

FOR LEASE

822 S. ROBERTSON BLVD.
LOS ANGELES, CA

- **BOUTIQUE BRICK OFFICE BUILDING**
- **RENOVATIONS JUST COMPLETED OF THE INTERIOR & EXTERIOR**
- **SURFACE PARKING & SUBTERRANEAN GARAGE ON-SITE**

AVAILABLE SPACE

1ST FLOOR
SUITE 105 - 1,340 SF

2ND FLOOR
SUITE 207 - 1,500 SF

3RD FLOOR
SUITE 300 - 1,970 SF
SUITE 303 - 1,820 SF



ROBHANA GROUP, INC.
606 S. OLIVE ST., Suite 600
LOS ANGELES, CA 90014
(213) 683-8000



LEASING HIGHLIGHTS



Building Size

38,000
Rentable SF



Total RSF Contiguous

1,970
Rentable SF



Amenities Close By

**Top Rated Retail,
Dining, & More**



Location

**Beverly Hills
Adjacent**



**Please Contact
Chris Esparza**

(213) 683-8000 Ext. 210
Chris@Robhana.com

822 ROBERTSON

The **822 Robertson Building** is a low-rise, three-story, 38,000 sf building located within the premier Los Angeles & Beverly Hills Submarket of Southern California. The property features surface and underground covered parking, and is home to a diverse and affluent tenant mix.

AVAILABLE

1st Floor, Suite 105 (Medical)
Approximately 1,340 Rentable SF

2nd Floor, Suite 207 (Office)
Approximately 1,500 Rentable SF

3rd Floor, Suite 300 (Office)
Approximately 1,970 Rentable SF

3rd Floor, Suite 303 (Office)
Approximately 1,820 Rentable SF

\$4.50 PSF/Month, Full Service Gross
Based on 5 Year Lease Agreement
Tenant Improvements - Negotiable

PROPERTY

3-Story Building + 1 Level Underground Garage
2.5:1,000 Parking Ratio

Recently Remodeled Restrooms, Elevators & Common Areas

Close Proximity To Beverly Hills Triangle, La Cienega's Restaurant Row, And Numerous Shopping Destinations

KEY DEMOGRAPHICS



889,712

Total Population
within 5-Mile Radius



\$1,036,843

Median Home Value
within 2-Mile Radius



\$130,700 /Yr

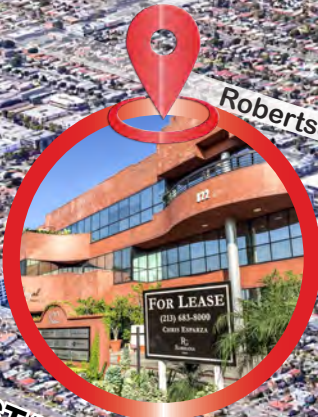
Avg. Household Income
within 2-Mile Radius



38,000+

Cars Per Day
on Robertson Blvd.

