



A DIVISION OF
**LEE &
ASSOCIATES**

\$1.75/SF MG + 45 days free per year of term

1661 Lincoln Blvd., Santa Monica





Features:

- Great accessibility and easy access to the 10 FWY, PCH & 405.
- Beautiful creative space with natural light and exposed ceilings.
- Gated parking structure with direct access to each available space.
- Mature entrance courtyard with common area.
- Very walkable with a multitude of restaurants and amenities close by.
- Signage opportunity.



Available Spaces

3rd Floor: Divisible 5000 - 14,131 SF
4th Floor: Divisible 5000 - 14,131 SF

Rate

\$1.75/SF MG
 + 45 days free per year

Term

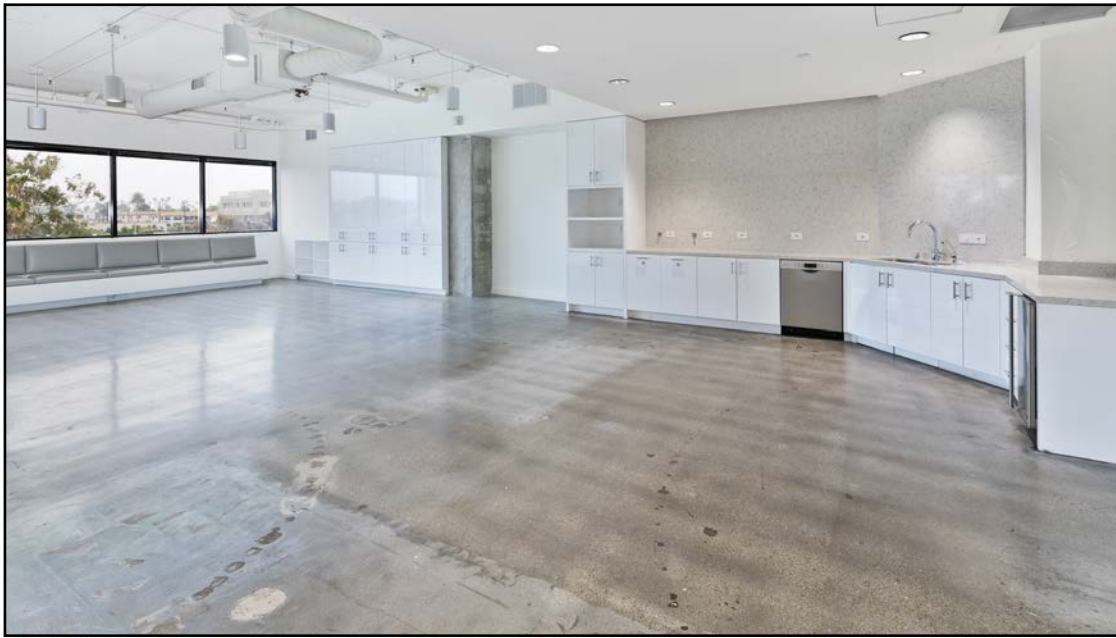
Negotiable

Occupancy

Immediate

Parking

3/1,000 @ \$175.00
 per space

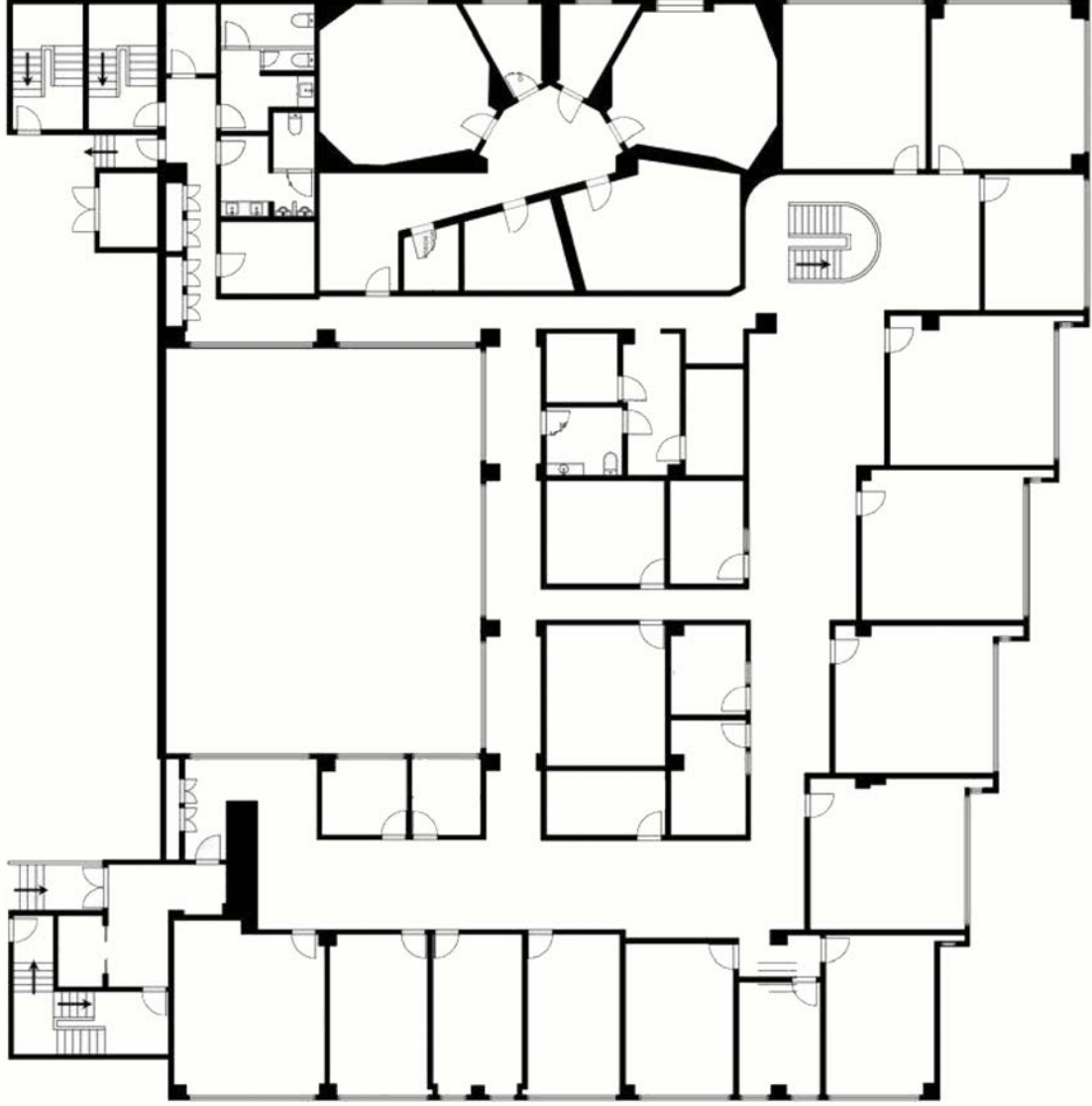




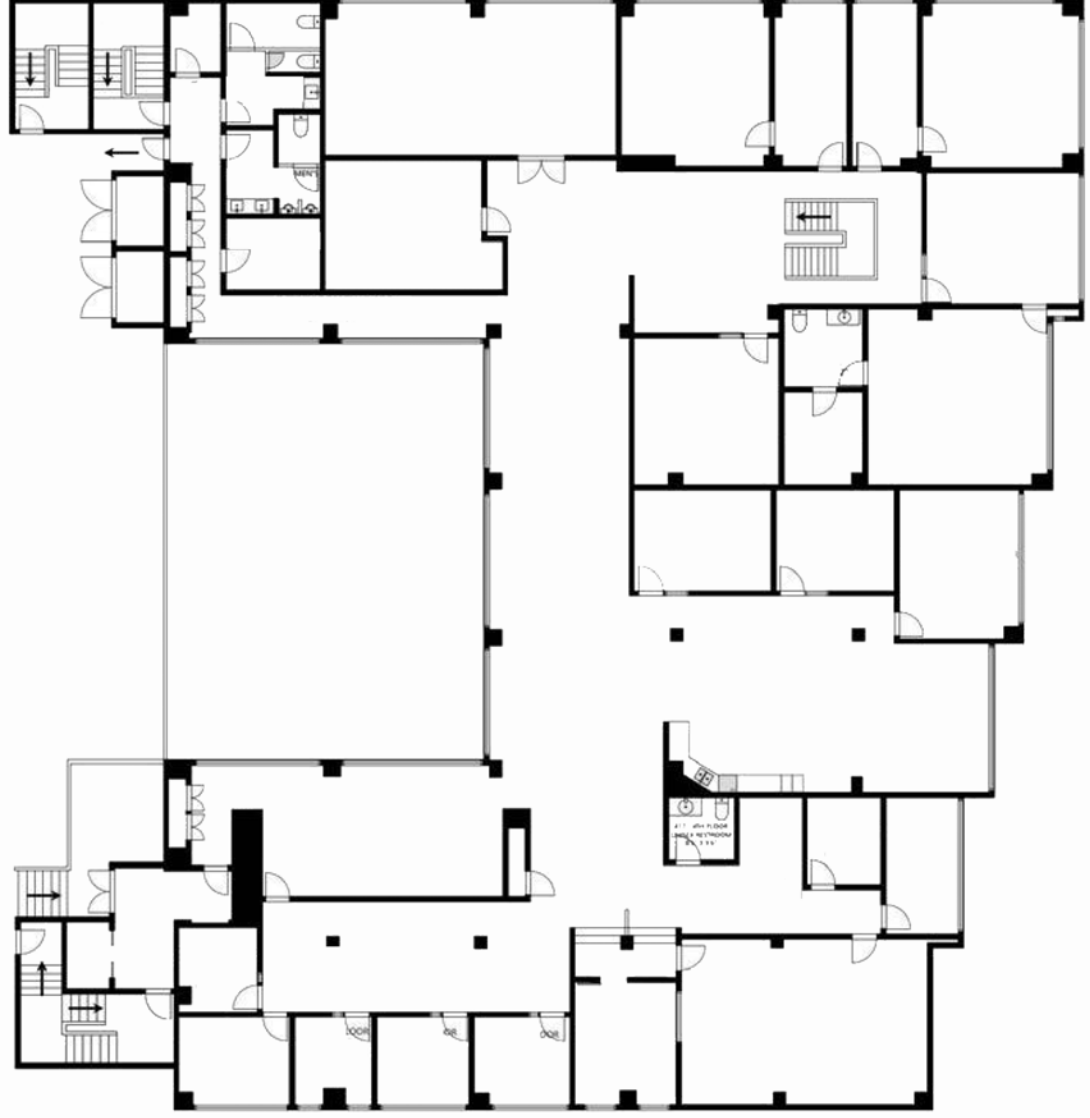




Floor Plan (3rd floor)



Floor Plan (4th floor)





Amenities Map



Ocean Ave

3rd Street Promenade

Pico Blvd



Colorado Ave

Broadway

Santa Monica Blvd

Wilshire Blvd

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

Lincoln Blvd

Neighbor Tenants



1661 Lincoln Blvd.



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