

FOR LEASE



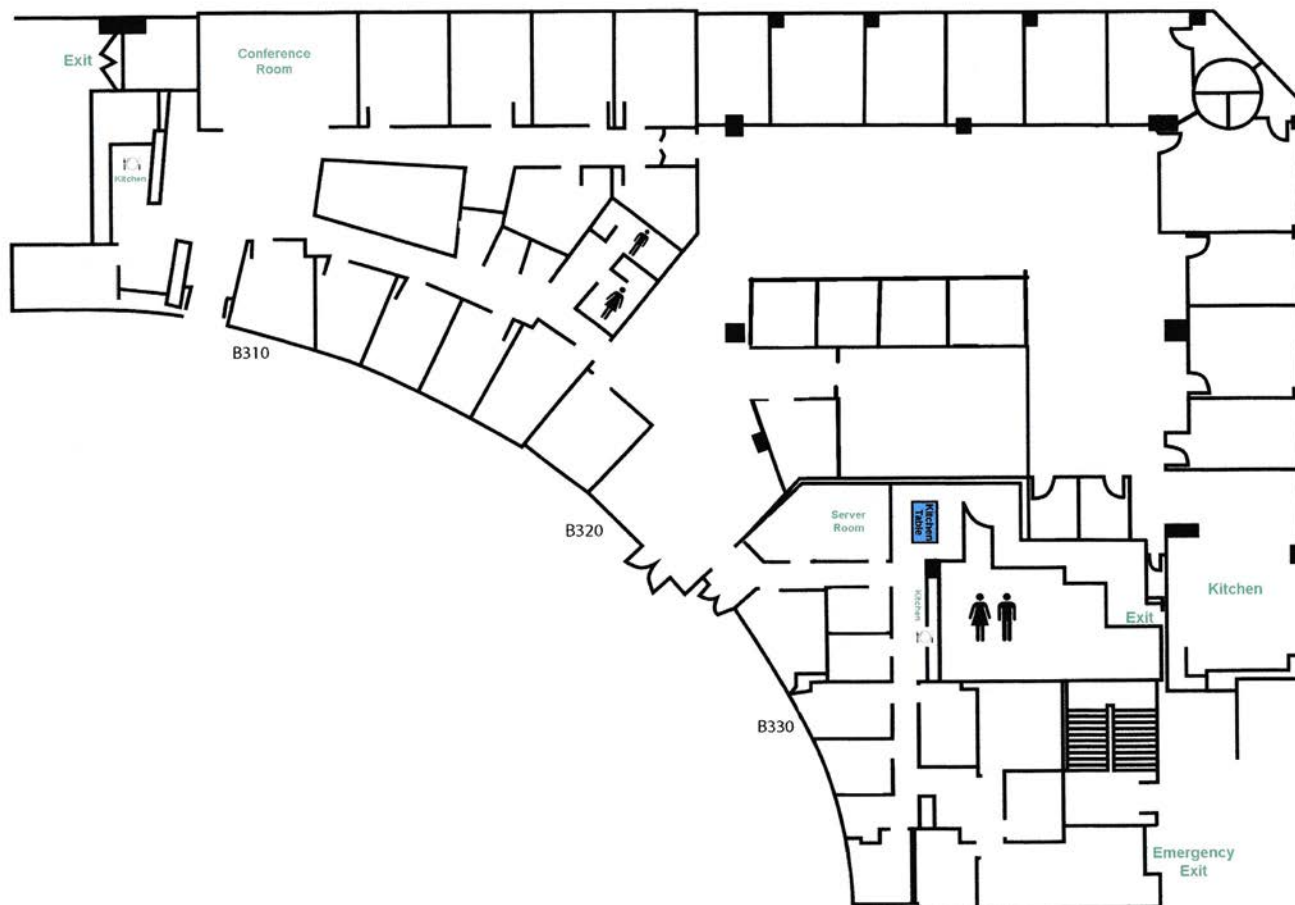
8000 Sunset Blvd.
West Hollywood, CA

Sunset Strip and Crescent Heights Boulevard

Creative office space available with open air access!

Floor Plan

3rd floor



Space Availability Features

Premises: 3rd Floor Creative Office Space

Size: 17,247 RSF, divisible to:

- Suite B310: 4,908 SF
- Suite B320: 8,939 SF
- Suite B330: 3,400 SF

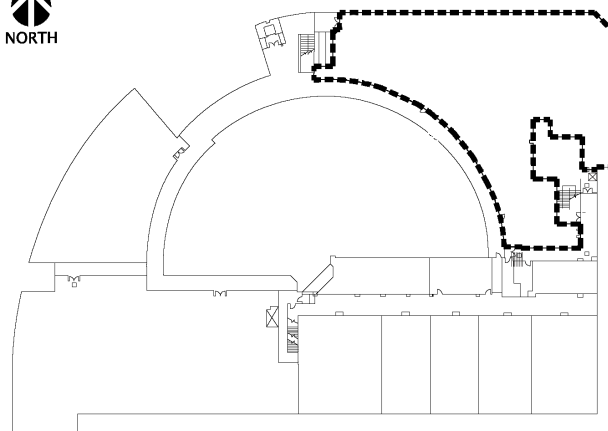
Timing: Available Now

Rent: \$4.85/SF/Month MG

Ceiling Height: 14'4" (exposed)

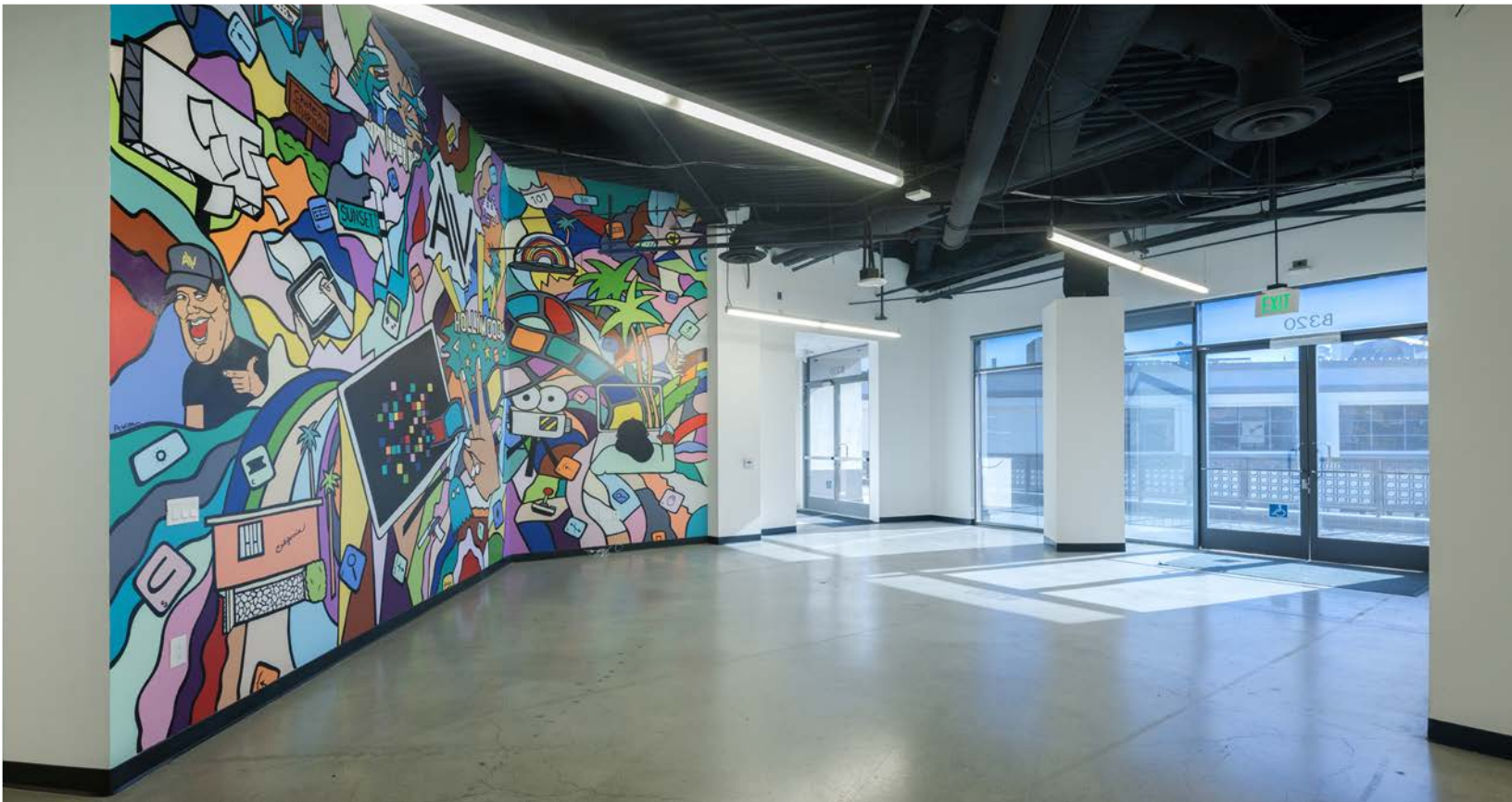
Current Improvements: Space is move-in ready and ideal for production/post-production use.

