

139 S.
BEVERLY
DRIVE
Beverly Hills

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BEVERLY HILLS



SUBLEASE DETAILS

139 S. BEVERLY DRIVE
BEVERLY HILLS, CA 90212

Incredible opportunity to sublease
a Beverly Hills full floor office
on one of the most sought after
streets in Los Angeles.

*Newly renovated lobby and
common areas.*

SIZE	TERM
9,710 SF office 2,202 SF patio	Through 4/23/2028
PRICE	PARKING
\$5.75/SF MG	3/1,000 at buildings prevailing rate

LISTING TEAM



JAKE ZACUTO

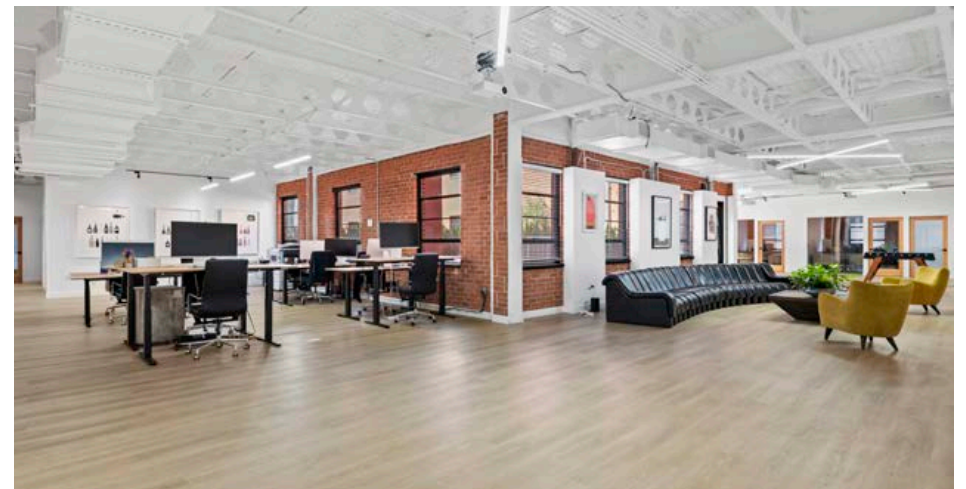
