



For **sublease**

The Best Creative Office Space in West Adams

4525 W. Adams

SPACE PROFILE

6,477 SF

Total SF

30-60 Days

Availability

Negotiable

Rental rate

25

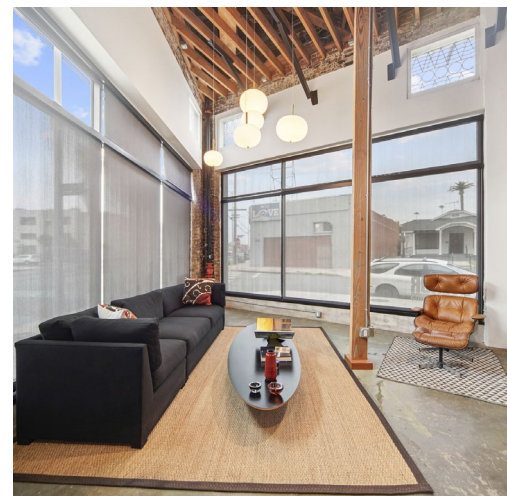
Parking spaces

7/31/2028

Term

FF&E Included

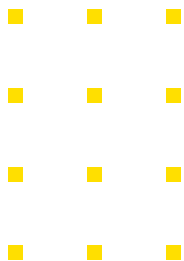
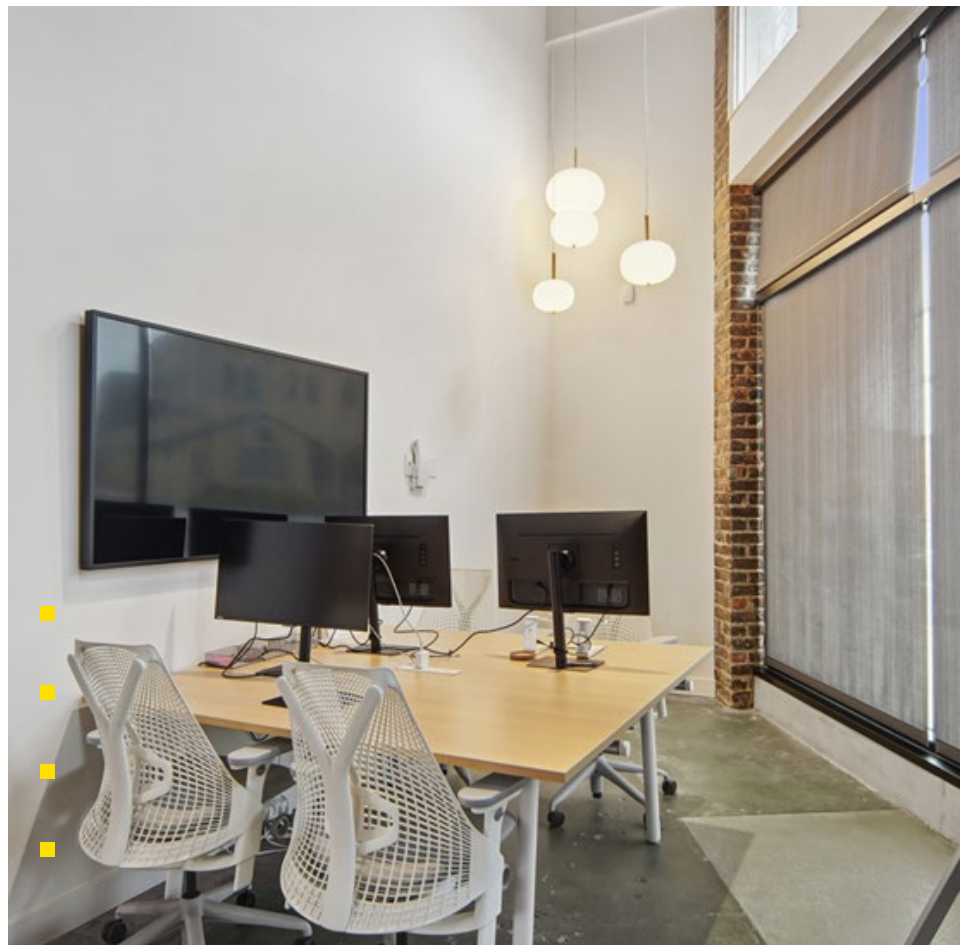
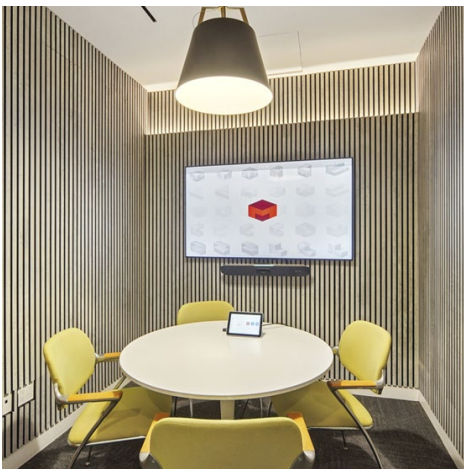
Furniture

