

Tom Park

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FOR LEASE
OFFICE SUITES
PLEASE CALL
Carrie Ventrella
818.715.0965

ADD ART
LEASING
SUNSET
PLAZA

FULLY BUILT-OUT DENTAL OFFICE

FOR LEASE
@ **SUNSET PLAZA**

8711W SUNSET BLVD | WEST HOLLYWOOD, CA

Turn-Key Surgical/Dental Office | Sunset Plaza

Located within Historic Sunset Plaza on the Sunset Strip, 8711 W Sunset Blvd offers a rare opportunity to acquire a fully built-out surgical and dental facility in one of Los Angeles' highest-traffic medical and retail corridors.

The space has been thoughtfully designed for clinical efficiency and regulatory compliance and includes a sterilization lab, X-ray room, multiple surgical operatories, along with additional clinical amenities. The existing infrastructure significantly reduces startup time and build-out costs for an incoming operator.

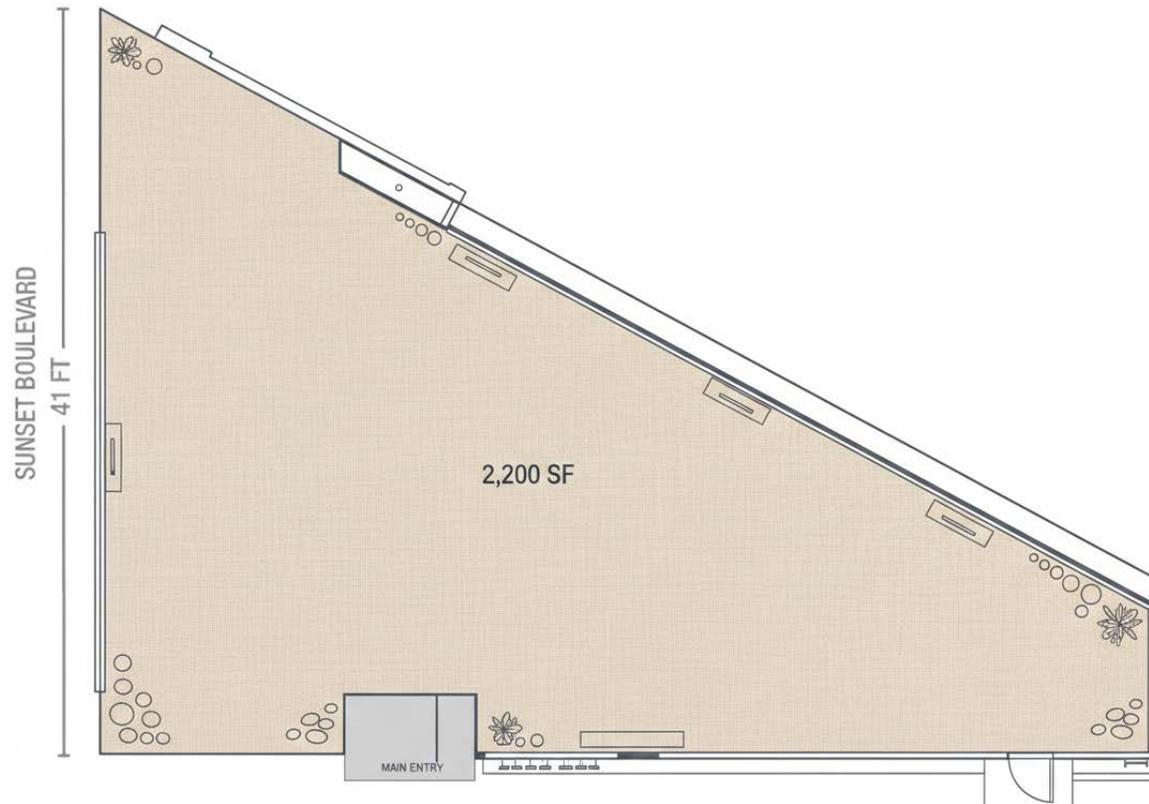
Currently occupied by Sargon Dental, the property is available for sublease or full practice takeover, allowing a new provider to begin operations immediately with minimal renovation.

The building provides dedicated and convenient parking directly behind the property, a valuable amenity in the Sunset Strip trade area.

