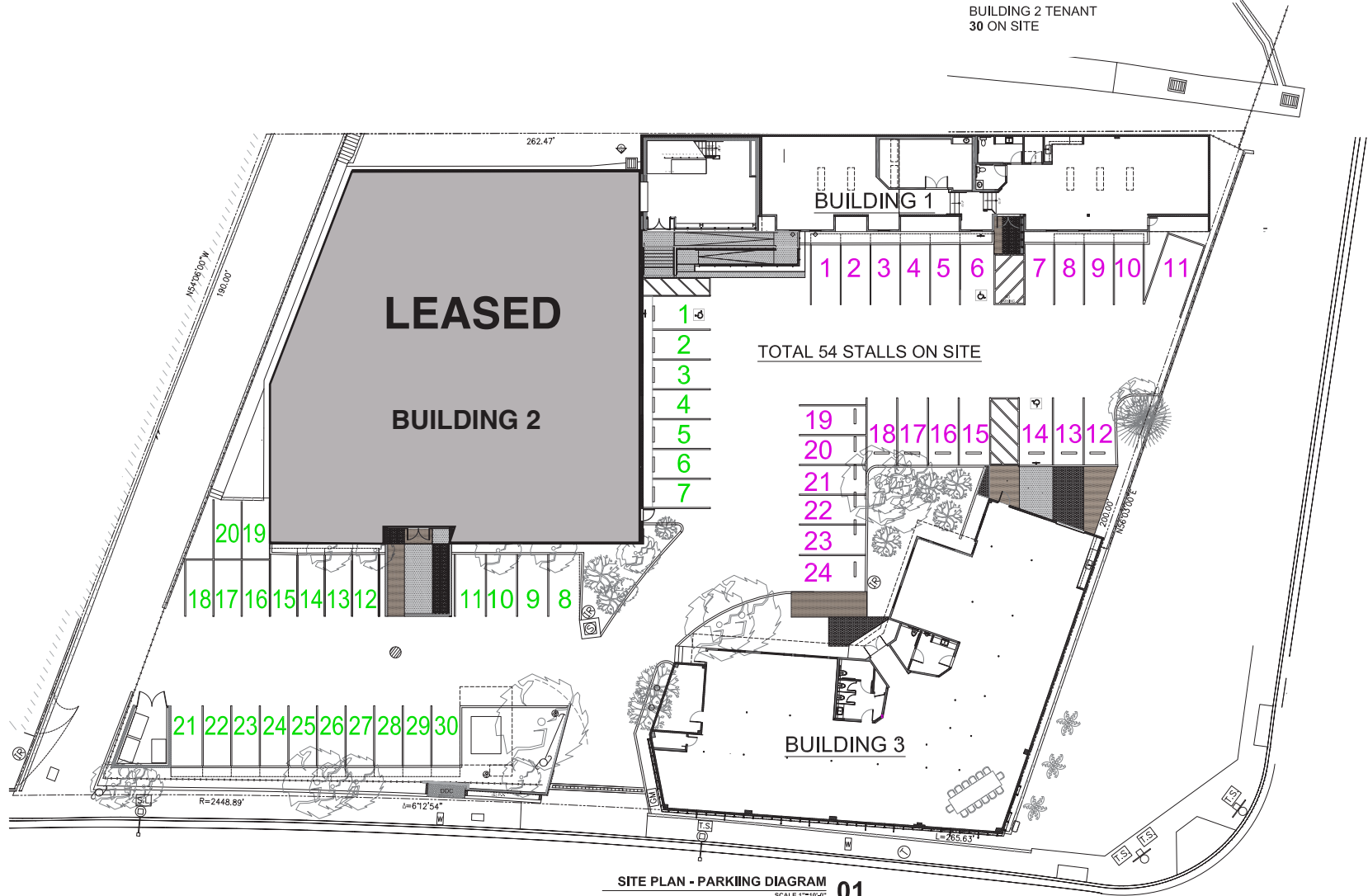
BUILDING 1 PHOTOS | P. 6

FOR LEASE

LEGEND

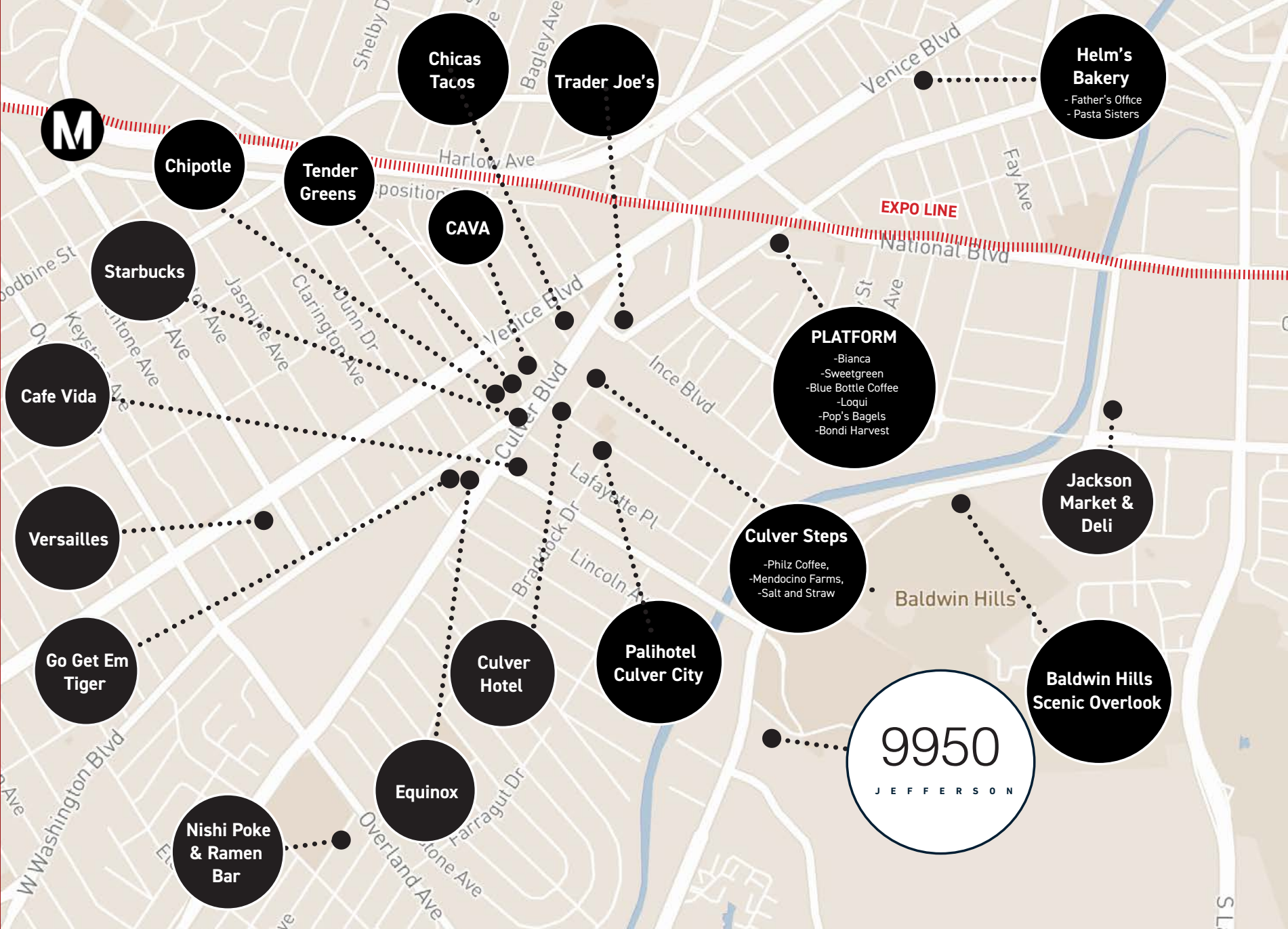
INDICATES PARKING STALLS ALLOCATED TO BUILDING 1+3 TENANT (HSI) 24 ON SITE

INDICATES PARKING STALLS ALLOCATED TO A BUILDING 2 TENANT 30 ON SITE



AMENITIES MAP

9950



A DIVISION OF
LEE & ASSOCIATES

www.leewestla.com | dre 01222000

FOR LEASE

NOTABLE TENANTS

9950



A DIVISION OF
LEE & ASSOCIATES

www.leewestla.com | dre 01222000

NOTABLE TENANTS | P. 9

FOR LEASE



Keith Fielding

Principal
310.899.2719
kfielding@leewestla.com
AGT DRE 01729915

Aleks Trifunovic, SIOR

President
310.899.2721
atrifunovic@leewestla.com
BKR DRE 01363109

Tommy Isola

Principal
310.899.2709
tisola@leewestla.com
AGT DRE 01974024

Tibor Lody, SIOR

Principal
310.899.2720
tlody@leewestla.com
AGT DRE 01261129

Adam Levine

Associate
310.899.2703
alevine@leewestla.com
AGT DRE 02104830

Lee & Associates Los Angeles West, Inc.
1508 17th Street, Santa Monica, CA
310.899.2700 | www.leewestla.com | DRE 01222000