

1015 GAYLEY AVENUE WESTWOOD VILLAGE

MEDICAL/THERAPY/PROFESSIONAL/YOGA OFFICES AVAILABLE

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ASSET GROUP

1015 GAYLEY AVENUE

LOS ANGELES, CA 90024

MEDICAL/THERAPY/PROFESSIONAL/YOGA OFFICES AVAILABLE



Westwood Village Prime Medical/Professional Office

- Immaculately maintained historical medical and professional building
- Located within UCLA campus and directly across the street from Whole Foods.
- Walking distance to some of LA's finest shops, restaurants, theaters, banks and a myriad of other local amenities.

PROPERTY INFO

AVAILABILITY:	Suite 200: ±178 RSF Suite 220: ±783 RSF Suite 300: ±1,839 RSF Suite 301: ±1,500 RSF	} Contiguous up to ±3,339 RSF
USE:	Medical Office/Professional Office	
RENTAL RATE:	\$4.00/RSF MG	
TERM:	3 to 10 Years	
PARKING:	Ample parking available nearby	

SPACE FEATURES

- Separate HVAC air conditioning system
- Operable windows
- Controlled environment
- Private therapy offices
- Spaces are filled with light with operable windows
- Central Heating and Air Conditioning
- All spaces have private bathrooms
- Architectural features and character throughout



