

**6086**  
**COMEY AVENUE**  
*Culver City*



**FREE STANDING CREATIVE OFFICE / SHOWROOM**



# FOR SALE

6086 COMEY AVENUE  
LOS ANGELES, CA 90034

**BUILDING SIZE**    **LOT SIZE**  
5,764 SF            4,720 SF

**SALE PRICE**        **PPSF**  
\$3,800,000        \$659/SF

## OVERVIEW

High-end, stand alone creative office building with large open layout and private outdoor space. Light and bright compound with highly functional workspace, private offices, conference rooms, sound proof studios and mezzanine loft.

## ADAPTABLE CREATIVE USE

Creative environment with exposed ceilings, concrete floors and an indoor/outdoor flow through roll up garage doors.

## DYNAMIC CULVER CITY LOCATION

Excellent proximity to The Helms Bakery District, Hayden Tract, Downtown Culver City and The Platform complex. Convenient accessible to the 10 Freeway and all major through streets.

## LISTING TEAM



### JAKE ZACUTO

Managing Director

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BRE #01377441

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BRE #01951740



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## YEAR BUILT

1968

## LOCATION

CULVER CITY

## ZONING

C2

## APN

5065-012-029

## DETAILS

Rare find in high desirable area, which is quickly becoming one of the most sought after investment destinations in Los Angeles

## CORNER HIGH VISIBILITY ASSET

Flexible zoning allows for multitude of uses including, office, light industrial, creative, an showroom possibilities.

## PARKING

On-site spaces with additional street parking surrounding the property.



