

AVAILABLE

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CREATIVE RETAIL/OFFICE SPACE FOR  
LEASE IN PRIME BEVERLY HILLS

## SUITE 364 B

\$3.50 PSF/MONTH/MODIFIED GROSS  
APPROXIMATELY 2,000 SF  
WITH MEZZANINE

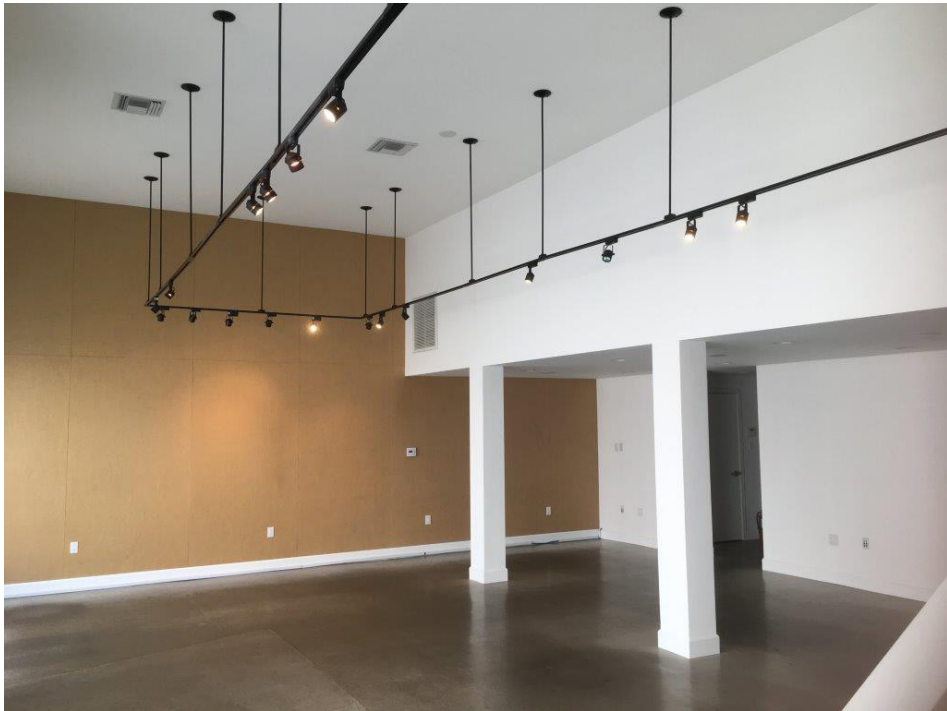
### SPACE FEATURES

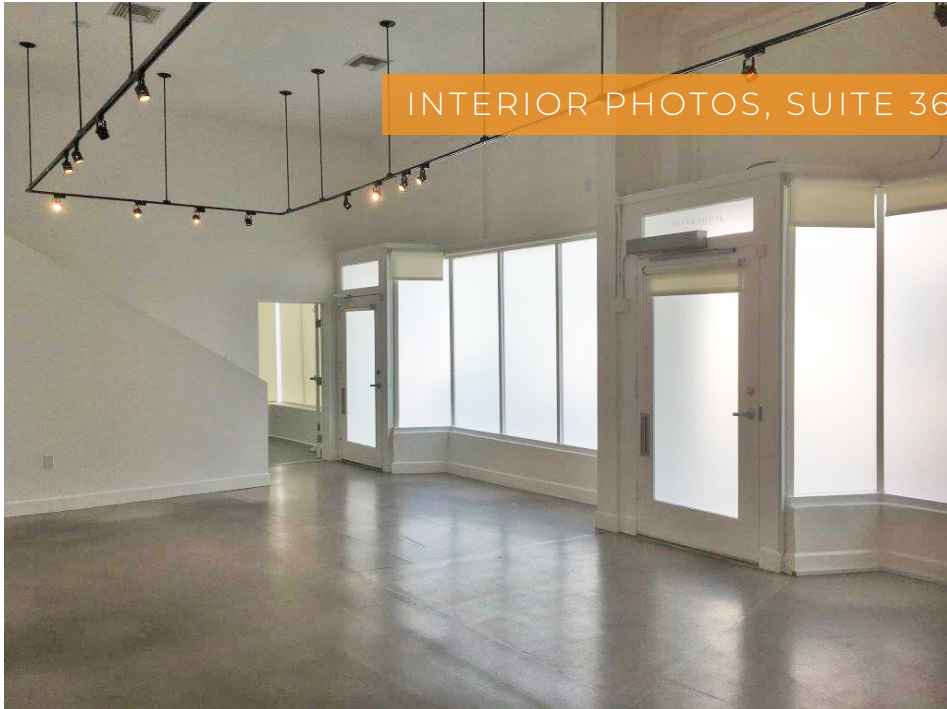
- HVAC
- NEW PLUMBING
- RESTROOMS
- STORAGE SPACE
- BACK ENTRY/EXIT DOOR
- MEZZANINE
- CONCRETE FLOORS
- HARDWOOD FLOORS
- SUSPENDED TRACK LIGHTING
- KITCHEN SPACE
- STACKABLE WASHER/DRYER SPACE
- RECESS LIGHTING
- LARGE STOREFRONT WINDOWS

