

**FULL BUILDING
BRANDING
RIGHTS**

UNMATCHED OPPORTUNITY
TO HAVE YOUR LOGO
APPEAR BEHIND THE
ICONIC VENICE SIGN

AVAILABLE FOR LEASE

**FREESTANDING
BUILDING ON
WINDWARD CIRCLE**

70-72 WINDWARD AVE.
VENICE, CALIFORNIA 90291



PALOMA
REALTY PARTNERS



OVERVIEW

Paloma Realty Partners is proud to offer this unique opportunity located just under the Venice sign on Windward Circle. The approximately 4,100 sq. ft. building includes office, retail/showroom, courtyard and private rooftop deck, spanning over three floors. It is ideal for a variety of companies and is available immediately. A private garage/parking space is included.

The building provides an unmatched branding opportunity to have your company name and logo behind every photo taken of the world-famous Venice sign.

HIGHLIGHTS

BUILDING SIZE:

Approx. 4,100 SF

PREMISES:

Approx. 3,000 SF of Creative Office Space
+ 1,000 SF of Ground Floor Retail/Showroom

AVAILABLE:

Immediately

RENTAL RATE:

\$27,000 MG

TERM:

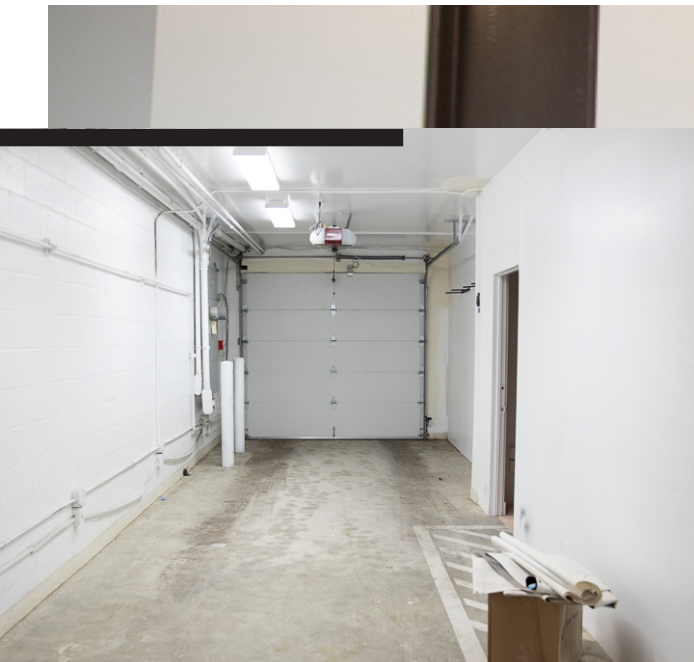
3-10 years

FEATURES

- High ceilings
- Multi-level layout
- Skylights
- Private Restrooms
- Private Courtyard
- Mix of offices & Open Space

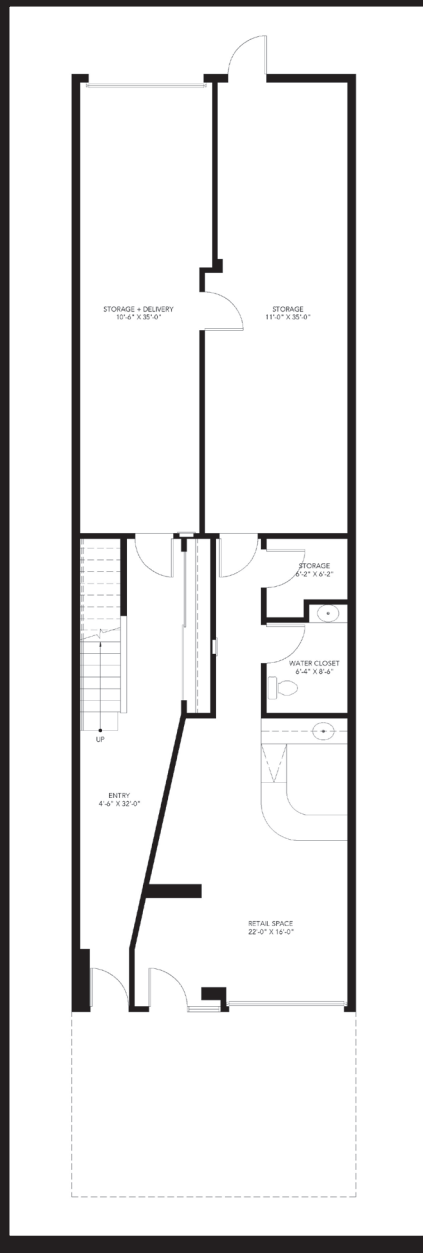
IMPROVEMENTS

New interior/exterior paint, brand new security system, newly sanded and sealed original hardwood floors.

