



ZACUTO GROUP
COMMERCIAL REAL ESTATE

33
31
OCEAN
PARK
BLVD
Santa Monica

STAND ALONE OFFICE BUILDING + PRIVATE GATED PARKING



LEASE DETAILS

3331 OCEAN PARK BOULEVARD
SANTA MONICA, CA 90405

New construction, 2-story office building along media-centric district in Santa Monica

<u>SIZE</u>	<u>RATE</u>	<u>TERM</u>
6,600 SF	\$4.50/SF MG	Negotiable
<u>LOCATION</u>	<u>OCCUPANCY</u>	<u>PARKING</u>
Ocean Park Media District	Immediate	18 on-site @ \$150/space

FREESTANDING BOUTIQUE BUILDING

Corner position along very desirable stretch of Ocean Park Boulevard. The space can be configured for a wide range of uses including office or showroom set up

CREATIVE INTERIOR

Exposed ceilings, picture frame windows and custom lighting system throughout - *Landlord will build out offices*

TENANT IMPROVEMENTS

Landlord will Build-to-Suit to Tenant's specifications

LISTING TEAM

JAKE ZACUTO
Managing Director
310.469.9012

JACKIE LUBRANO
Senior Vice President
267.278.0443



VENICE BEACH

pandora®

HEARST

FLAGSHIP RESTAURANT
COMING SOON

DOG
PPL

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OCEAN PARK BOULEVARD

COSETTA
SANTA MONICA

JUICE CRAFTERS
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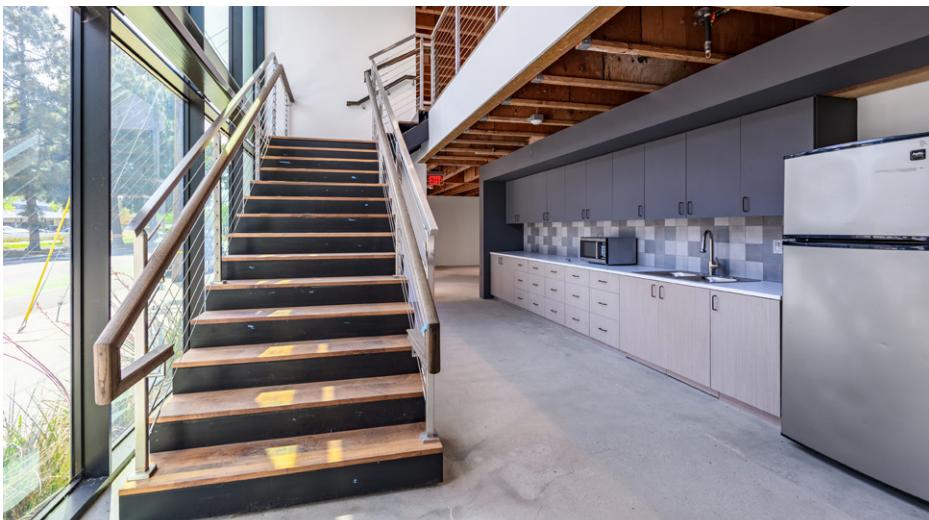
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SANTA MONICA BEACH

LEASE

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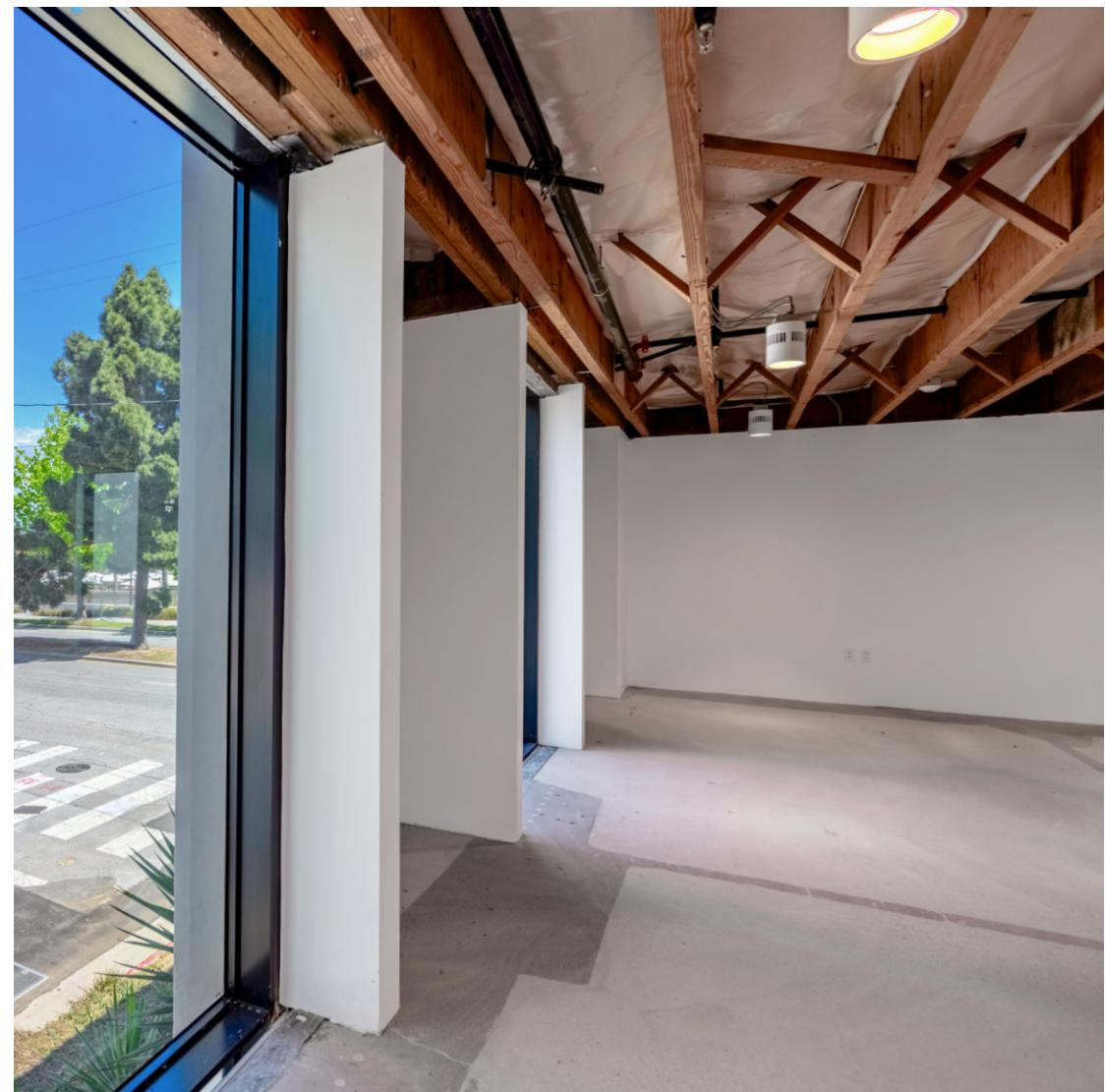
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PARKING FOR
18 CARS
ON-SITE



