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520Sepulveda.com

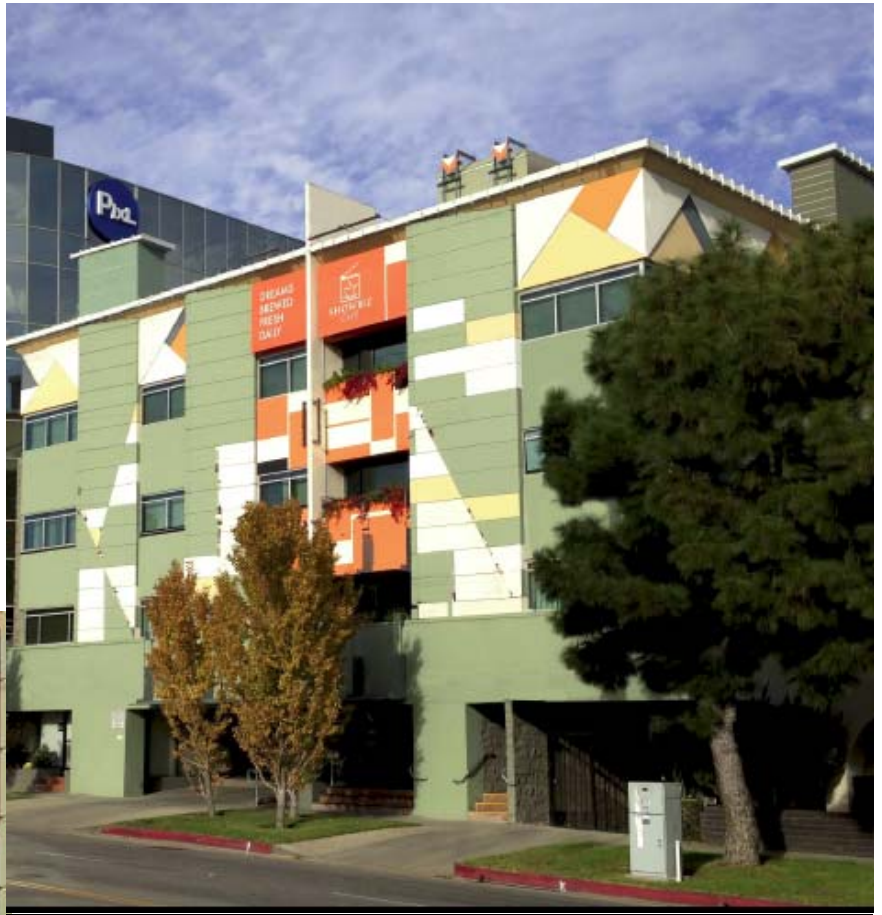
520 S. Sepulveda Building
Westwood, CA 90049

Office Space Available

Suite #	Area (sf)	Monthly Rent
308	544	\$2,040
401	531	\$1,990

Building Signage Available

\$750/mo for LADB&S-Approved Signage;
Freeway Visible; Illuminated. 2 signs:



Lease Terms

\$3.75/sf monthly FSG*

4% fixed annual rent increase

1 to 5 year lease term

*FSG = Full Service Gross rent includes all utilities, janitorial, AirCon, valet/concierge

Notes

(shared) HVAC control by tenant 24/7.

Modify or build-to-suit at Landlord's expense

Parking

Free all-day street parking on Sepulveda.

Ample building parking w/Valet: Rates:

Reserved: \$210/mo

Unreserved: \$140/mo

Visitors: \$1/10 minutes; \$18 daily max

Contact

David Paris: 310-709-3540;

david@1525AKBlvd.com

Visit

To see office spaces find parking attendant
Mon-Fri; 9:30-5:30;