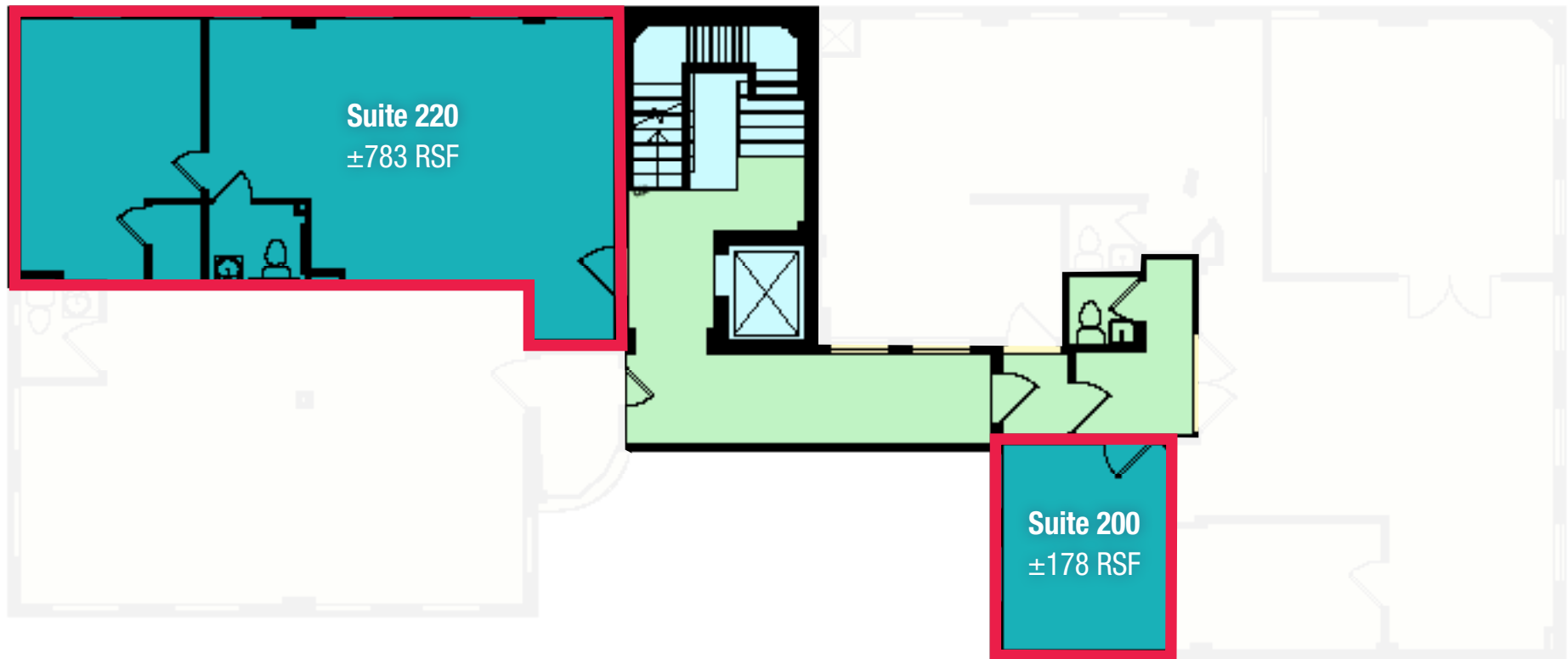
1015 GAYLEY AVENUE

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MEDICAL/THERAPY/PROFESSIONAL/YOGA OFFICES AVAILABLE

Second Floor

FLOOR PLAN



1015 GAYLEY AVENUE

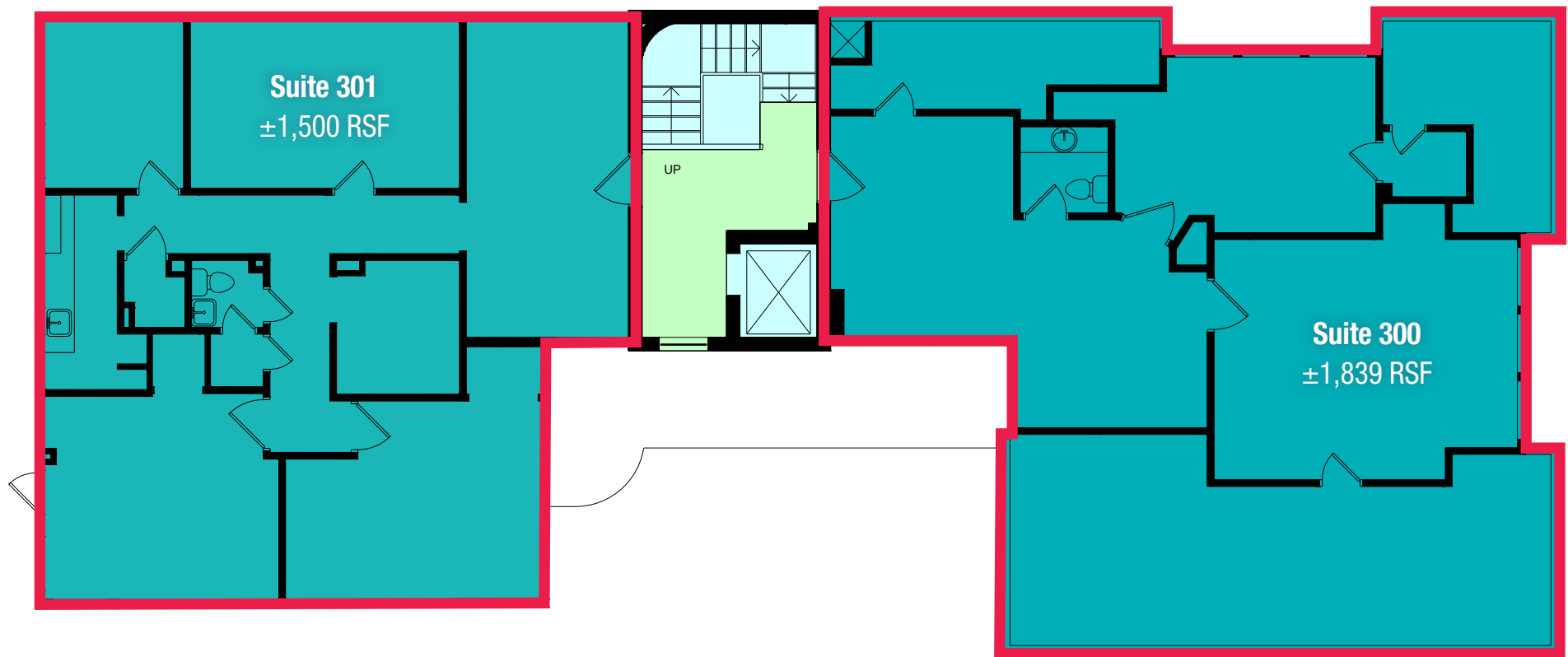
LOS ANGELES, CA 90024

MEDICAL/THERAPY/PROFESSIONAL/YOGA OFFICES AVAILABLE

Third Floor

FLOOR PLAN

Suites 300 & 301 are contiguous up to $\pm 3,339$ RSF.