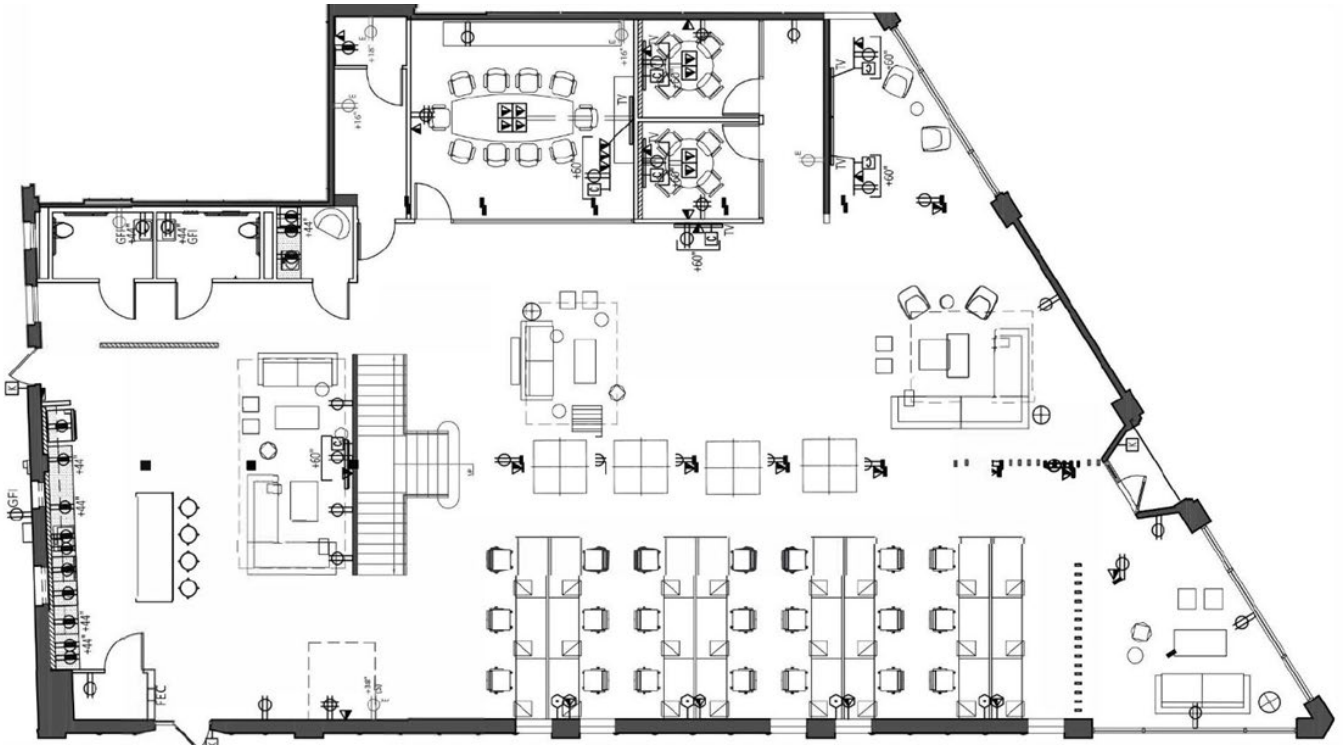




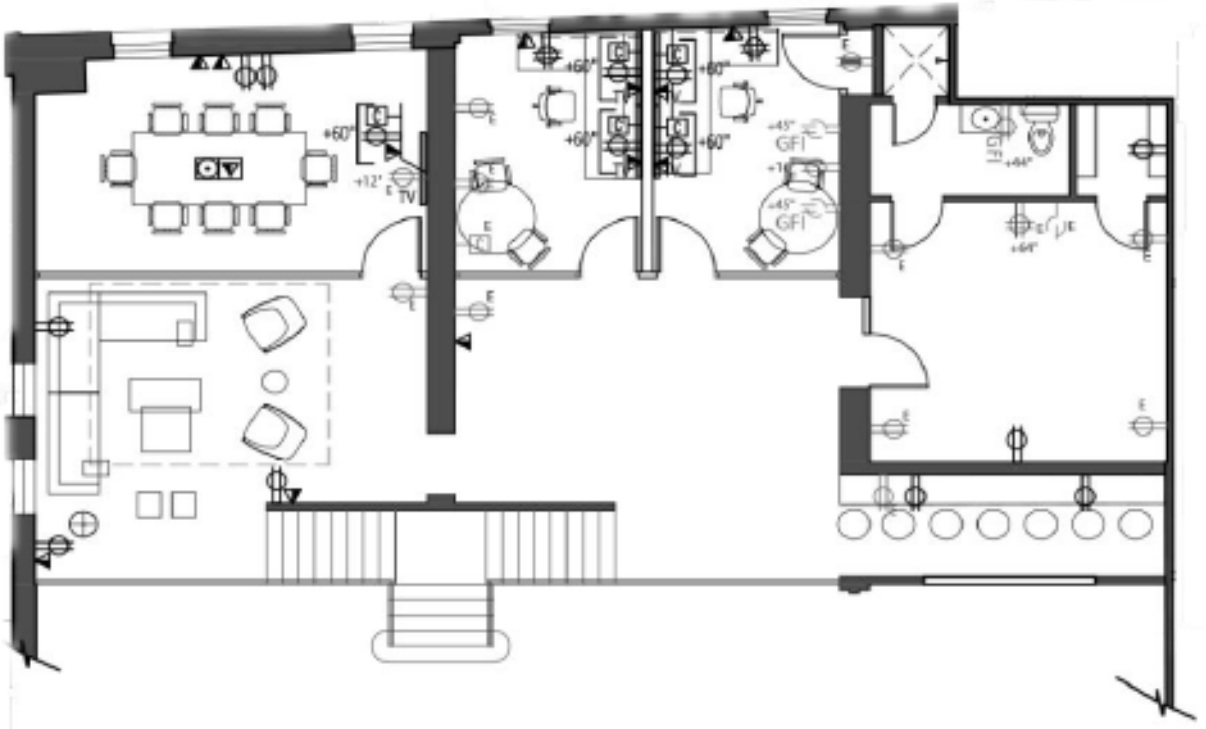
PROPERTY OVERVIEW

- 40 Workstations, and additional 2 personal office rooms upstairs
- Office fits 45-50 workstations
- 2 Large conference rooms (seats 9-10 people each - 1 upstairs and 1 downstairs)
- 2 Smaller ones (seats 4 each - downstairs)
- 1 kitchen downstairs
- 3 bathrooms (2 downstairs & 1 upstairs). The upstairs has a shower.
- 1 Mother's room (private room for mothers-downstairs)
- 1 Large upstairs room we use for product or client shoots
- 2 Storage closets (1 downstairs and 1 upstairs attached to Large upstairs shoot room)