Onsite Parking: 5.0: 1,000 RSF available



LEVEL 3

8000 SUNSET BLVD. WEST HOLLYWOOD



CREATIVE OFFICE FOR LEASE



8000 SUNSET BLVD. WEST HOLLYWOOD



Property Highlights

- Move-in ready creative office space
- Direct access with open air walkways
- Recently completed renovation which included upgrades to the sun-lit outdoor courtyard and seating areas, as well as improving the efficiency of the building systems
- Prime intersection of Sunset Boulevard and Crescent Heights, with direct access to Laurel Canyon Blvd.
- Ample HVAC, power and parking to accommodate today's creative and tech users
- Excellent restaurant and lifestyle amenities onsite





It's all here

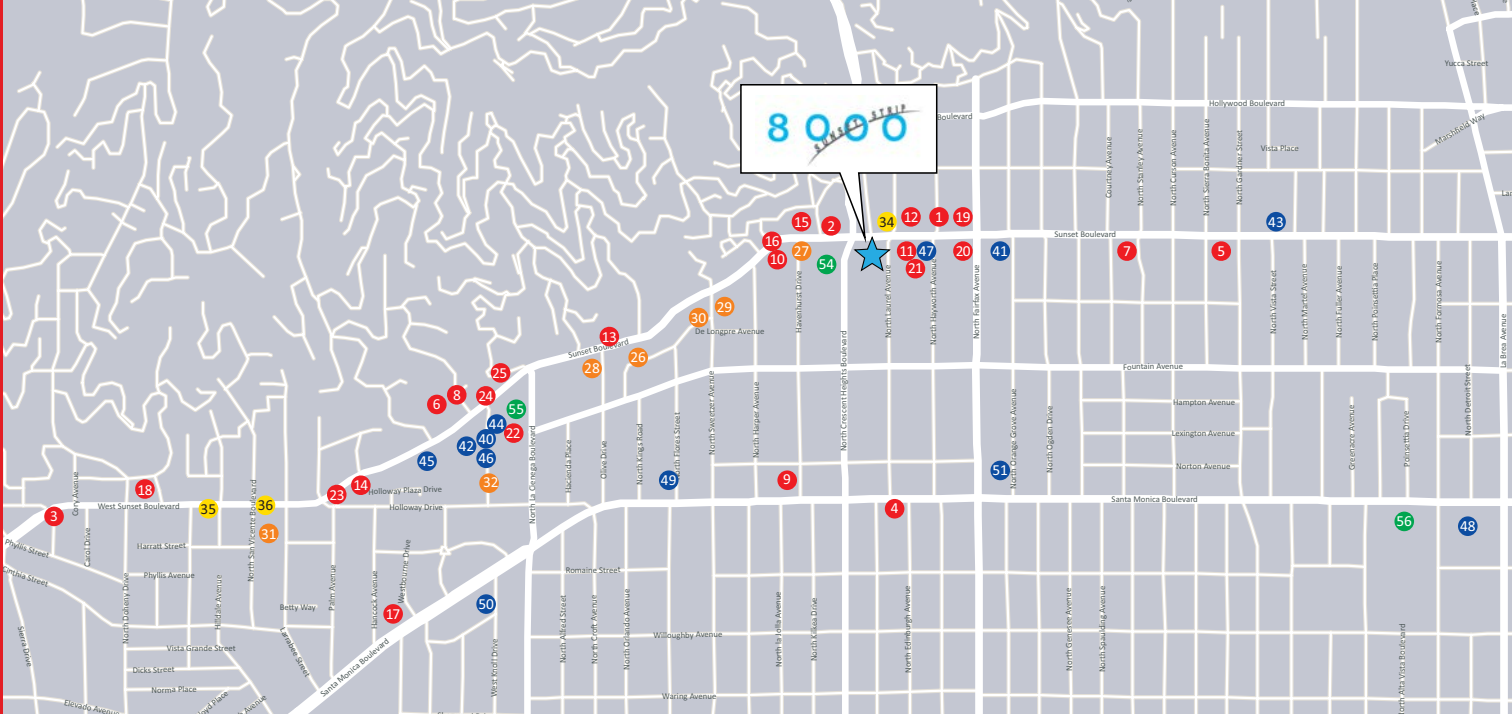
8000 Sunset includes the following notable tenants:

Trader Joe's
Starbucks
CB2
CVS
Jojo's Mediterranean Grill
Crave Cafe
AMC Theatre
Salon Republic
Crunch
Wokcano



8000 SUNSET BLVD. WEST HOLLYWOOD

AMENITIES IN THE AREA



8000 SUNSET

Salon Republic
CB2
Crunch
AMC Theatre
Wokcano
Starbucks
Sundance Cinemas
Rock n Roll Sushi
Trader Joe's