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Suite 301

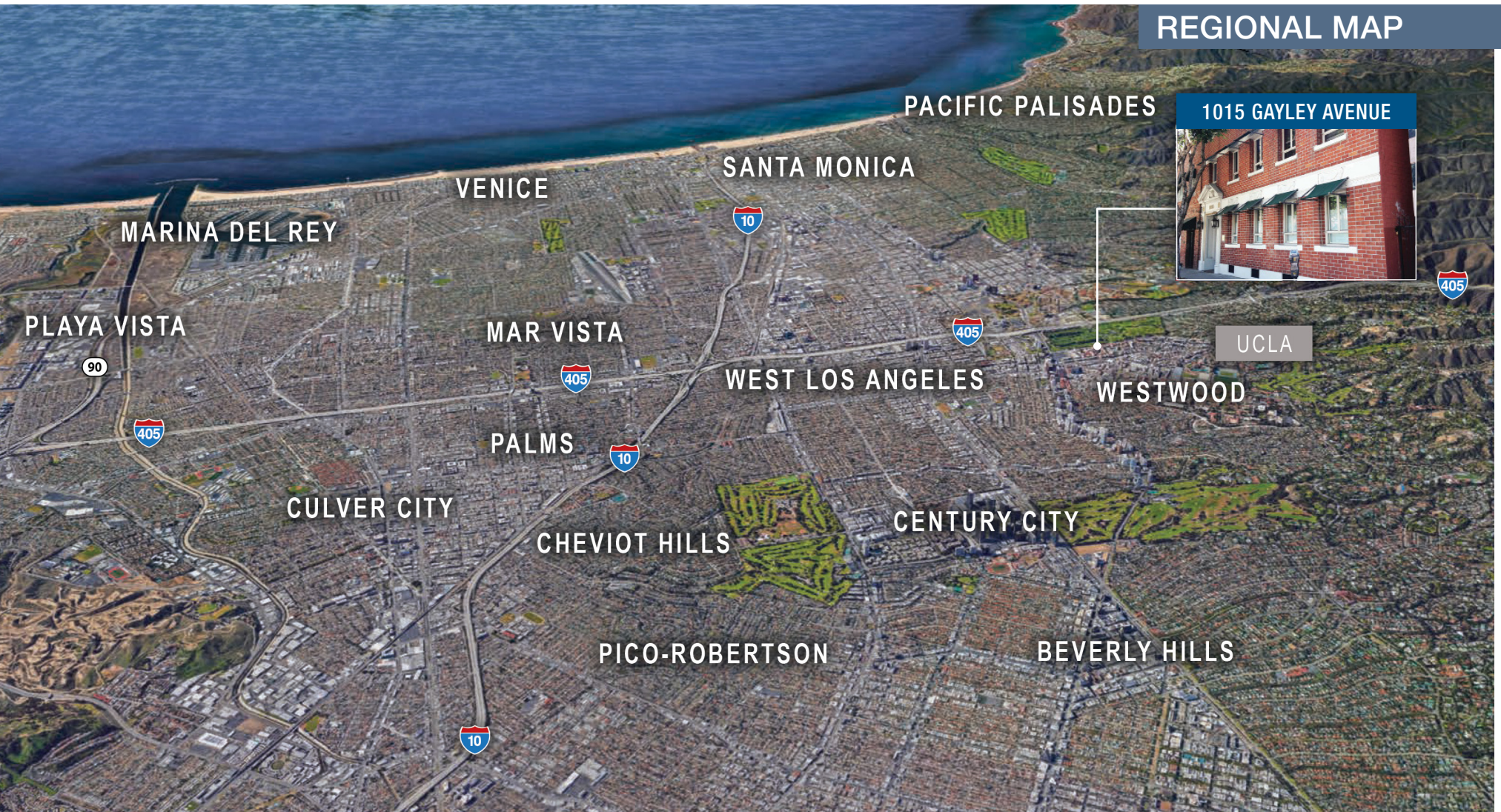
±1,500 RSF



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REGIONAL MAP



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Dining

- 1 Barney's Beanery
- 2 Bella Pita
- 3 Bibigo Westwood
- 4 California Pizza Kitchen
- 5 Chick-fil-A
- 6 Chipotle Mexican Grill
- 7 Corner Bakery Café
- 8 Diddy Riese
- 9 Espresso Profeta
- 10 El Pollo Loco
- 11 Elysee Bakery
- 12 Fat Sal's Deli
- 13 Pieology Pizzeria
- 14 Gushi
- 15 Habib Café
- 16 In-N-Out Burger
- 17 Lamonica's NY Pizza
- 18 Napa Valley Grille
- 19 Native Foods Café
- 20 Novel Café
- 21 Rocco's Tavern
- 22 Skylight Gardens
- 23 Stan's Donuts
- 24 Starbucks
- 25 Tanino Ristorante Bar
- 26 TLT Food
- 27 The Coffee Bean & Tea Leaf
- 28 ShopHouse Southeast Asian Kitchen

- 29 Yogurtland
- 30 800° Degrees Neapolitan Pizzeria
- 31 The Boiling Crab
- 32 Pinches Tacos

Retail/Grocery

- 1 Aahs! The Ultimate Gift Store
- 2 American Apparel
- 3 Brandy Melville
- 4 Sur La Table
- 5 CVS Pharmacy
- 6 Rite Aid
- 7 Trader Joe's
- 8 Urban Outfitters
- 9 Verizon
- 10 Ralphs
- 11 Target
- 12 Whole Foods Market

Banking

- 1 Bank of America
- 2 Citibank
- 3 Wells Fargo

Gas Stations

- 1 Chevron

Other Services

- 1 Bruin Westwood Village Theatre
- 2 European Wax
- 3 Oakley's Barber Shop