BLACKWELDER

HAYDEN TRACT

SUBJECT PROPERTY

LA CIENEGA BLVD

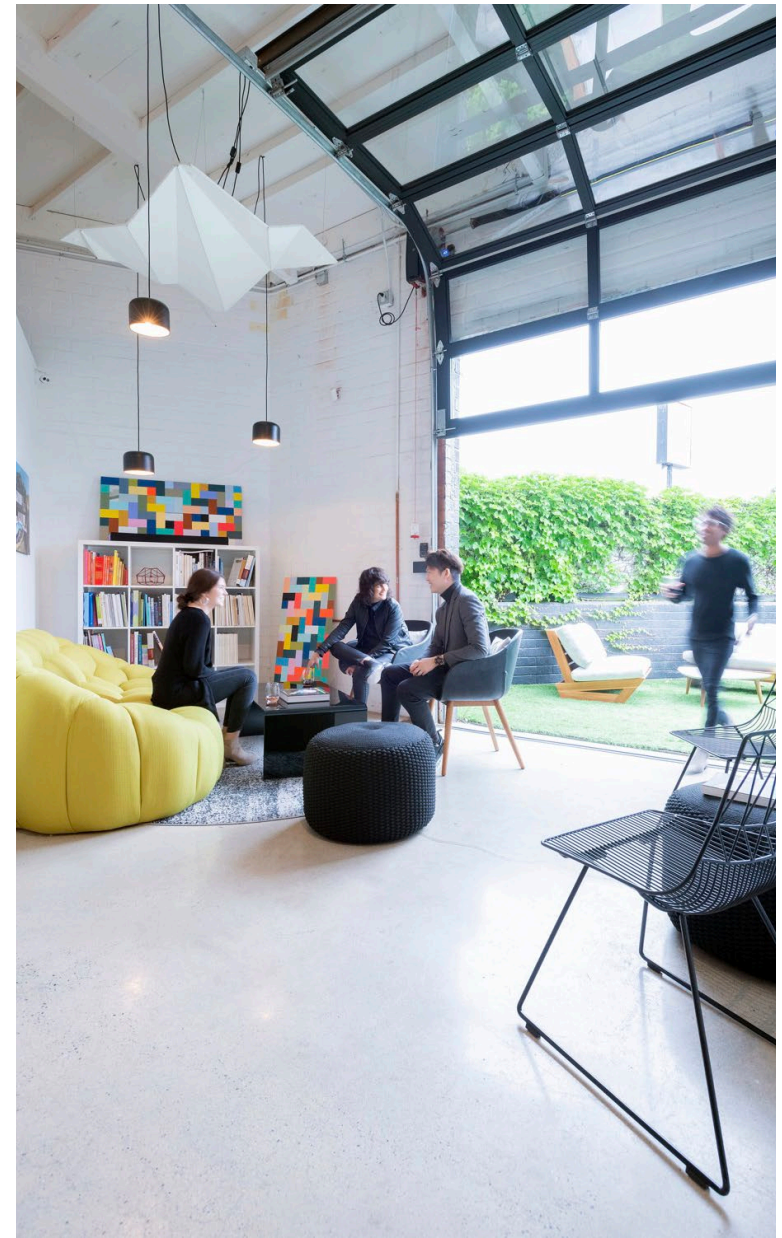
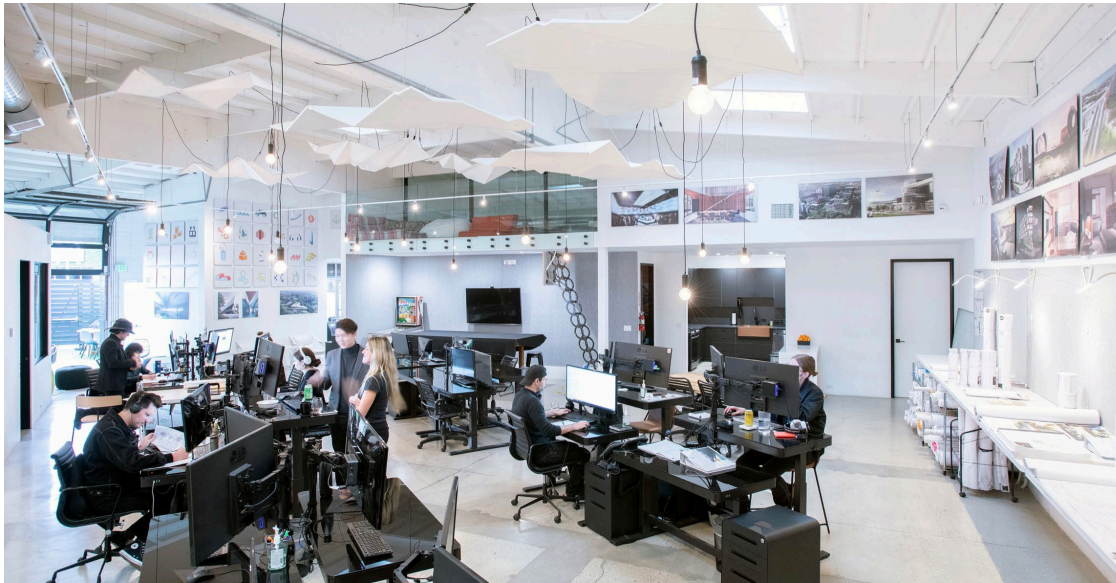
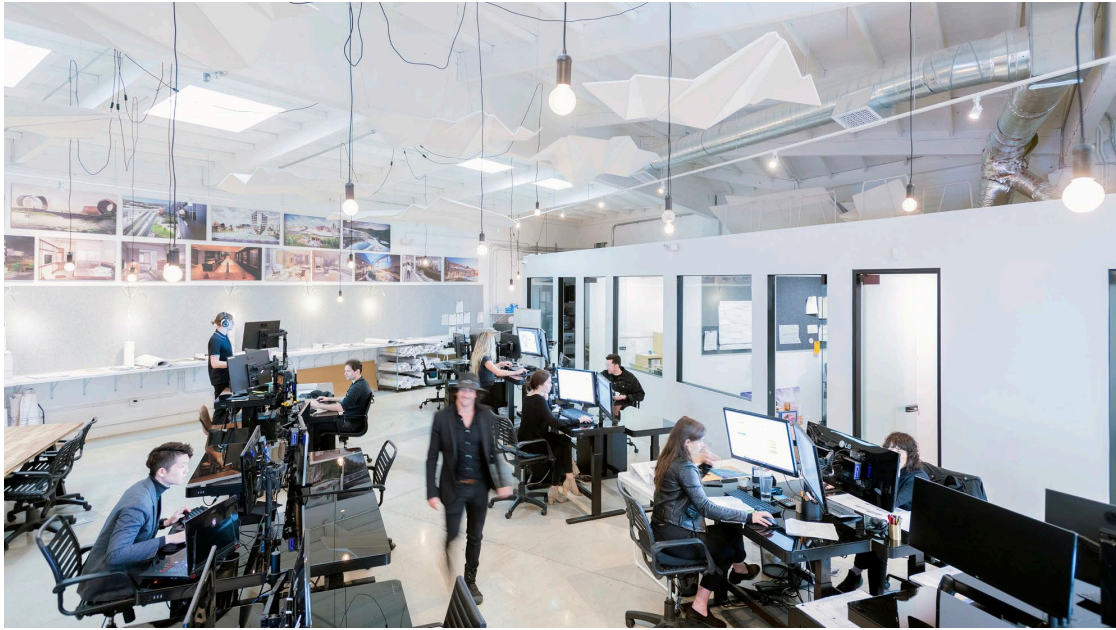
COMEY AVE

