

## Properties for Lease

1 4052-4058 Del Rey Ave, Marina Del Rey, CA 90292



### Property Details

Rental Rate Mo	\$2.95 /SF/MO
Property Type	Office
Rentable Building Area	25,100 SF
Building Class	B
Year Built	1989
Status	Active

### Broker Information

 Justin Altemus  
(310) 422-0025

### Property Notes

## Spaces

#	Space Avail.	Rental Rate	Min Divisible	Max Contig.	Lease Type	Date Avail.	Description	Service Type
1st Floor, Ste 203/204	2,195 SF	\$2.95 /SF/MO	2,195 SF		Relet	Now	Magnificent loft style, creative office space located in the heart of the Marina Del Rey. Perfect for a variety of media, entertainment, production, technology and other creative office users. 2 private offices, conference room, open bullpen and kitchen/break area.	Triple Net (NNN)
1st Floor, Ste 4056	8,560 SF	\$3.05 /SF/MO	8,560 SF		Relet	January 01, 2024	Magnificent loft style, creative office space located in the heart of the Marina Del Rey. Perfect for a variety of media, entertainment, production, technology and other creative office users. 10 private offices, 2 conference rooms, open bullpen and 2 kitchen/break areas.	Triple Net (NNN)

## Property Description

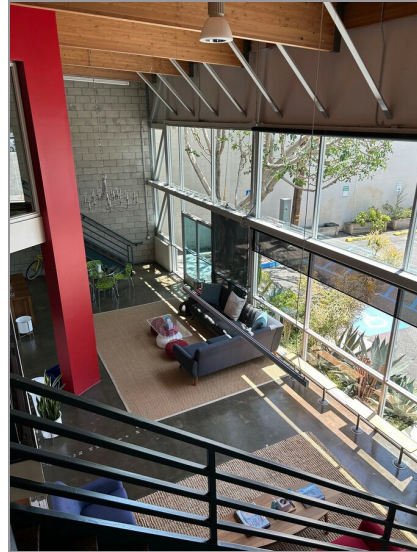
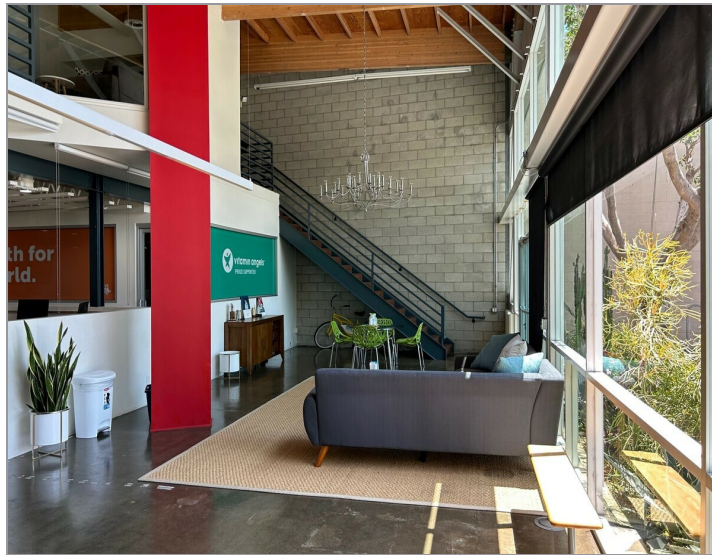
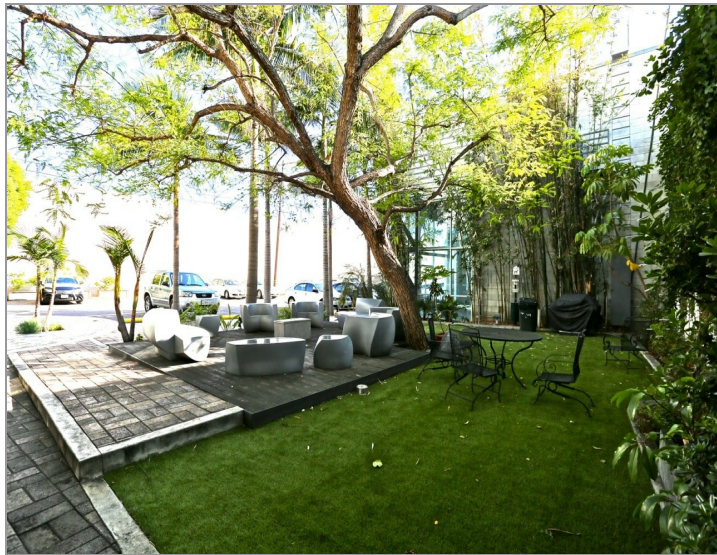
Magnificent loft style, multi-tenant creative office building located in the heart of the Marina Del Rey. Perfect for a variety of media, entertainment, production, technology and other creative office users. Shared, outdoor shaded patio area. The property is close to many restaurants and retail amenities. Low rise, built out office space which makes it great for social distancing. Project contains great parking at 3/1,000 (\$75/car/month) all grade level and single striped spaces. No load factor. Monthly NNN charges equal to approximately .63/sf.