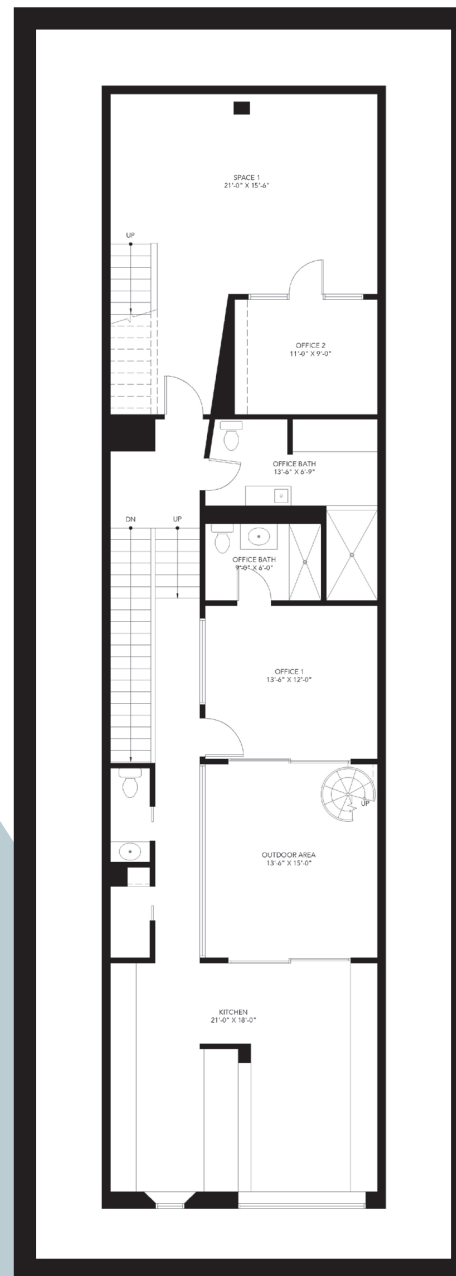


FLOOR PLANS

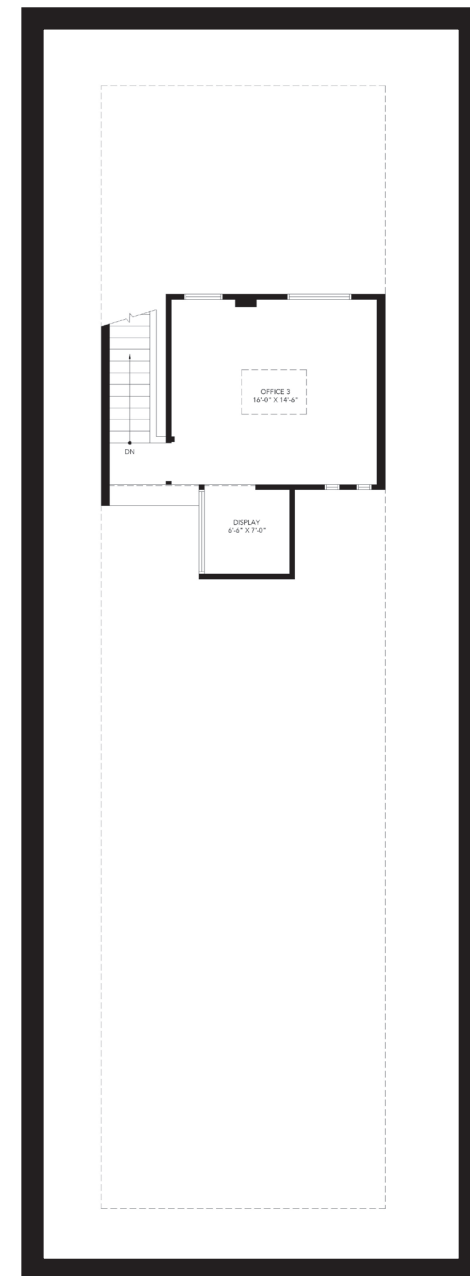
FIRST



SECOND



LOFT





70-72 Windward Ave.

1 Great White



2 Market

MARKET

3 Minotti's



4 Ospi



5 Gran Blanco



6 Belle's



7 Winston House



8 Gjusta Grocery



9 Teddy's Red Tacos



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