Jojo's Mediterranean Grill
Crave Cafe

RESTAURANTS

- 1 Zankou Chicken
- 2 Bar Marmont
- 3 Boa
- 4 Laurel Hardware
- 5 Cheebo
- 6 Chin Chin
- 7 Chipotle
- 8 Coffee Bean & Tea Leaf
- 9 Connie and Ted's
- 10 The Den
- 11 Greenblatt's
- 12 Hyde
- 13 Katana
- 14 Eveleigh
- 15 Pinches Tacos
- 16 Pink Taco
- 17 Tender Greens
- 18 Night+Market
- 19 The Counter
- 20 The Griddle
- 21 Pizzeria Vivoli
- 22 Tesse
- 23 State Social House
- 24 Le Petit Four
- 25 Mel's Diner

HOTEL

- 26 Andaz Hotel
- 27 Chateau Marmont
- 28 The Mondrian
- 29 The Standard
- 30 The Sunset Tower Hotel
- 31 The London
- 32 Sunset Marquis

ENTERTAINMENT

- 34 Laugh Factory
- 35 The Roxy
- 36 Whiskey a Go Go

RETAIL/OTHER

- 40 BCBG Max Azria
- 41 Bristol Farms
- 42 Equinox
- 43 Guitar Center
- 44 H&M
- 45 Nicole Miller

- 46 Oliver Peoples
- 47 Wells Fargo
- 48 Target
- 49 Gelson's
- 50 Trader Joe's
- 51 Whole Foods

DEVELOPMENTS

- 54 Townscape Partners development
- 55 Sunset La Cienega
- 56 The Lot

EXCLUSIVE AGENTS

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