## Highlights

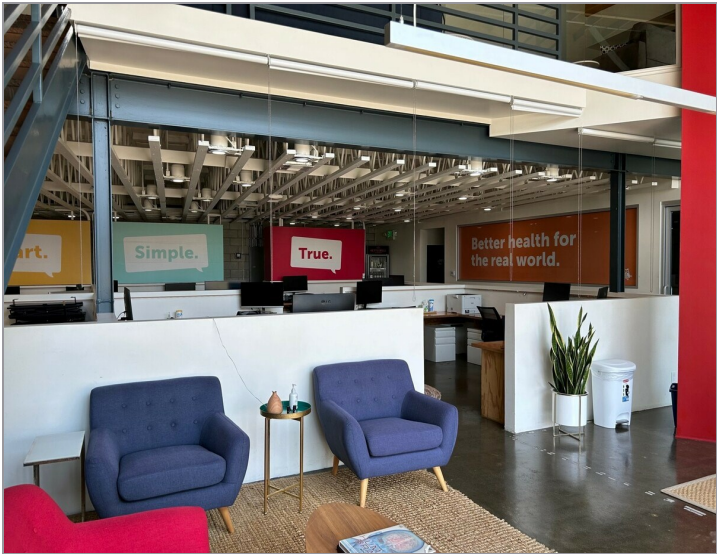
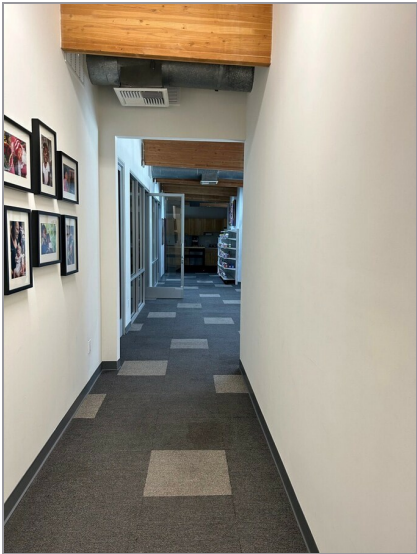
MAGNIFICENT LOFT STYLE CREATIVE OFFICE BUILDING	PERFECT FOR A VARIETY OF CREATIVE OFFICE USES	GREAT MARINA DEL REY LOCATION
CLOSE TO MANY RESTAURANTS AND RETAIL AMENITIES	GREAT PARKING AT NEARLY 3/1,000	NO LOAD FACTOR