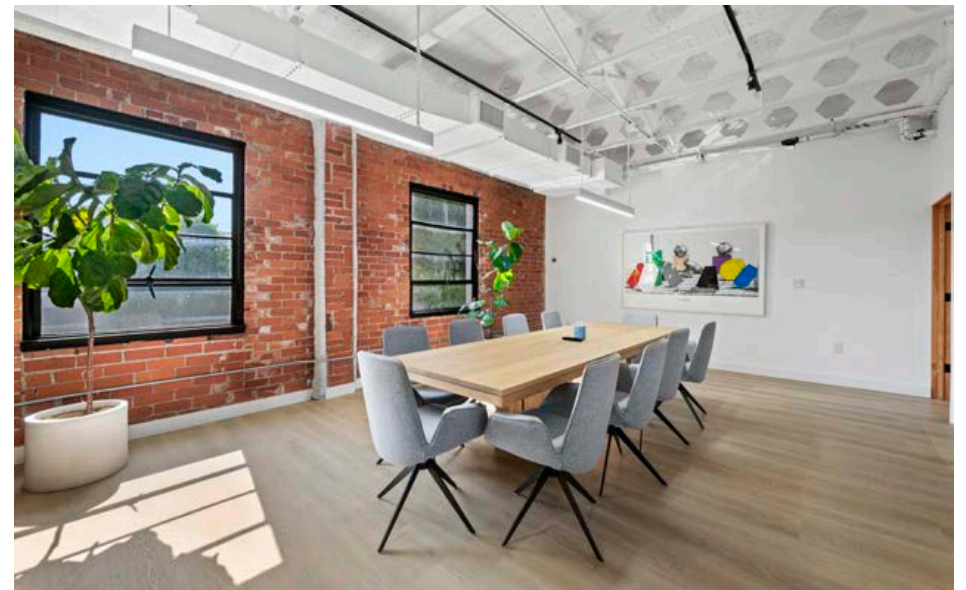
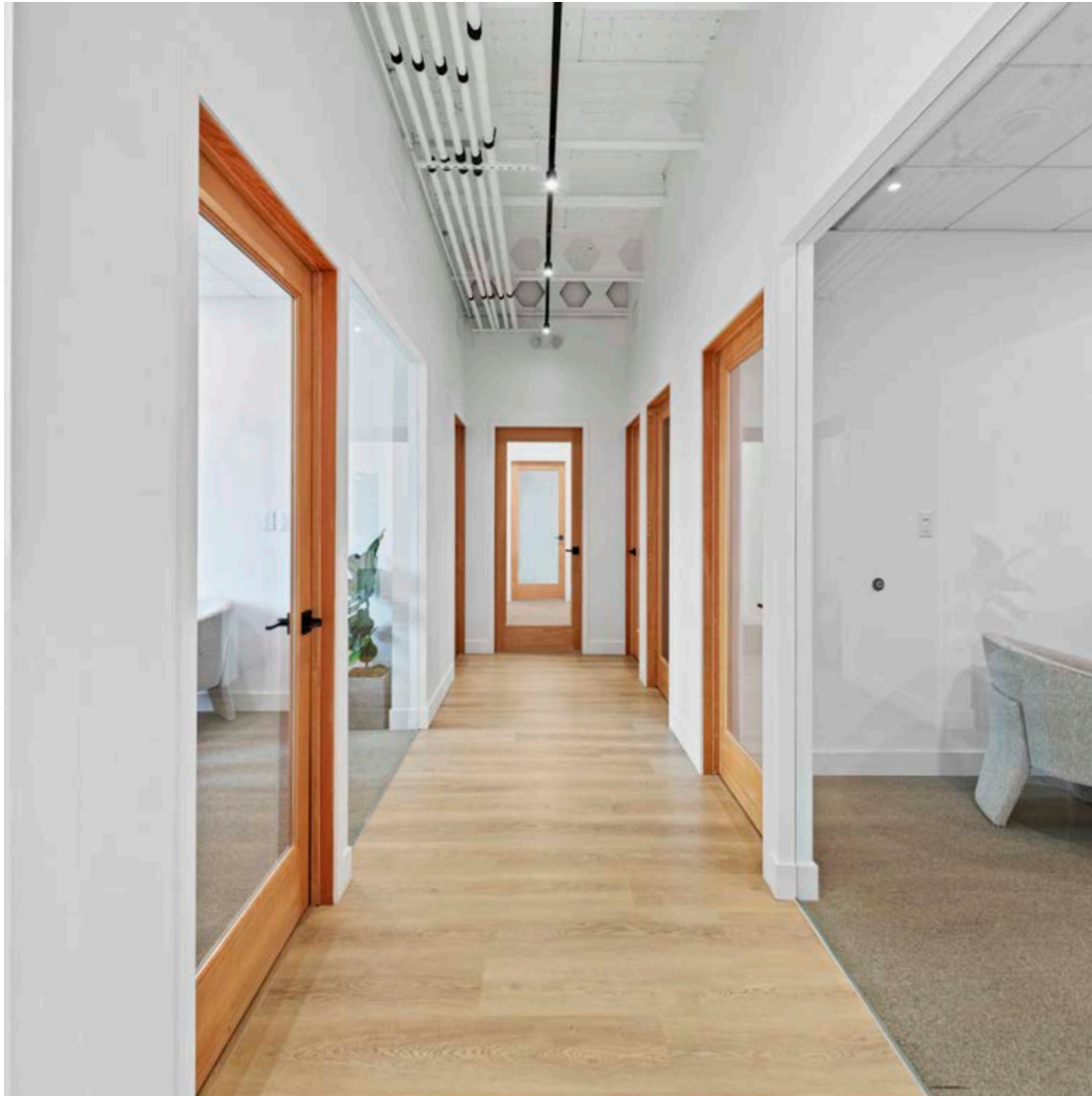
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DRE #01773798



SPACE DETAILS

139 S. BEVERLY DRIVE
BEVERLY HILLS, CA 90212

- An unparalleled opportunity to occupy space with a prime Beverly Hills address.
- The full floor opportunity encompasses 11,912 SF including 2,202 SF of dedicated, private patio space.
- Layout includes 19 private offices, a large open reception with lounge, 2 conference rooms, full kitchen and plenty of open work space.

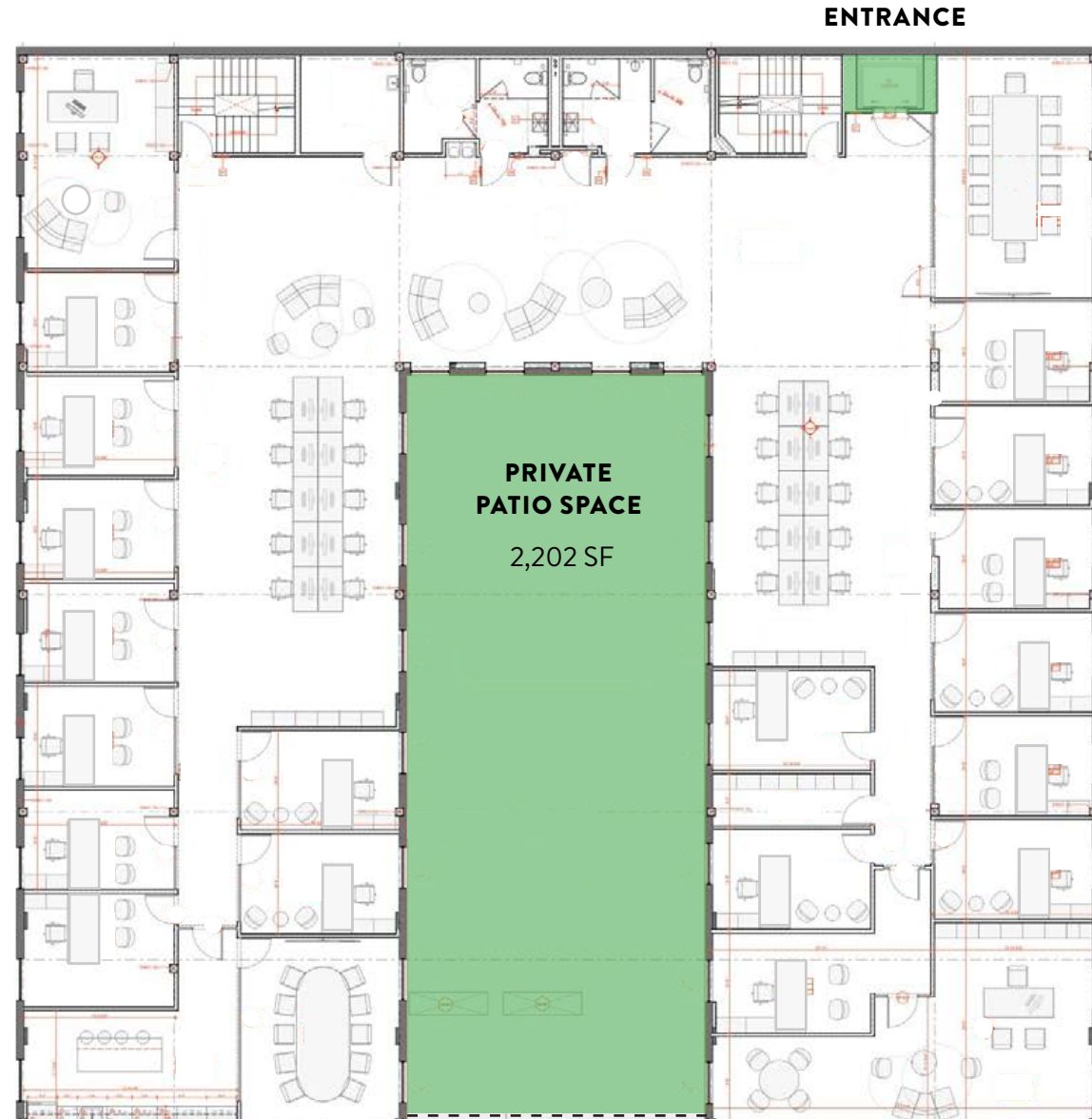
FULL 2ND FLOOR SUITE

HIGH VISIBILITY

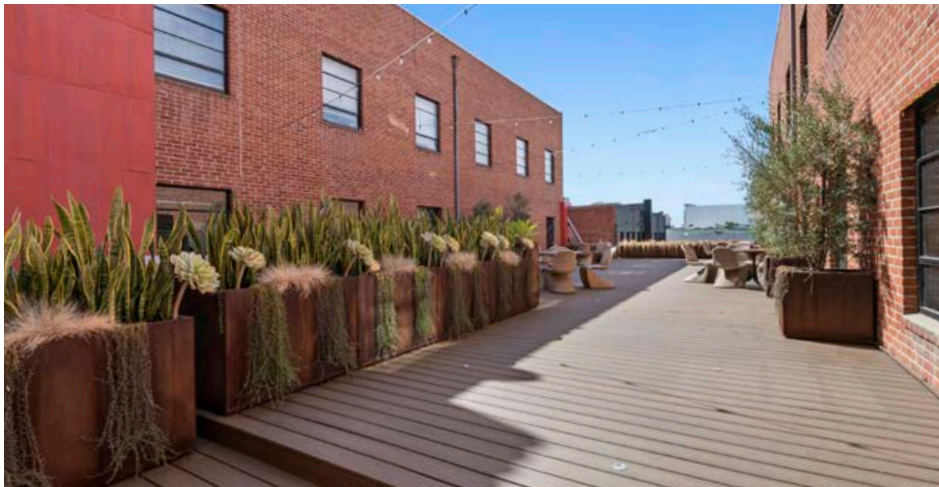
BRAND NEW LOBBY
& COMMON AREAS

2,202 SF PRIVATE PATIO

AS-BUILT FLOOR PLAN



139 S.
**BEVERLY
DRIVE**
BEVERLY HILLS



2ND FLOOR PATIO

139 S.
BEVERLY
DRIVE
BEVERLY HILLS

ENJOY A PRIVATE PATIO
SETTING IN A COVETED
BEVERLY HILLS
LOCATION

139 S.
BEVERLY
DRIVE
BEVERLY
HILLS



STEPS TO GOLDEN TRIANGLE
SHOPS & RESTAURANTS

Beverly Hills

139 S. Beverly Drive offers a unique office experience for start-ups and established businesses alike.

Just steps from one of Beverly Hills most coveted stretches - Wilshire Boulevard - 139 S. Beverly Drive offers the perfect mix of convenience and quiet.



ICONIC BEVERLY HILLS ADDRESS



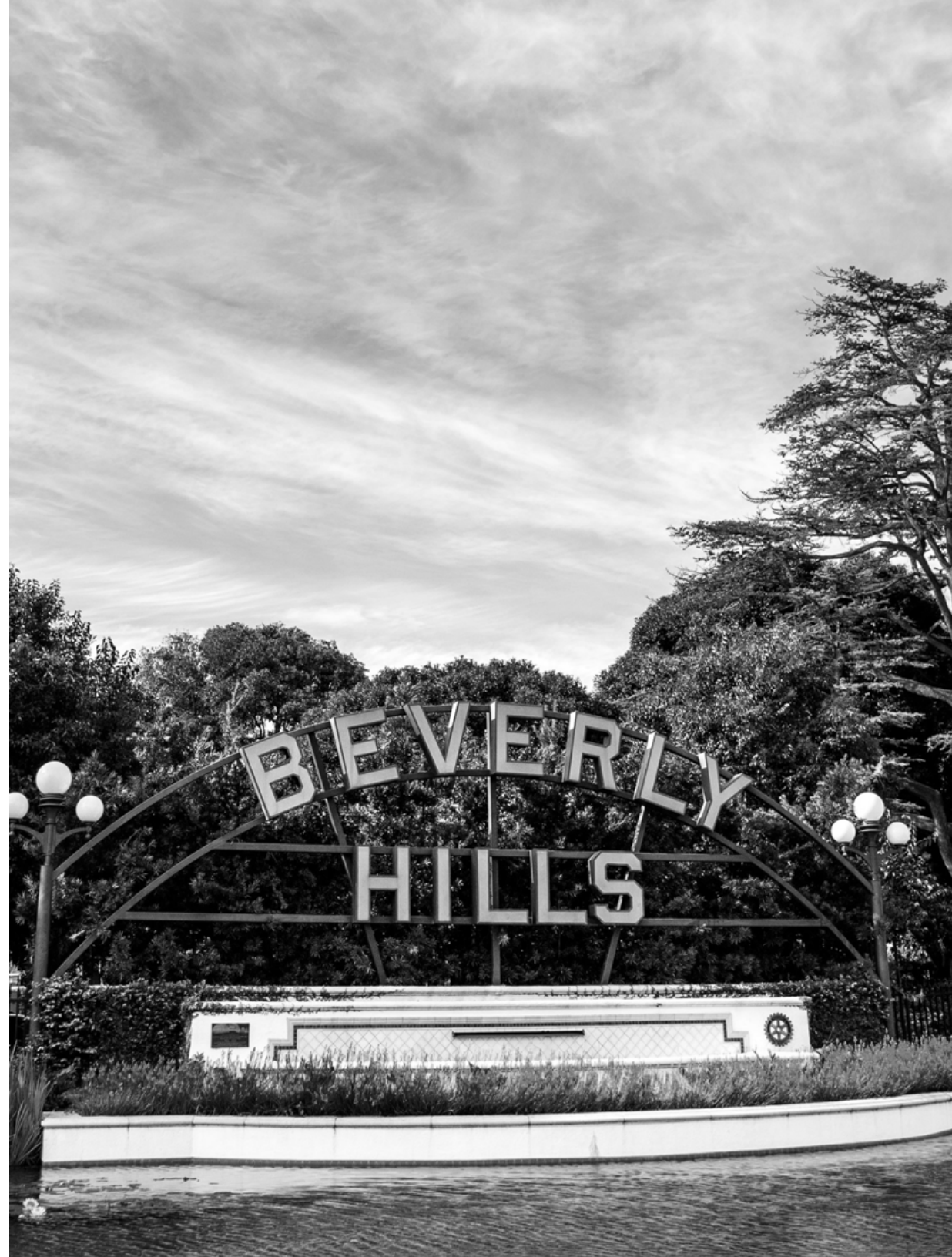
**PRIME LOCATION STEPS TO RETAIL,
RESTAURANTS AND ABUNDANT
NEIGHBORHOOD AMENITIES**



