



STUDIO CITY CREATIVE OFFICE SUITES

11846
VENTURA BOULEVARD

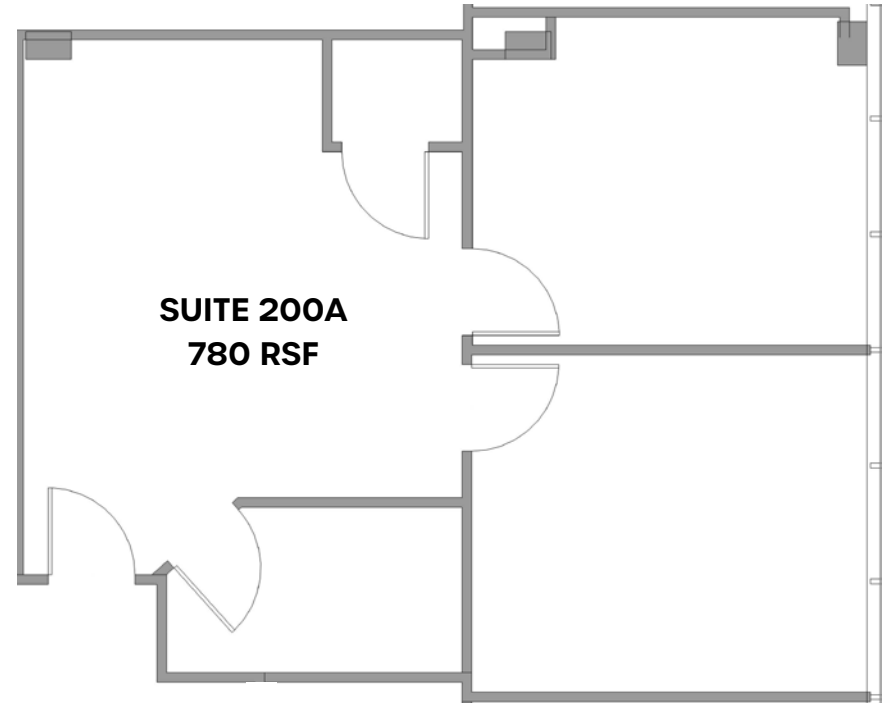


- ▣ Sky Lights
- ▣ Extensive Use of Glass
- ▣ High Exposed Ceilings
- ▣ Polished Concrete Floors
- ▣ Glass Doors
- ▣ Fiber Optics in Building



11846 VENTURA BLVD | STUDIO CITY

SUITE 200A | 780 RSF | \$3.75 PSF FSG



NOT TO SCALE

■ 780 Sq. Ft.