The surrounding Sunset Plaza retail district generates consistent daytime and evening foot traffic, with neighboring tenants including Equinox, Sweetgreen, KITH, SKIMS, Tia, and other flagship retailers and restaurants. The location serves both local residents and destination clientele from West Hollywood and Beverly Hills, offering strong patient acquisition potential.



SITE DETAIL



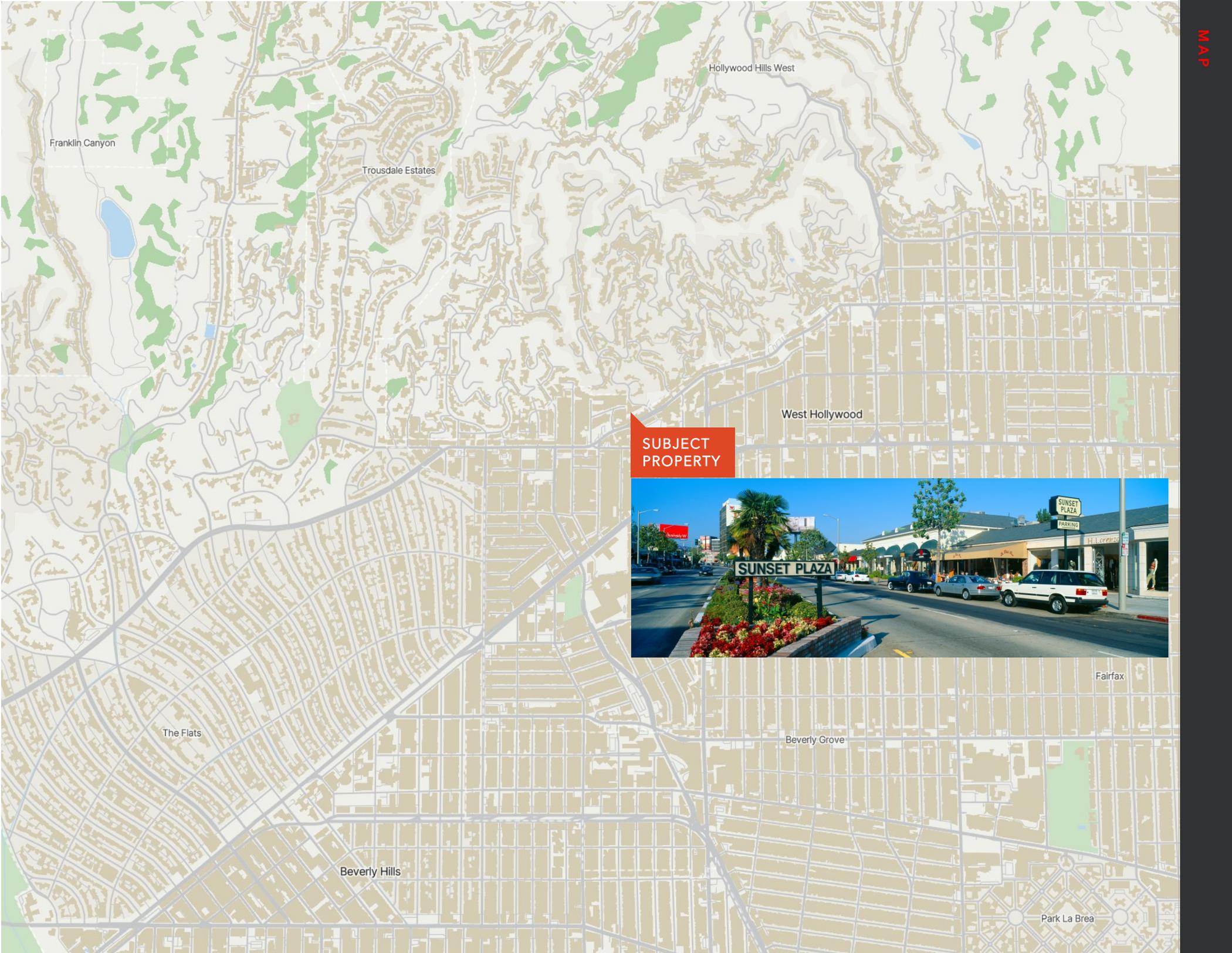
ADDRESS 8711 W Sunset Blvd
West Hollywood, CA 90069