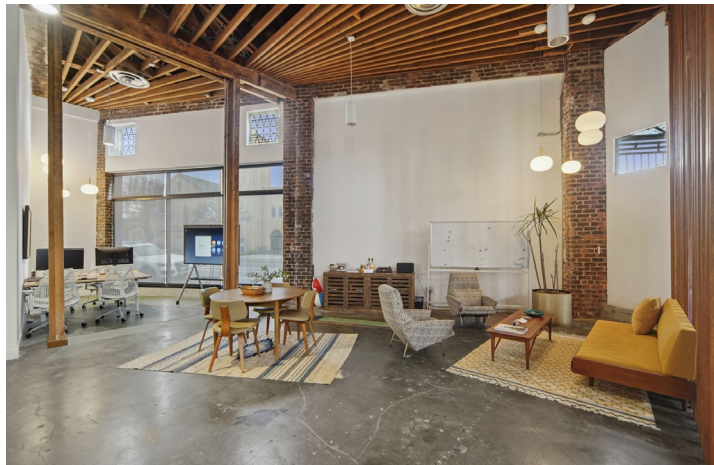


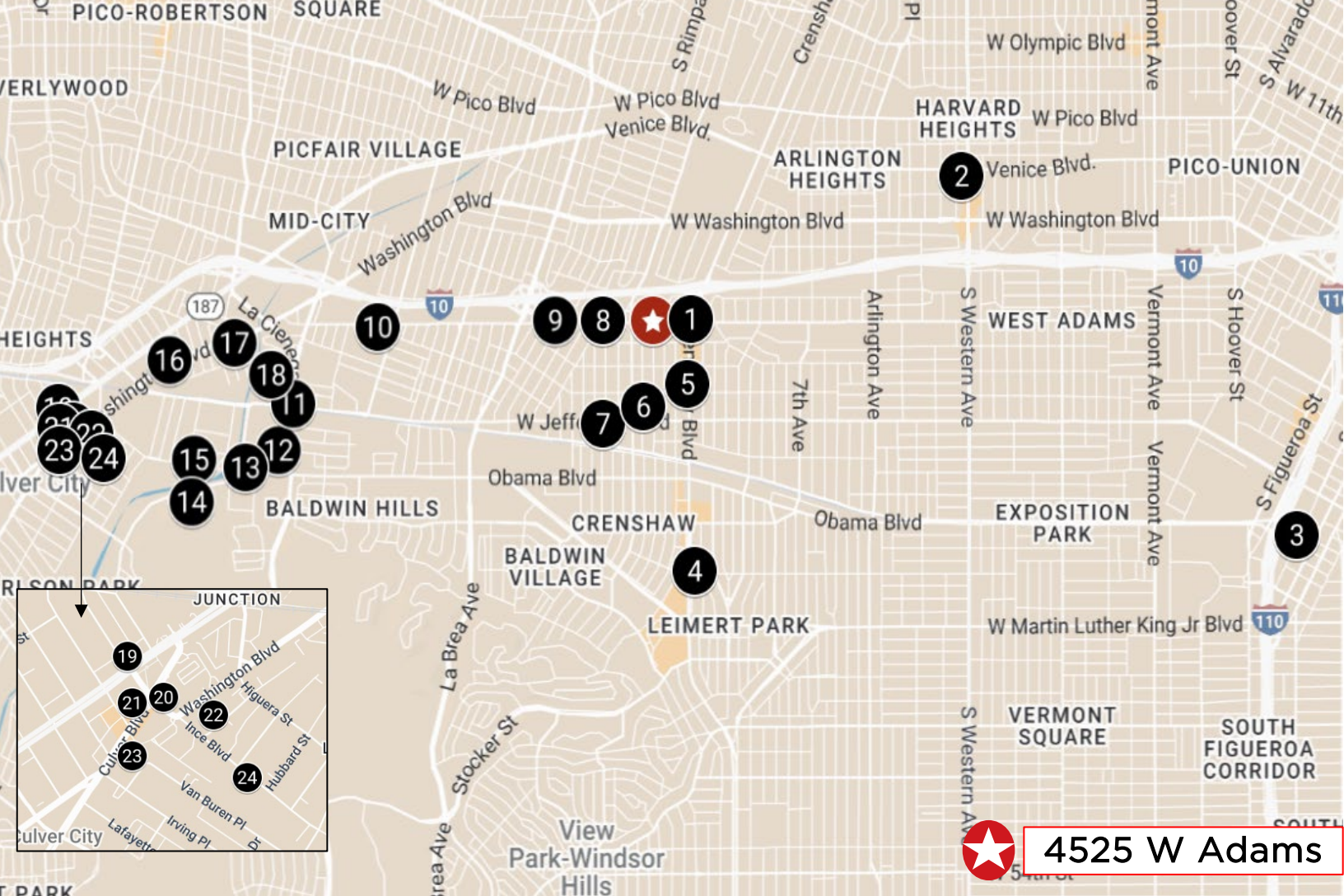



Floor Plan



Mezzanine





 **4525 W Adams**

- | | |
|-------------------------------------|----------------------------|
| 1. Our LA Café | 13. Jackson's Café |
| 2. Speakeasy Fitness | 14. Culver City Stairs |
| 3. Holbox | 15. Smashbox Studios |
| 4. United Stated Postal Service | 16. Pasta Sisters |
| 5. Smart&Final | 17. Codnoscenti Coffee |
| 6. Thinkspace Gallery | 18. GymTonic |
| 7. Highly Likely | 19. In-N-Out Burger |
| 8. Honey Bess's House of Breakfast | 20. Trader Joe's |
| 9. CENTA Pasta Bar | 21. Citizens Public Market |
| 10. Farm House Kitchen Thai Cuisine | 22. Sony Pictures |
| 11. Whole Foods Market | 23. The Culver Theater |
| 12. Target | 24. Culver Studios |



Charlie Stern
 +1 310 444 1083
 cstern@savills.us
 License #02203561

Luke Troedson
 +1 310 444 1017
 ltroedson@savills.us
 License #01847137

Matt Anderson
 +1 213 553 3861
 manderson@savills.us
 License #01906967

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