**CENTRAL ACCESSIBILITY TO THE 10
FREEWAY & MAJOR THROUGH STREETS**



**LOCATED IN THE HEART OF LOS
ANGELES - THE ENTERTAINMENT
CAPITAL OF THE WORLD**





TOMOKO JAPANESE SPA

141 S. BEVERLY DRIVE

Tomoko Spa offers transformative spa services with a focus on ancient Japanese methods and treatments. The acclaimed spa has been praised by many experts as one of the best experiences on the West Coast.



CHAUMONT CAFE & BAKERY

145 S. BEVERLY DRIVE

Modern French cafe offering gourmet pastries, baked goods, coffees and sandwiches in a refined setting.



CHAUMONT VEGAN

145 S. BEVERLY DRIVE

Adjacent to its namesake bakery, Chaumont Vegan, offers food and coffee options geared towards vegan conscious customers.

BEVERLY HILLS GOLDEN TRIANGLE

139
SOUTH
BEVERLY
DRIVE

ALFRED COFFEE

WALLY'S

NATE N AL'S

NESPRESSO

TATEL

THE FARM

LULULEMON

IL PASTAIO

MASTROS

E. BALDI

SUGARFISH

WHOLE FOODS

CARTIER

EREWHON

GAGOSIAN

GUCCI

BALENCIAGA

SAINT LAURENT

SPAGO

BURBERRY

KITH

AVRA

DANTE

WME

CIPRIANI

TIFFANY & CO.

CUTSTEAK

MARU COFFEE

MAYBOURNE HOTEL

EQUINOX

FOUR SEASONS HOTEL

60 HOTEL BH

TOMOKO SPA

SOUTH BEVERLY GRILL

CHAUMONT BAKERY

BLUE BOTTLE COFFEE

AHARON COFFEE ROASTER

PICCOLO PARADISO

CALIFORNIA PIZZA KITCHEN

STARBUCKS

MATU

MAUDE

FRIDA MEXICAN

URTH CAFFE

PINKBERRY





STEPS TO THE BEST OF BEVERLY HILLS

GUCCI
OSTERIA
da Massimo Bottura



il Pastaio
Ristorante • Bar

EST. 1915
NEW YORK CITY
DANTE
Beverly Hills

SOUTH BEVERLY GRILL



AVRA
BEVERLY HILLS
estiatorio

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