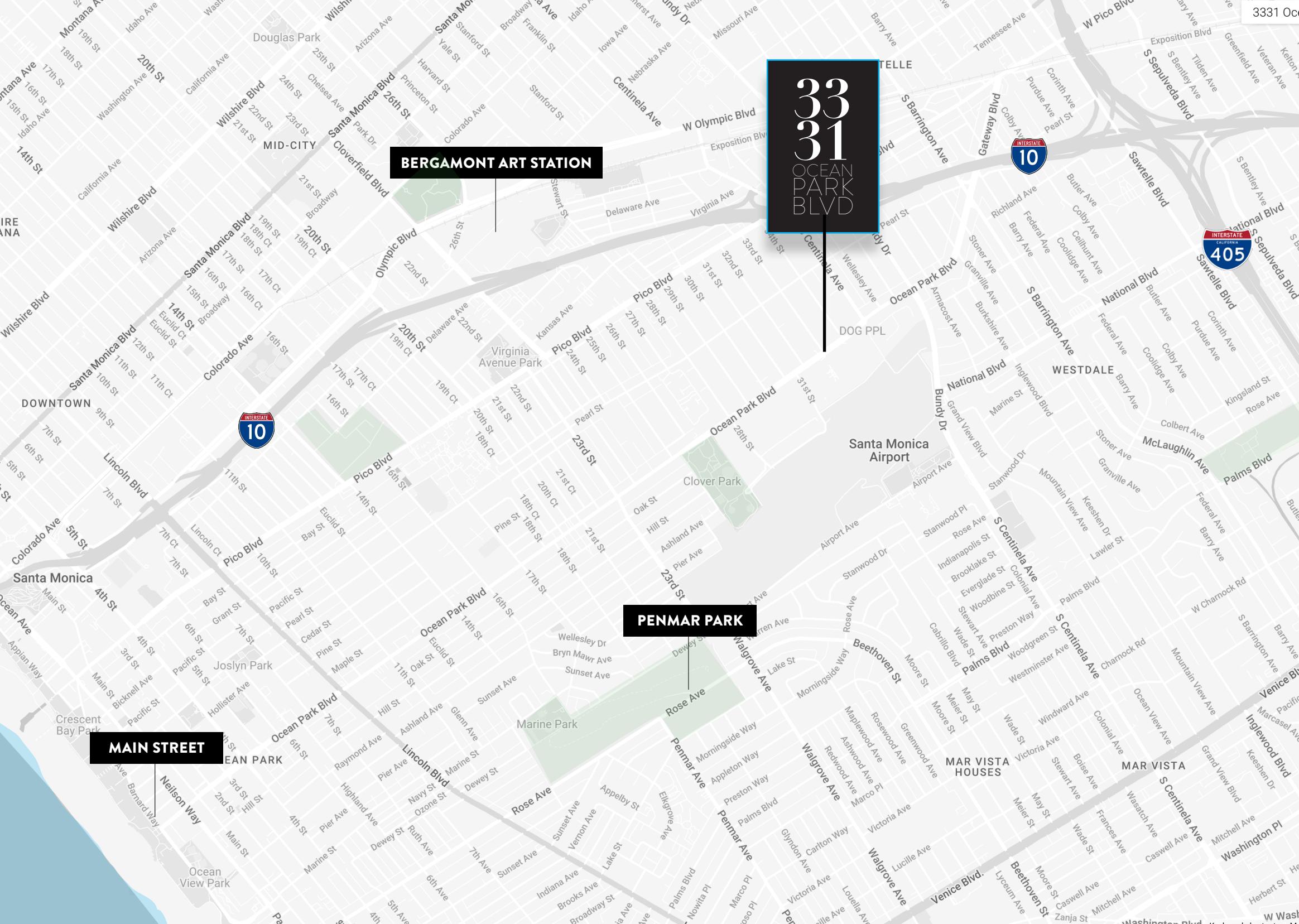
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ON BUILDING
SIGNAGE
OPPORTUNITY



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Santa Monica



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