

902 - 926 COLORADO AVENUE SANTA MONICA

**SILICON BEACH
CREATIVE / FLEX SPACE
FOR LEASE**



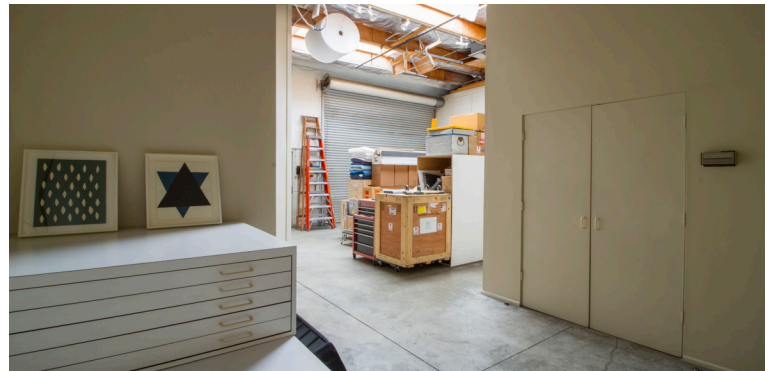
SUITE	RSF	DESCRIPTION
*924	2,750	Creative Space, 2 offices, concrete floors and roll up door.
*922	1,980	Creative office with high ceilings with one office, kitchen and open area with roll up door. Available December 15, 2020.
914	2,800	Creative office with 2 large offices, kitchen and large open area with roll up door and skylights.

***Contiguous for a total of 4,730 SF**

RENTAL RATE	\$4.00 per RSF, NNN (\$.67/PSF)
LEASE TERM	5 - 10 years
PARKING	2/1,000 RSF ; \$100 per space

PROJECT FEATURES

- Creative Business Park in Silicon Beach
- Exposed 16' ceiling height with skylights
- Polished concrete floors throughout
- Walking distance to Downtown Santa Monica
- Close proximity to Expo Line Transit & Freeways