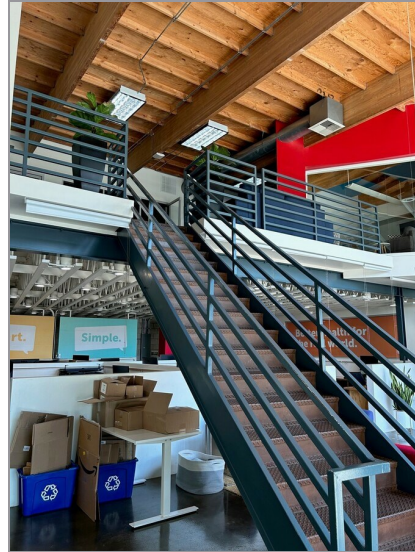
## Photos

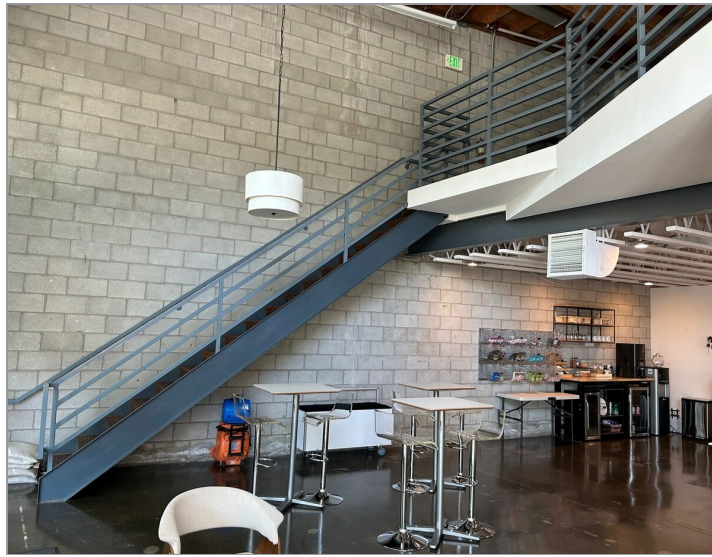




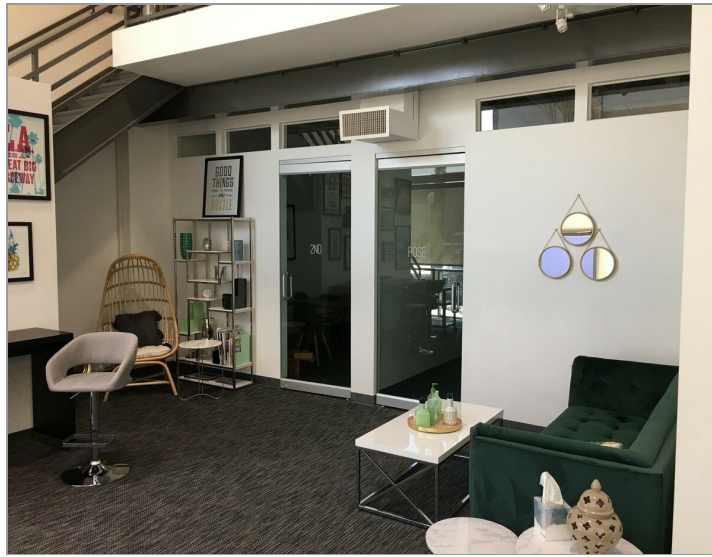
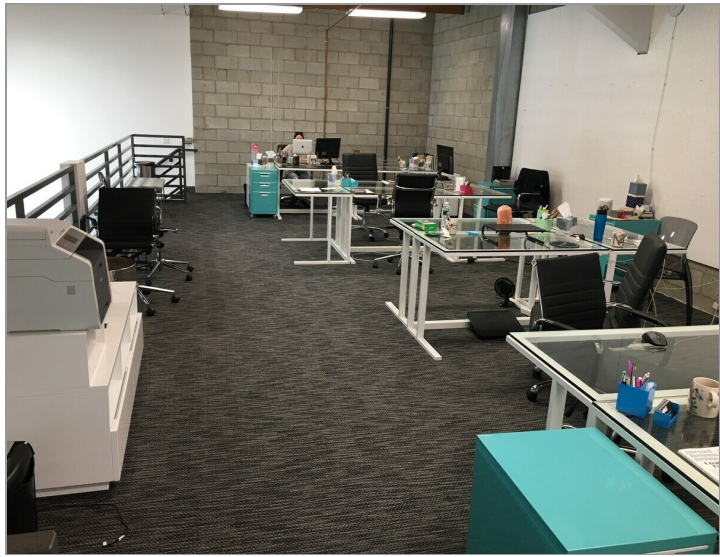






