



COMMERCIAL
ASSET GROUP

Adam Funk
Managing Director
310.666.0124
afunk@cagre.com
Lic. 02129715

בסייד

8170 **Beverly Blvd**

Los Angeles, CA 90046

**HIGH VISIBILITY OFFICE OPPORTUNITY
ON BEVERLY BLVD FOR LEASE**

PROPERTY HIGHLIGHTS

SPACE SIZE

SUITE 108: ±1,125 RSF

RENTAL RATE

NEGOTIABLE, FSG

AVAILABLE

IMMEDIATELY

ZONING

LAC-2

TERM

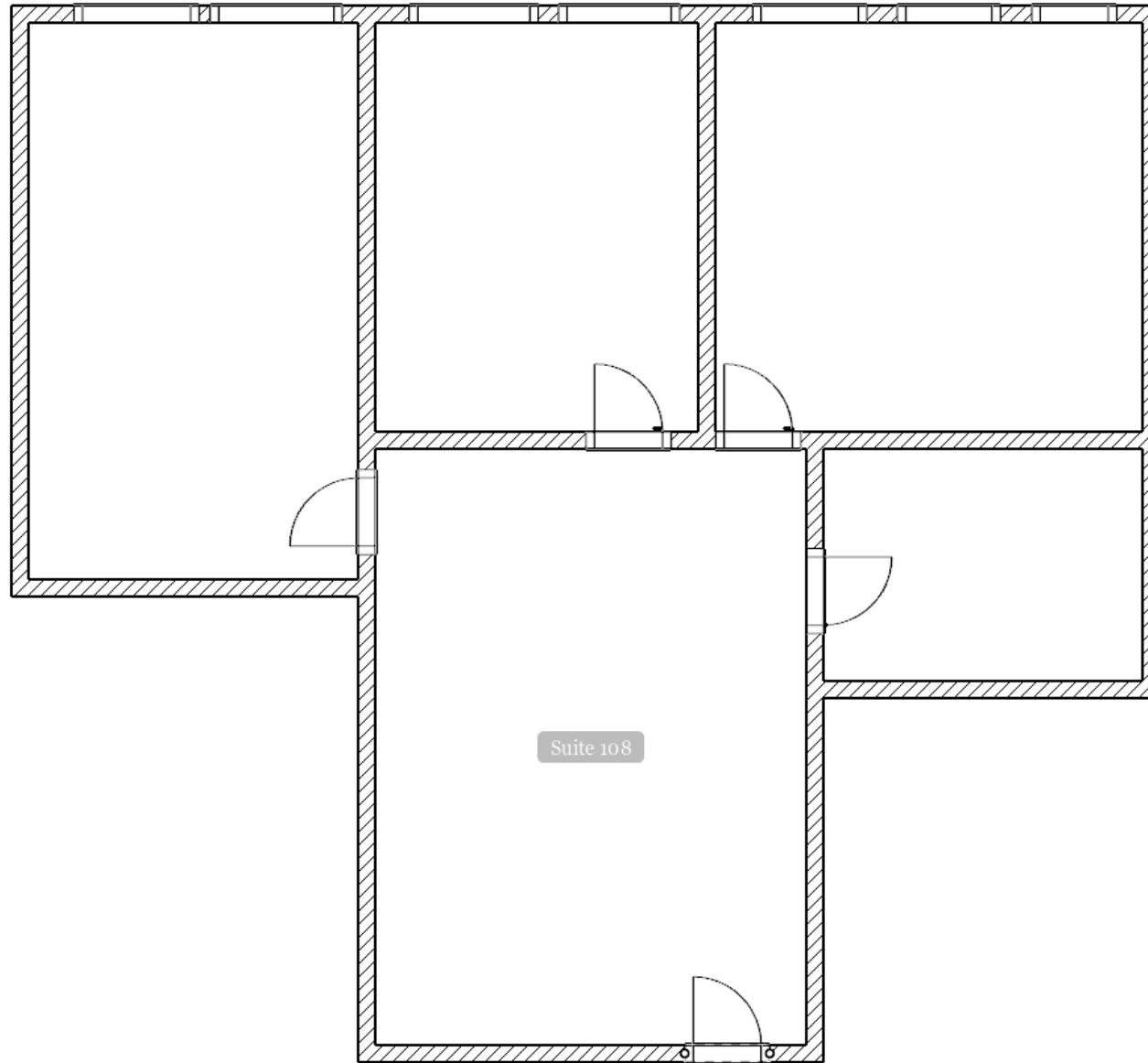
1 - 5 YEARS

PARKING

SUBTERRANEAN PARKING
\$90/SPACE/MO

-
- Central LA location near West Hollywood, Hollywood, and Beverly Hills
 - Quiet, professional office environment
 - Strong tenant mix including therapists, entertainment, fashion, and real estate
 - Walkable to restaurants, cafes, and daily amenities
 - Flexible suite sizes from single offices to larger layouts
 - Select suites offer private patio or balcony space
 - Ideal for tenants transitioning from a home office
 - Daily janitorial service with in-suite trash removal

SUITE 108 FLOOR PLAN: ±1,125 RSF



INTERIOR PHOTOS



AERIAL





Adam Funk
Managing Director
310.666.0124
afunk@cagre.com
Lic. 02129715



**COMMERCIAL
ASSET GROUP**

Commercial Asset Group
190 N. Canon Drive, STE 300
Beverly Hills, CA 90210
P: 310.275.8222 F: 310.275.8223
www.cagre.com Lic. 01876070

These materials are based on information and content provided by others, which we believe are accurate. No guarantee, warranty or representation is made by Commercial Asset Group, Inc. or its personnel. All interested parties must independently verify accuracy and completeness. As well, any projections, assumptions, opinion, or estimates are used for example only and do not represent the current or future performance of the identified property. Your tax, financial, legal and toxic substance advisors should conduct a careful investigation of the property and its suitability for your needs, including land use limitations. The property is subject to prior lease, sale, change in price, or withdrawal from the market without notice.