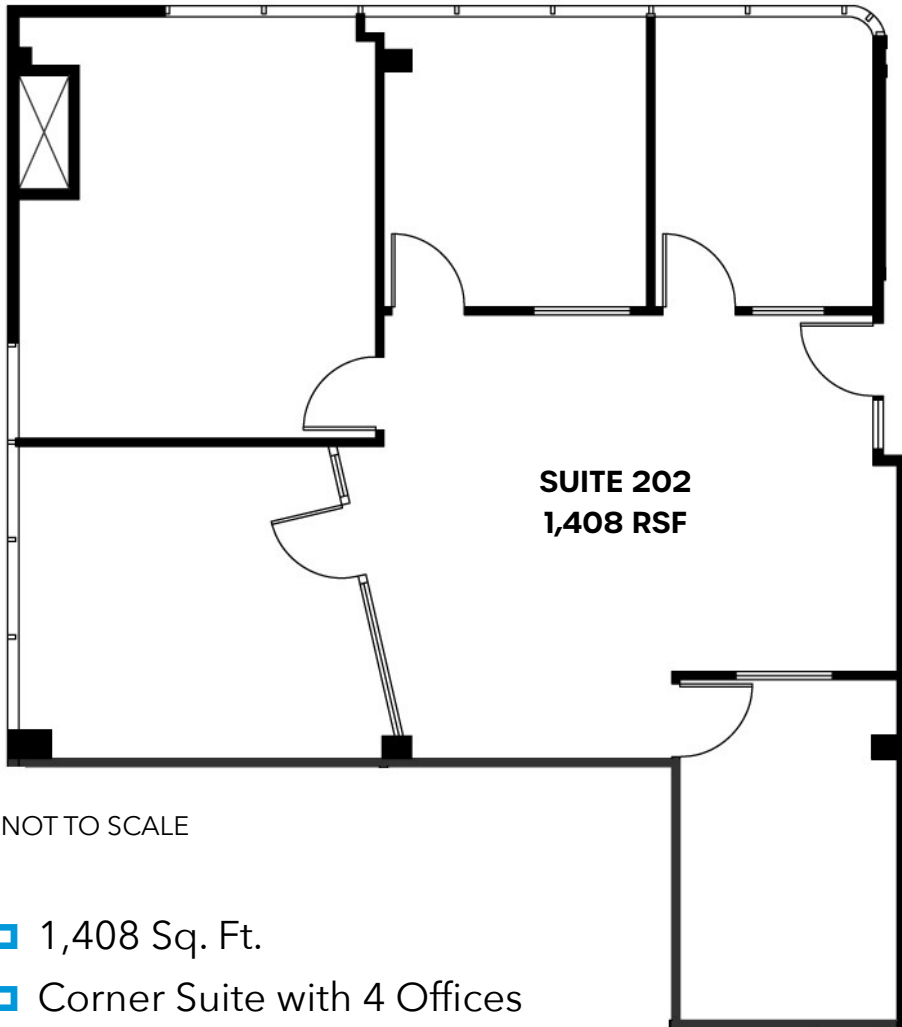


SCOTT ROMICK 818.933.0305 sromick@lee-re.com Lic #01323527

All information furnished regarding the property is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof. This information is submitted subject to errors, omissions, change of price or terms, prior sale or lease, or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

11846 VENTURA BLVD | STUDIO CITY

SUITE 202 | 1,408 RSF | \$3.75 PSF FSG | Availability: October 1, 2026



NOT TO SCALE

- 1,408 Sq. Ft.
- Corner Suite with 4 Offices and Storage Room



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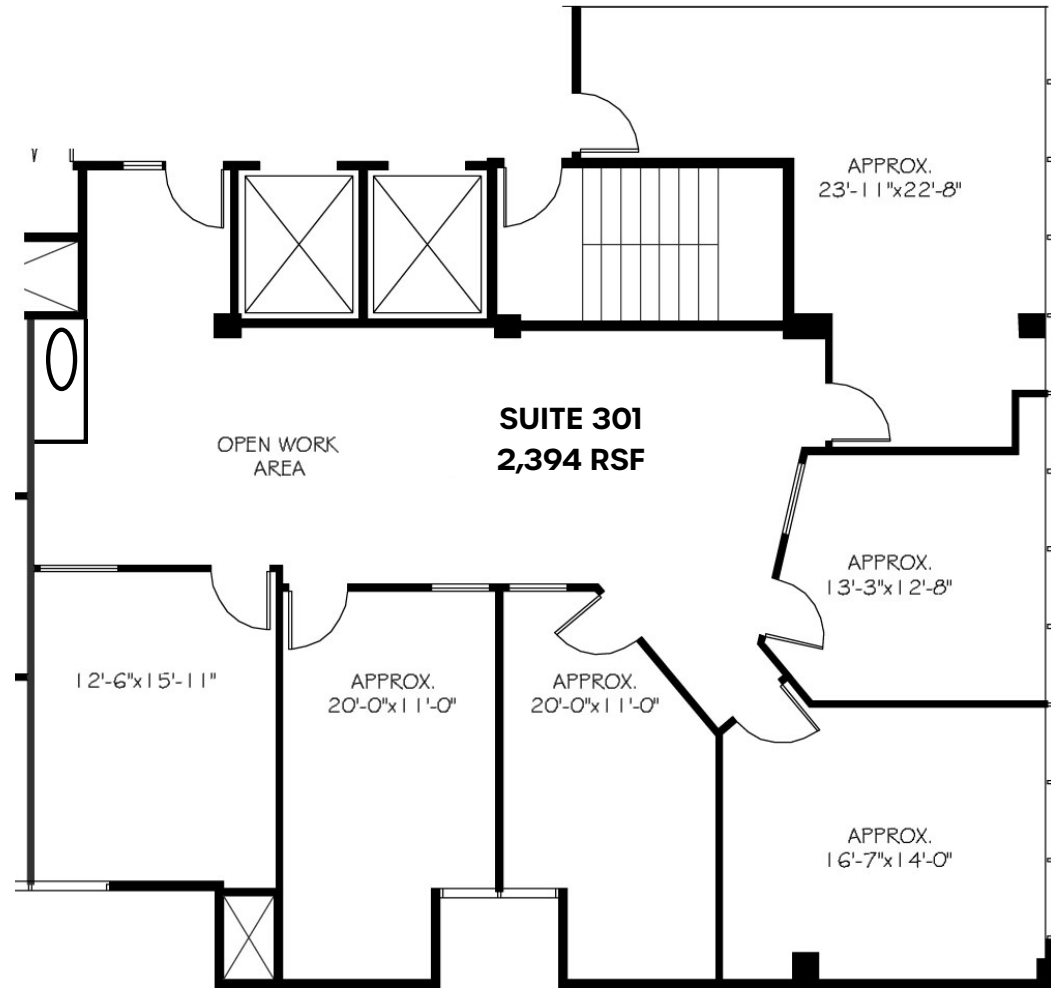
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11846 VENTURA BLVD | STUDIO CITY