VENICE BLVD



**FOR SALE**

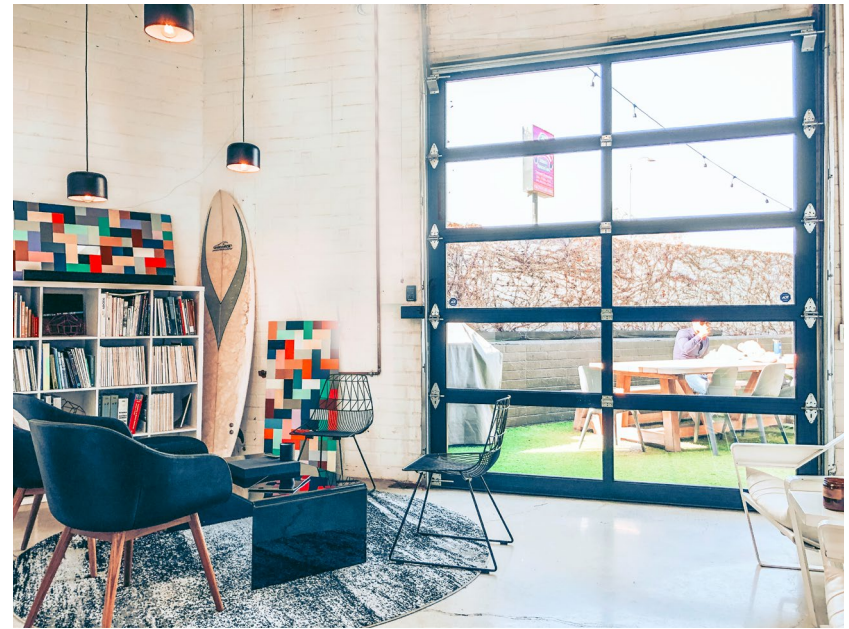
6086 COMEY AVENUE, LOS ANGELES, CA 90034