USE Retail / Office

BUILDING SIZE ± 2,200 SF

RENT Available Upon Request

SUBLEASE TERM Through Sept 30, 2030
with 5.00% increase every
year on the 1st of October



Franklin Canyon

Hollywood Hills West

Trousdale Estates

West Hollywood

**SUBJECT
PROPERTY**



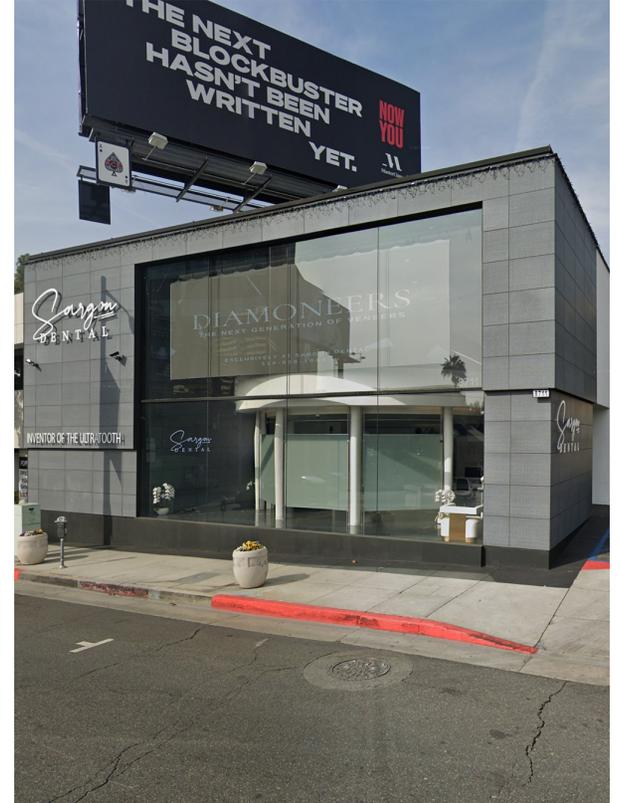