AERIAL MAP



RESTAURANT ROW



BEVERLY CENTER

Pico Blvd

Robertson Blvd

Wilshire Blvd

Santa Monica Blvd

Burton Way

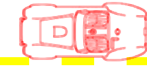
Beverly Blvd

La Cienega Blvd

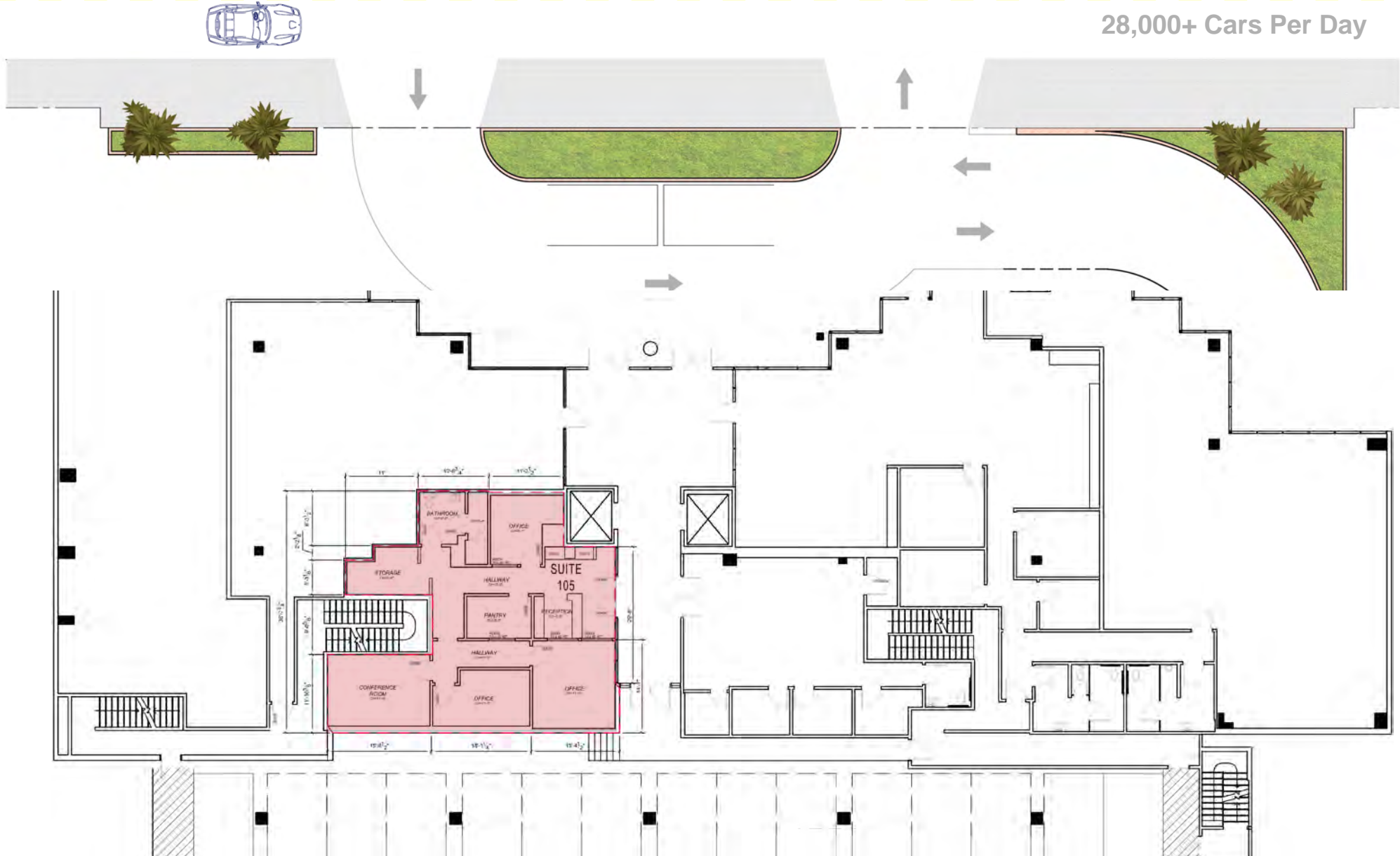


FLOOR PLAN - FIRST FLOOR

ROBERTSON BOULEVARD

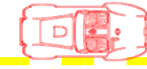


28,000+ Cars Per Day



FLOOR PLAN - SECOND FLOOR

ROBERTSON BOULEVARD



28,000+ Cars Per Day