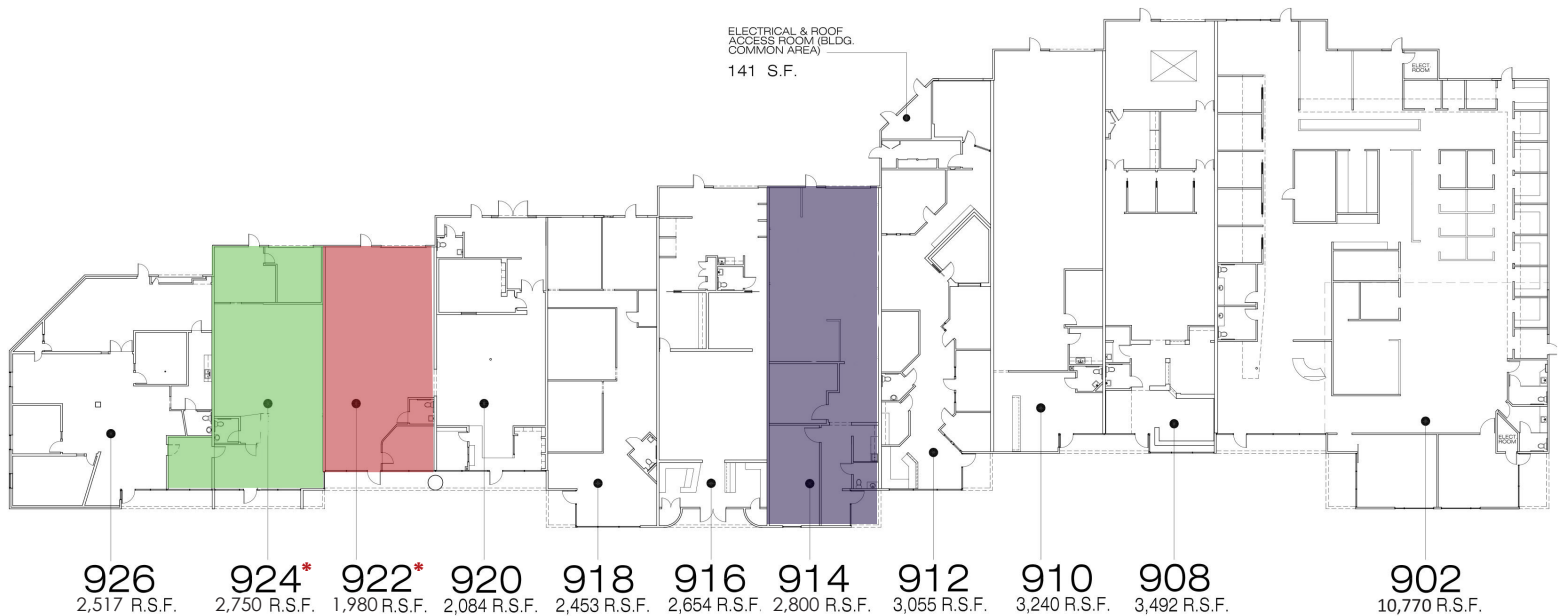
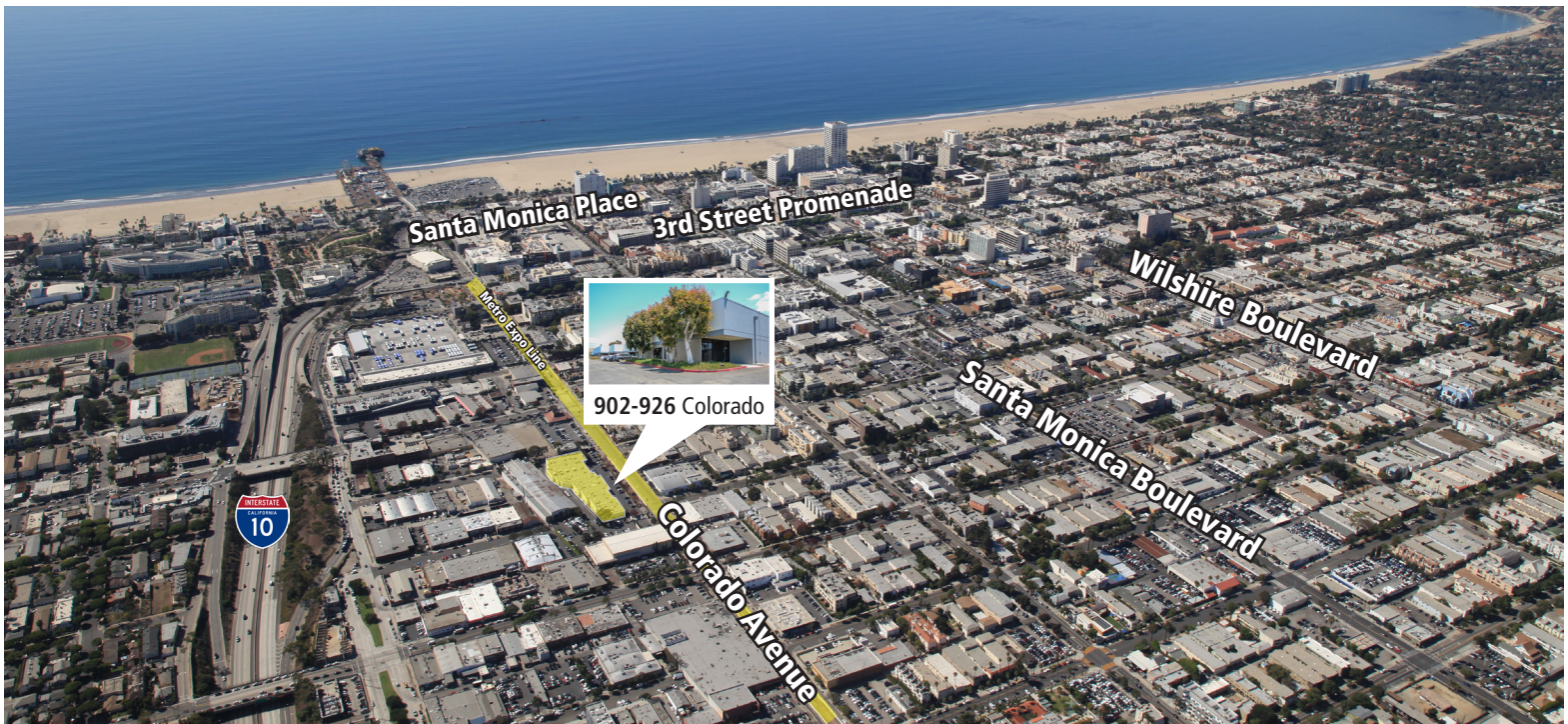


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EXCLUSIVE ADVISOR



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