

2ND FLOOR CREATIVE OFFICE SPACE ON **SUNSET BLVD**



JARED SWEDELSON

Vice President
d: 818-742-1632
m: 818-644-7597
jswedelson@naicapital.com
Cal DRE Lic #02105146

NAI CAPITAL - WEST LOS ANGELES

11550 Santa Monica Blvd., Suite 1550
Los Angeles, CA 90025
d: 310-806-6100
f: 310-806-6101
www.naicapital.com

NAI Capital
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

Property Details



Price:

\$3.25/SF NNN (\$.72/SF)

Parking:

(1) tandem gated parking space (2) vehicles

Building Square Feet:

Suite 204:	1,160 SF
Suite 203:	790 SF
Total:	1,950 SF

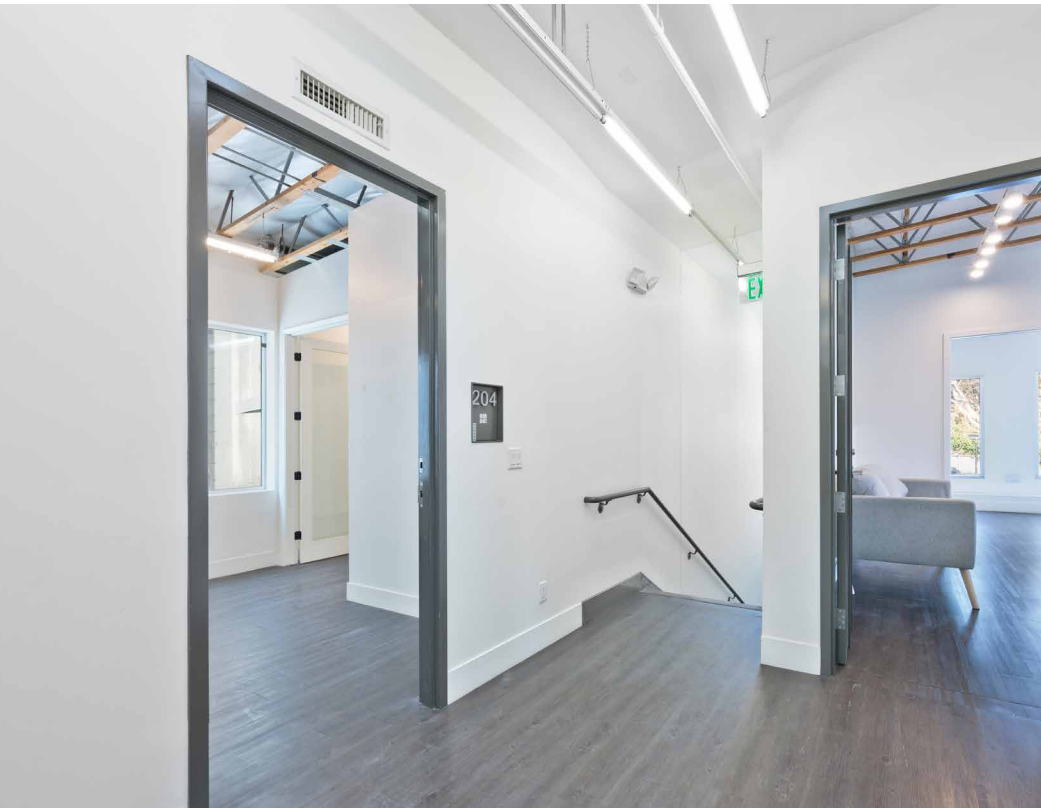
Building Specs:

- Wide open floor plan
- 2 private offices
- Server room
- Kitchenette

Unit 204

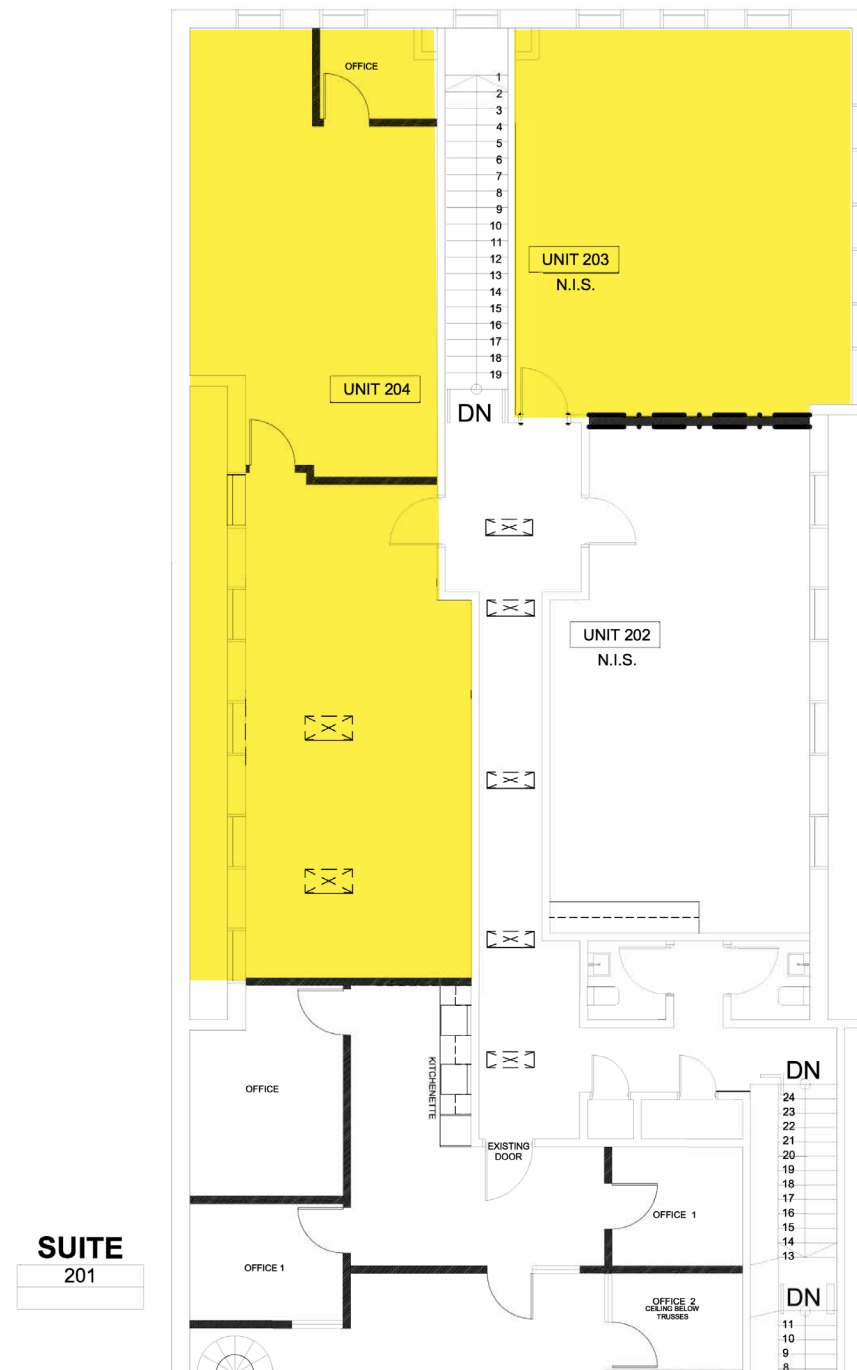


Unit 203



Site Plan

7561 SUNSET BOULEVARD



Aerial View

HOLLYWOOD

SITE

W SUNSET BLVD

N CURSON AVE

N SIERRA BONITA AVE

Contact Info

JARED SWEDELSON

Vice President
d: 818-742-1632
m: 818-644-7597
jswedelson@naicapital.com
Cal DRE Lic #02105146

NAI CAPITAL - WEST LOS ANGELES

11550 Santa Monica Blvd., Suite 1550
Los Angeles, CA 90025
d: 310-806-6100
f: 310-806-6101
www.naicapital.com

No warranty, express or implied, is made as to the accuracy of the information contained herein. This information is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and is subject to any special listing conditions imposed by our principals, cooperating brokers, buyers, tenants and other parties who receive this document should not rely on it, but should use it as a starting point of analysis, and should independently confirm the accuracy of the information contained herein through a due diligence review of the books, records, files and documents that constitute reliable sources of the information described herein. NAI Capital Cal DRE #02130474

NAI Capital
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE