



4052 Del Rey Ave
Marina Del Rey, CA 90292
 LA West
 Washington Blvd / Marina Del Rey
 Specific Use: General
Altemus Company, The
 Justin Altemus (310) 478-7729
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Office For Lease

Class:	B	Sale Price:		Parking:	3:1 / 73 Spaces
Const Status:	Existing	Price/SF:		Reserved:	# Spaces / Cost/Mo
Year Built:	1989	Lease Terms:		Covered:	/
Load Factor:				Surface:	/
Stories:	1	Building Size:	24,500 SF	Unreserved:	# Spaces / Cost/Mo
Energy Provider:		Total Available:	2,160 SF	Covered:	/
ADA Accessible:	No	Minimum Avail:	2,160 SF	Surface:	/
APN:	4230-004-023	Max Contig:	2,160 SF		
Lot Size:	0.94 AC / 40,946 SF	Largest Floor:	2,160 SF	Property ID:	663060
		Smallest Floor:	2,160 SF	Listing ID:	784156
Pass Elevators:		Op Expenses:		FTCF:	CB400Y200S000/OAA
Freight Elevators:		Taxes:			

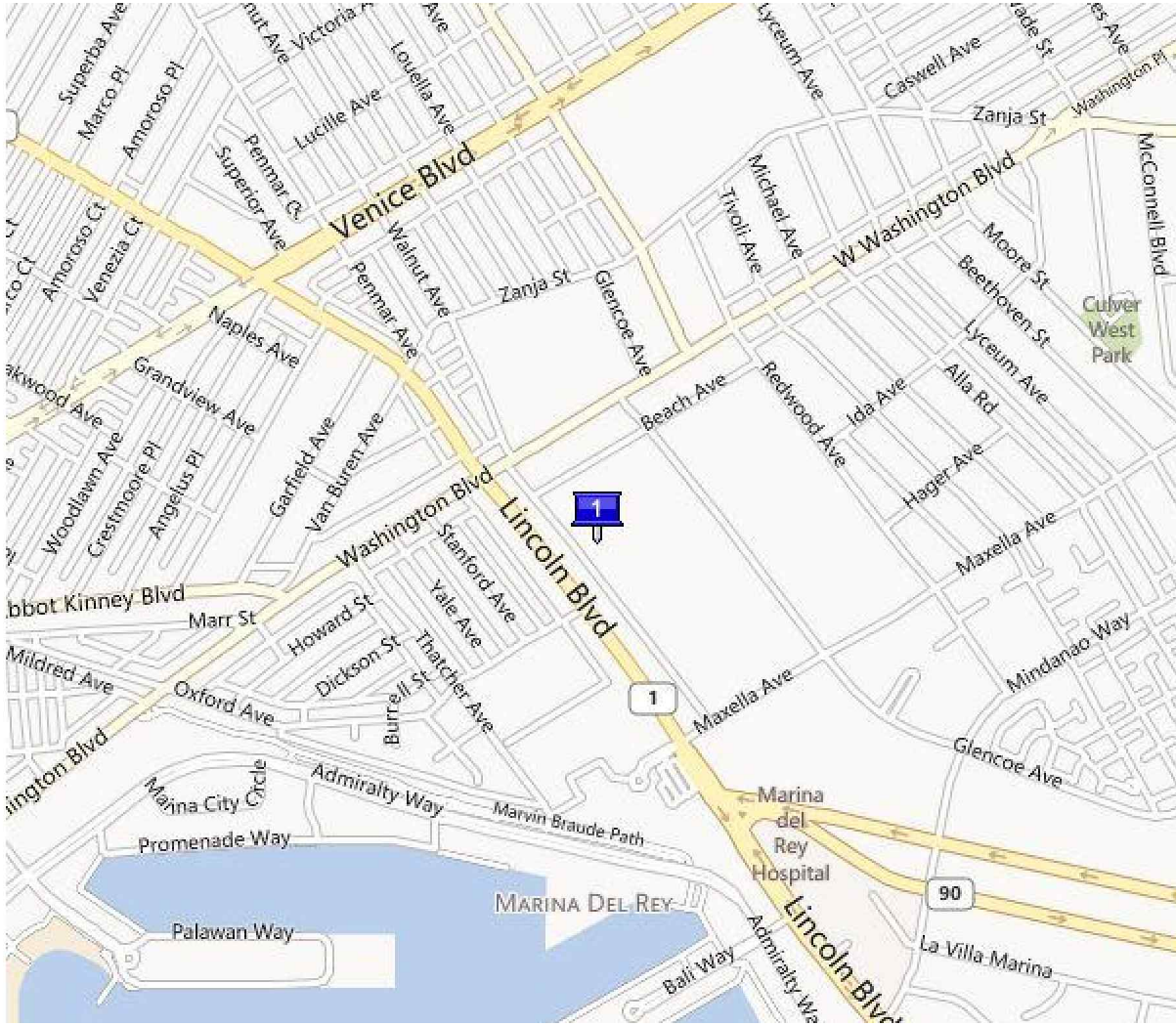
Listing Comments: Small creative, loft style office, located in the heart of Marina Del Rey, no load factor & 3/1,000 parking, close to many retail amenities.

Broker Notes: To show: Call broker for appointment. NNN charges approx. \$0.54/SQ. FT. Parking: 3/1,000, single striped, grade level at \$50/Car/Mo.

Floor/Suite	SF Avail	Min Avail	Max Contig	Rate/SF	Availability	Suite Comments
1/108	2,160	2,160	2,160	\$2.25NNN	Now	1 private office, 1 conference room, and open bullpen area.



Property Map



Map Legend

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