SUITE 301 | 2,394 RSF | \$3.75 PSF | Availability: December 1, 2026



- Corner Suite
- Real Wood Floors
- Exposed Ceiling (±12')
- Kitchen
- Glass Sidelights
- Will Add New Lights & Kitchen

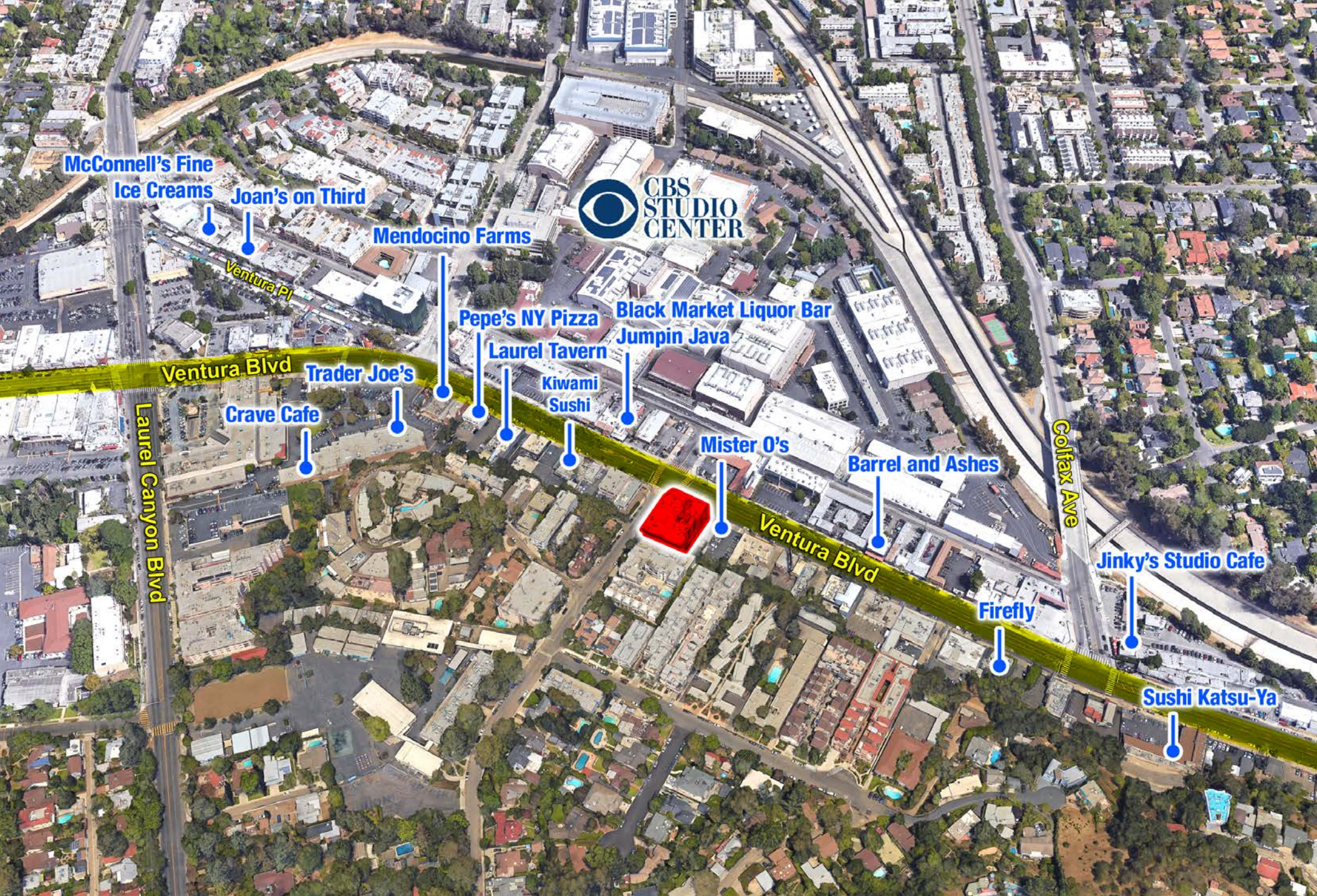


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McConnell's Fine Ice Creams

Joan's on Third

Mendocino Farms

Pepe's NY Pizza

Black Market Liquor Bar

Jumpin Java

Laurel Tavern

Kiwami Sushi

Trader Joe's

Crave Cafe

Mister O's

Barrel and Ashes

Firefly

Jinky's Studio Cafe

Sushi Katsu-Ya