The Flats

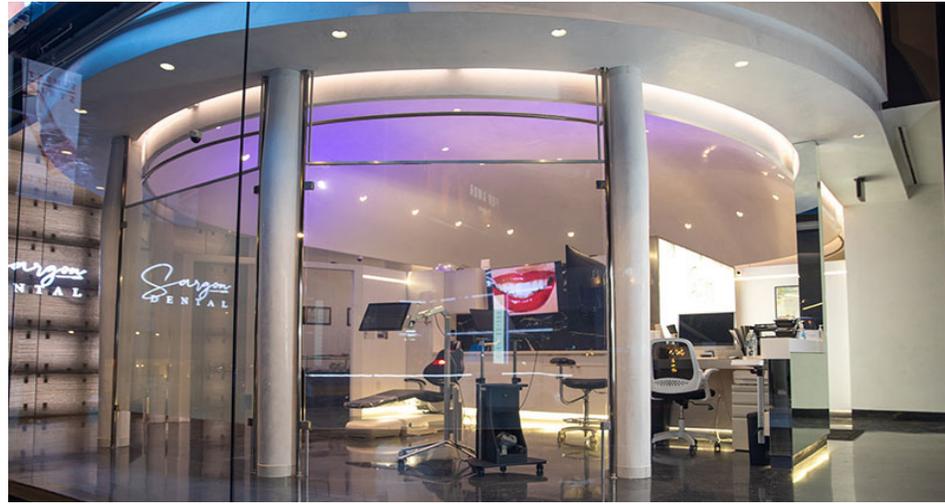
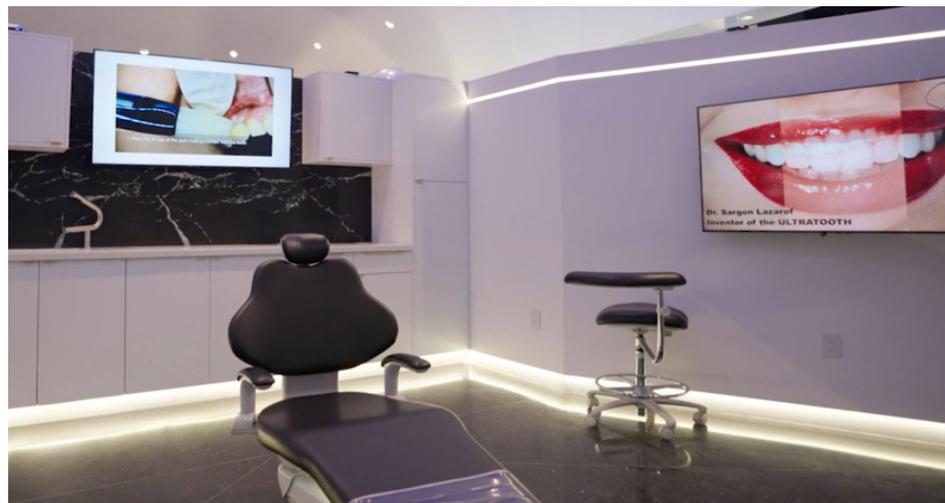
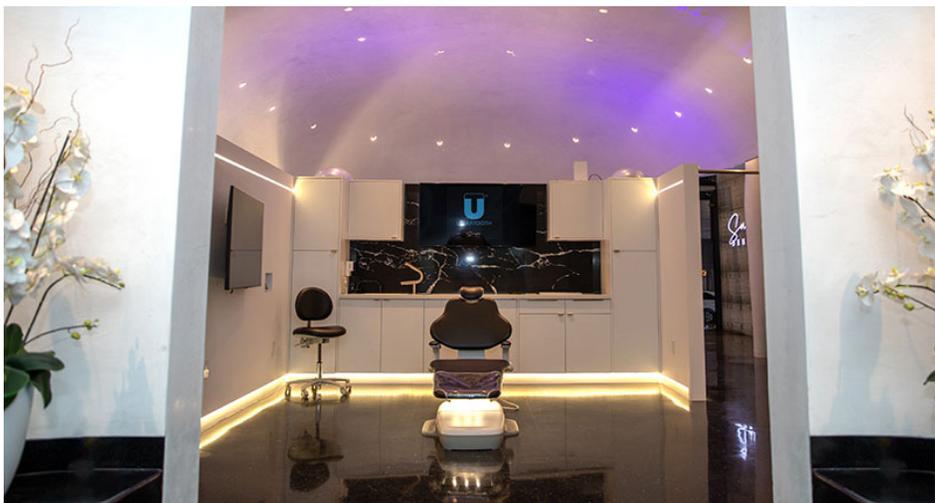
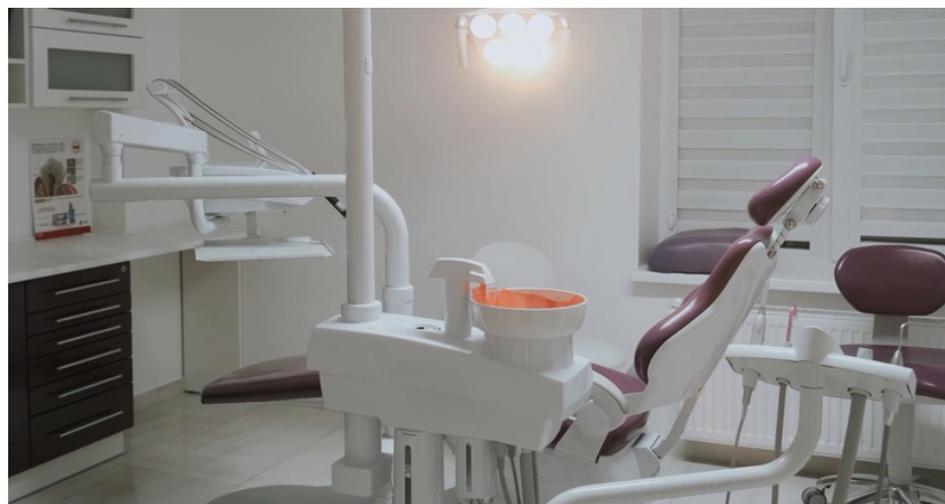
Fairfax

Beverly Grove

Beverly Hills

Park La Brea







Exclusively Listed By

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