### LOCATION FEATURES

- TROPHY LOCATION IN BEVERLY HILLS
- CORNER OF W OLYMPIC BOULEVARD AND S MAPLE DRIVE
- NEIGHBORING TENANTS INCLUDE: SUSHI SASABUNE BEVERLY HILLS, PET FOOD EXPRESS, TARTE TATIN BAKERY, DR. SANDWICH, BH MAILBOX CENTER AND FAZIO CLEANERS, JUST TO NAME A FEW

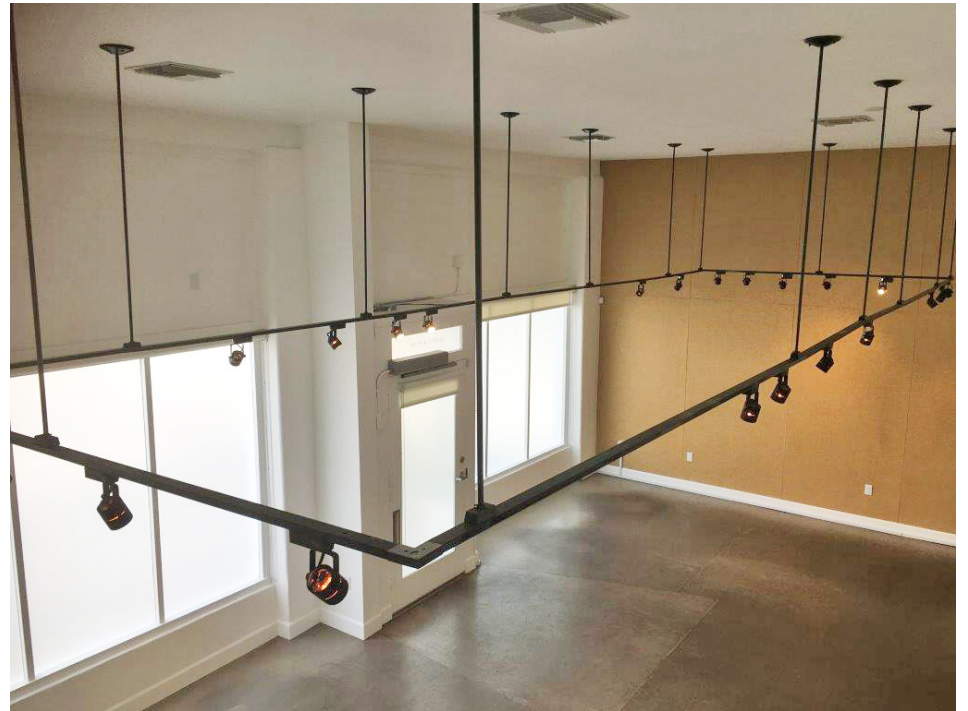
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INTERIOR PHOTOS, SUITE 364 B





# AERIAL





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