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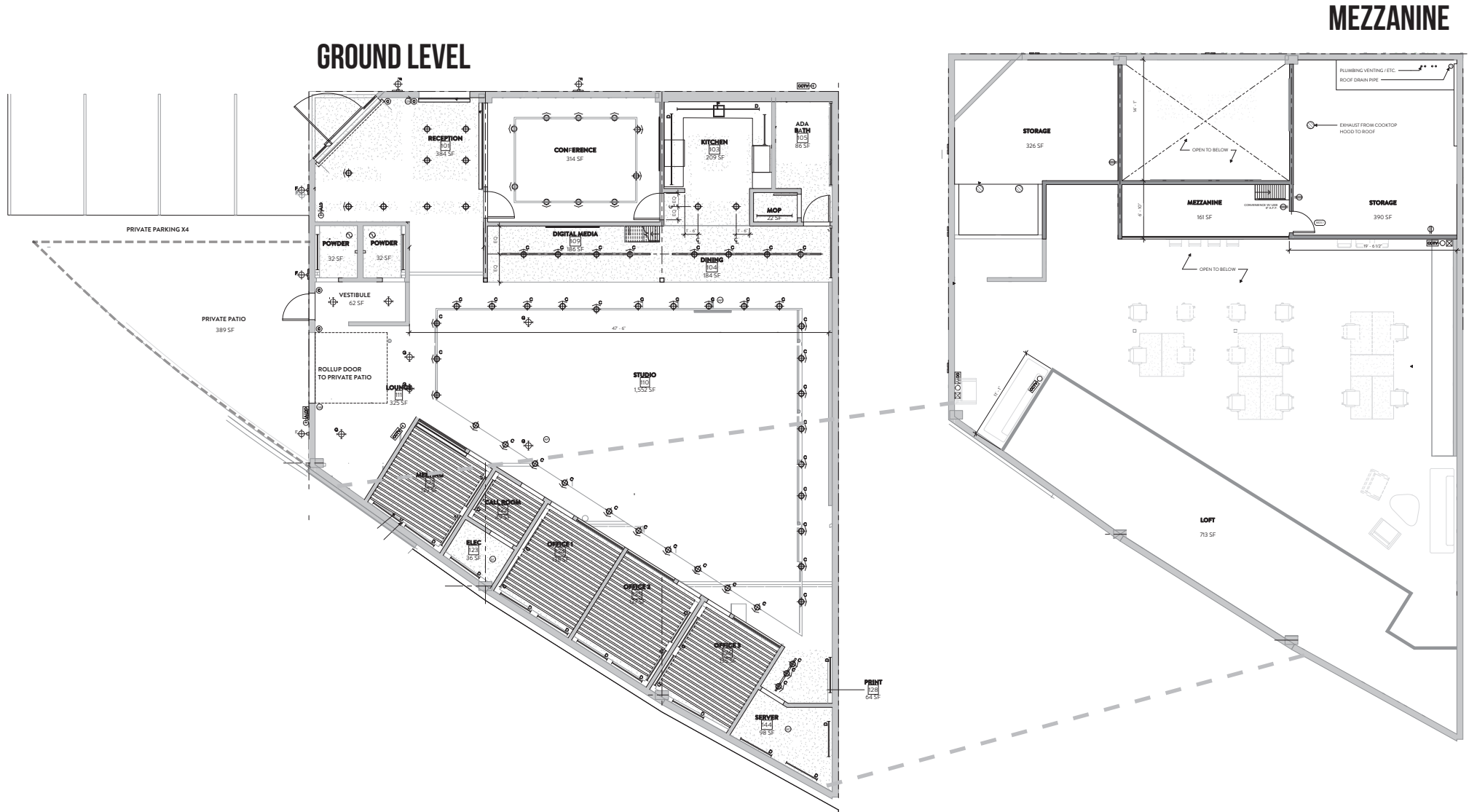


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# FLOOR PLAN

6086 COMEY AVENUE, LOS ANGELES, CA 90034





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**DOWNTOWN  
CULVER CITY**

SONY PICTURES

EQUINOX

NFL NETWORK

HELMS DESIGN DISTRICT

WEST ELM

SCAN DESIGN

HD BUTTERCUP

ROOM & BOARD

Platform

KOHLER SHOWROOM

HARBOUR OUTDOOR

REJUVENATION

THE SHADE STORE

SPROUTS  
FARMERS MARKET

VENICE

SANTA MONICA

VENICE BOULEVARD

LA CIENEGA BOULEVARD

SUBJECT PROPERTY

LA CIENEGA BOULEVARD





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