FLOOR PLAN - THIRD FLOOR

ROBERTSON BOULEVARD

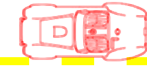


28,000+ Cars Per Day



FLOOR PLAN - GARAGE PARKING

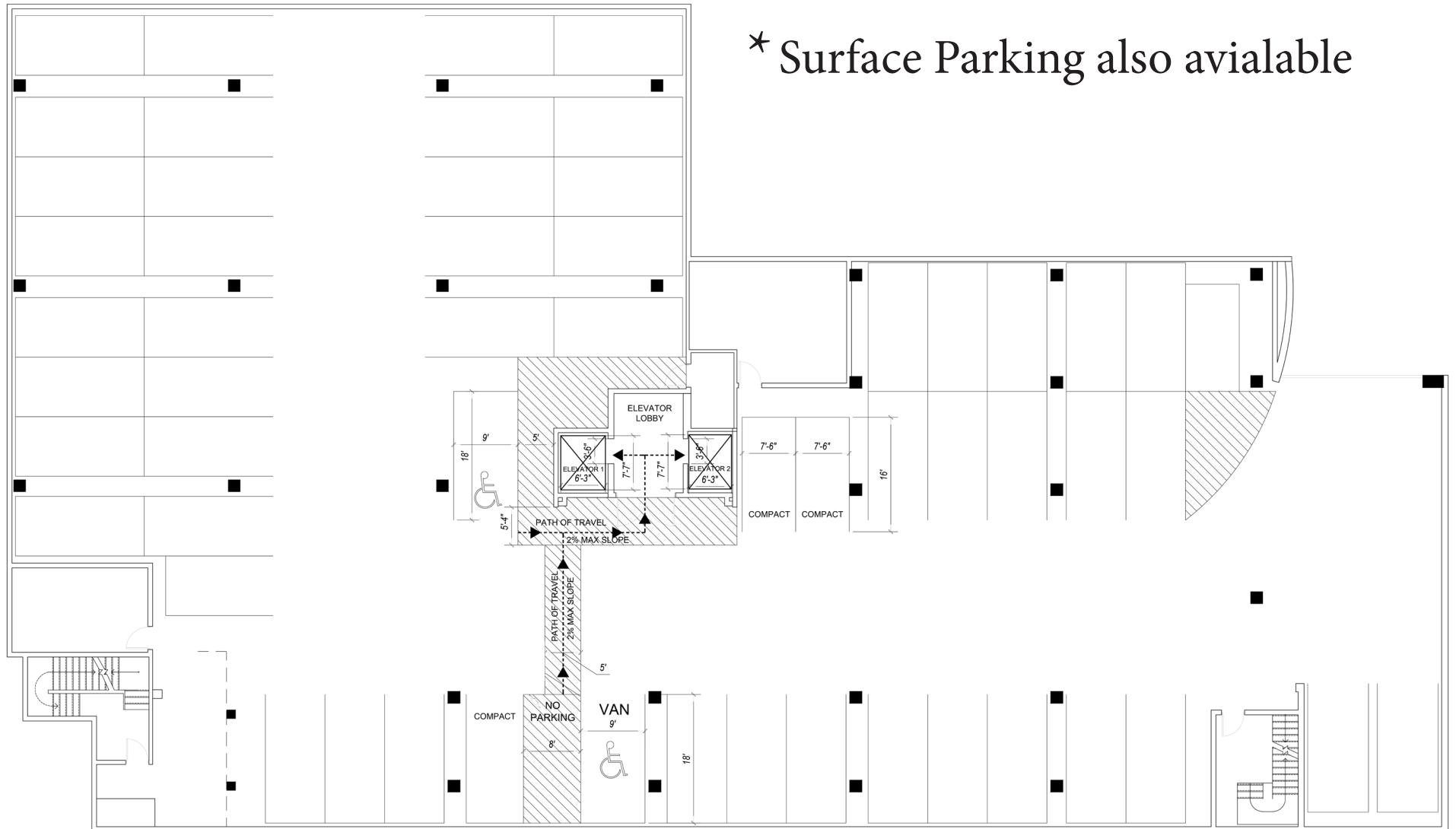
ROBERTSON BOULEVARD



28,000+ Cars Per Day



* Surface Parking also available



SAMPLE CREATIVE SUITES



1ST FLOOR

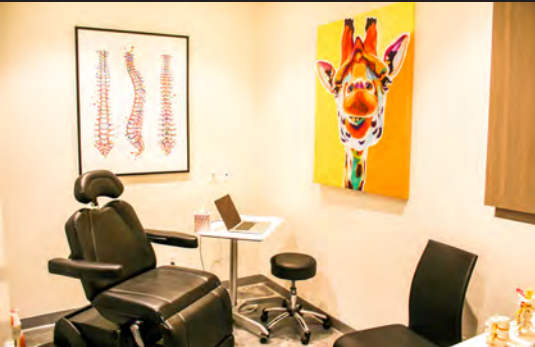


Personal Trainers

1ST FLOOR



Medical Clinic



SAMPLE CREATIVE SUITES

