



PLUG & PLAY OFFICE FOR LEASE

THE VANTAGE AT WESTLAKE

2629 TOWNSGATE ROAD, UNIT 110
WESTLAKE VILLAGE, CA 91361

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PROPERTY OVERVIEW

THE VANTAGE AT WESTLAKE

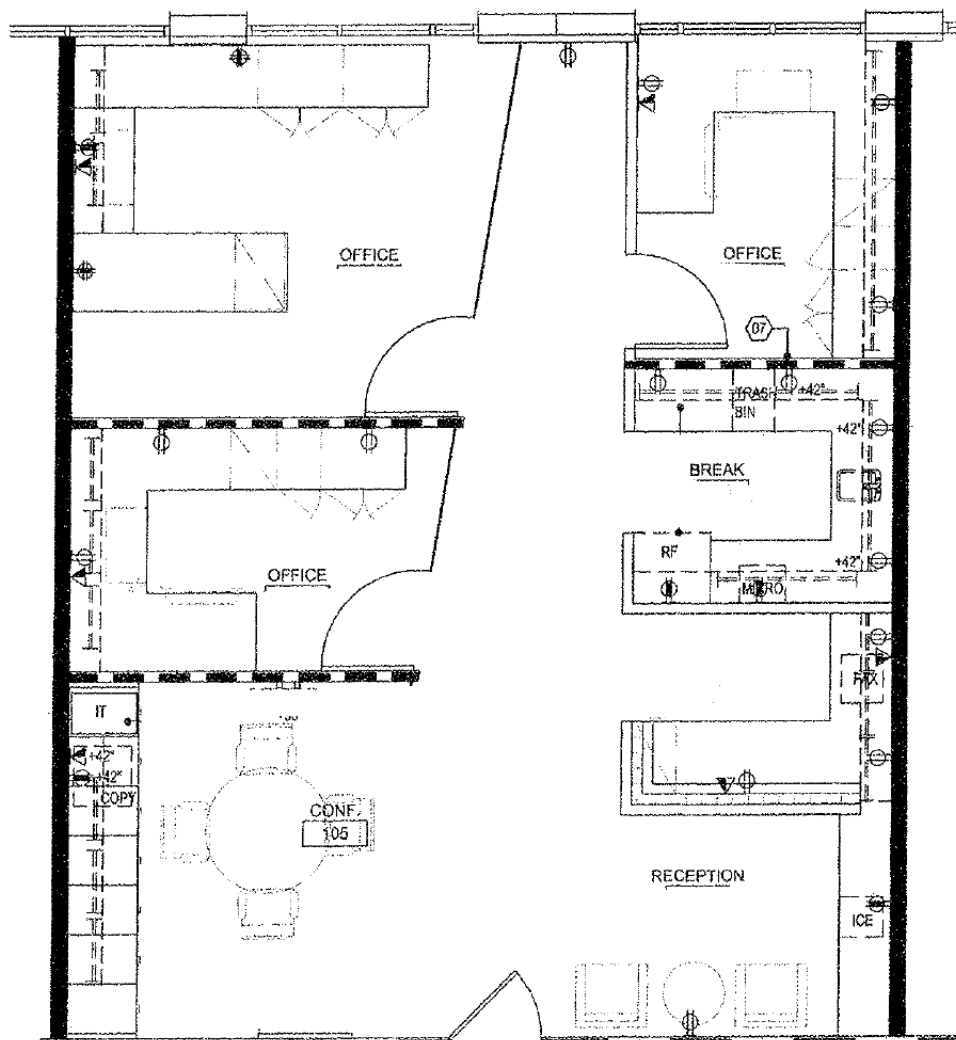
The Vantage has a distinguished, contemporary image with extensive glass and high ceilings.

- **Unit 110:** 1,039 square feet
- **Lease Rate:** **\$2.50 /RSF, Modified Gross** (+ electric & janitorial)
- **Timing:** Immediate
- **Delivery:** Move-in ready - See list of Suite Features

- **Floor to ceiling glass**
- **Efficient layout**
- **Great location in Westlake Village**
- **Dining and retail amenities nearby**
- **Great freeway accessibility**
- **4/1,000 parking ratio**

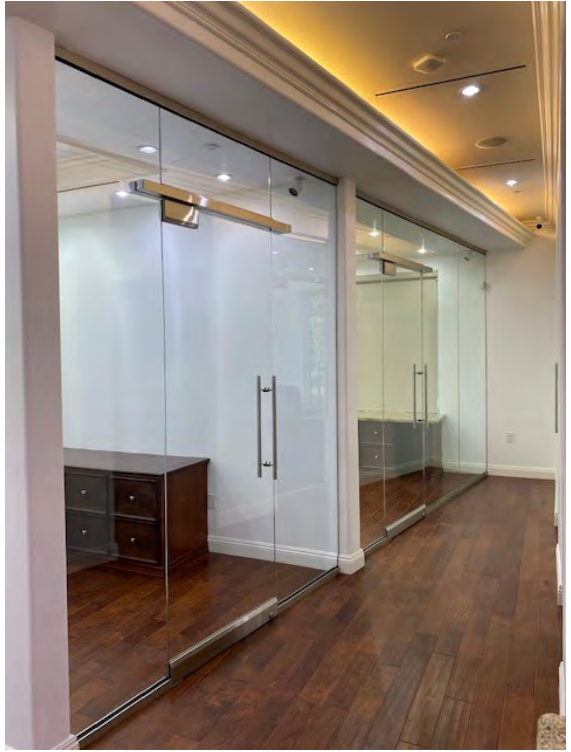


THE OPPORTUNITY



SUITE FEATURES:

- Kitchen with granite countertop
- Stainless steel GE Monogram refrigerator, garbage disposal and mini-fridge (in waiting area)
- Custom window treatments/shades
- Offices with glass walls and doors
- Custom wood floors
- ADT Pulse alarm system and Nest camera system
- 2 Nest thermostats
- Switchless lighting system (sensor controlled)
- LED recessed lighting throughout suite
- Executive and office chairs available
- Sound system throughout entire suite
- Sensors on doors that play a sound and send notifications to phone/computer when doors open/shut
- Nest carbon monoxide and smoke detectors
- Under sink water filtration system





The Vantage at
Westlake

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