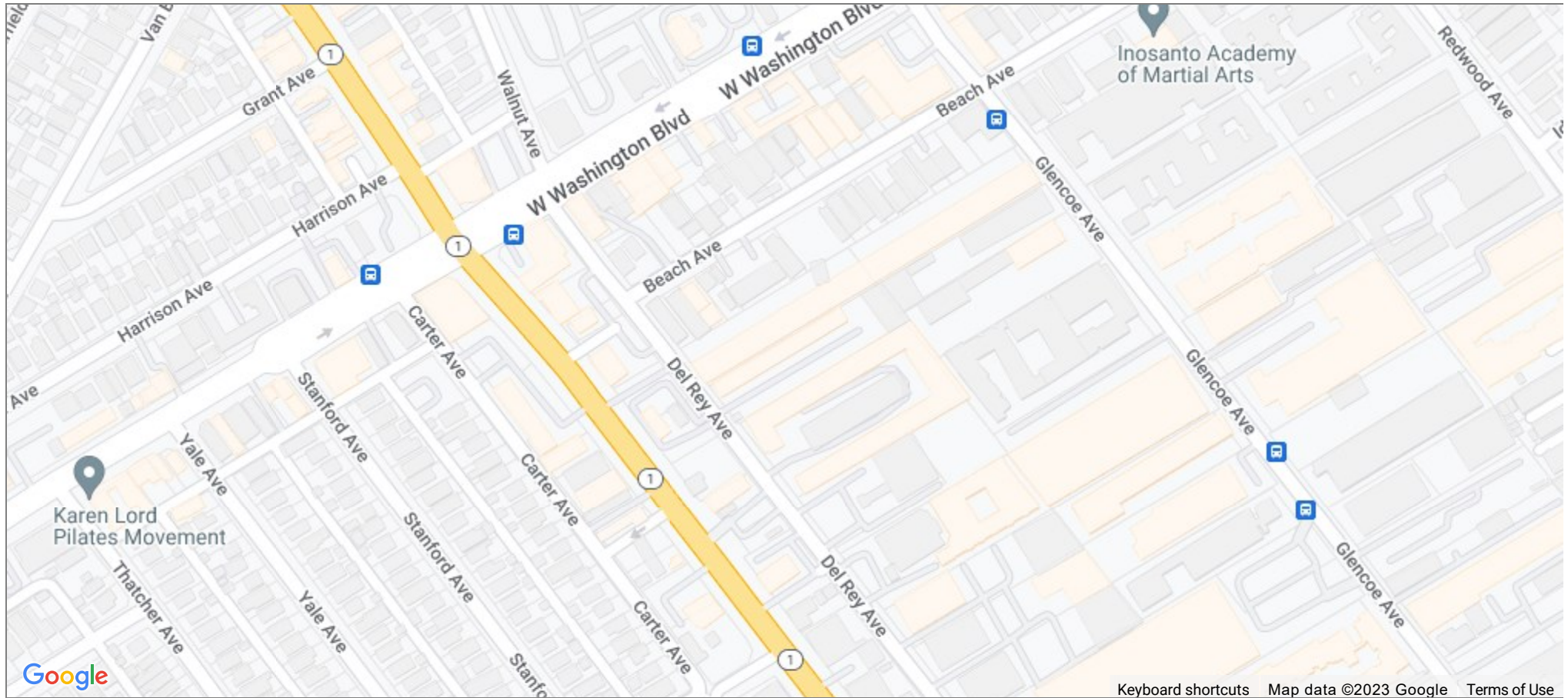








Map



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