

TEAM  
CONDON

alexa • bailey • brittany • connor  
erica • kevin • kylie • mckenna  
mike • pete • sam • scott



# 7060

HOLLYWOOD BLVD

LOCATED IN THE  
HEART OF  
HOLLYWOOD

SPEC SUITES  
STARTING AT 1,210 SF WITH  
UP TO 175,000 SF  
AVAILABLE



LeFrak



CUSHMAN &  
WAKEFIELD

# 7060

HOLLYWOOD BLVD

BUILDING SIZE 178,502 RSF

YEAR RENOVATED 2018

NUMBER OF FLOORS 12

LEASE TERM FLEXIBLE

ASKING RATE NEGOTIABLE

PARKING OVER 50,000 SF  
4.0/1,000 SF  
UNDER 50,000  
2.5/1,000 SF

RESERVED \$220.00

UNRESERVED \$155.00

TANDEM \$125.00

OCCUPANCY IMMEDIATE



# THE FEATURES

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## SIGNAGE



Building top signage, beautiful views plus rooftop deck & balcony space available

## PARKING



Above-standard parking ratio and EV charging stations available

## AMENITIES



Walkable to a plethora of amenities including cafes, restaurants, gyms, shopping, grocery stores, hotels, entertainment venues, public transit and more!

## WELLNESS



Touchless parking, Openpath touchless elevator access, and Merv 13 filtration system

## SECURITY



Onsite property management and 24/7 security



# THE AVAILABILITIES



## 7060 HOLLYWOOD BLVD

### 5<sup>TH</sup> - 7<sup>TH</sup> FLOOR

- Brand new creative spec suites
- 1,210-3,445 SF
- Combinable suites

### 9<sup>TH</sup> FLOOR

- Creative, move-in ready space
- 18 perimeter offices
- 9 interior offices
- Conference room
- Kitchen
- Open workspace
- Divisible

### 10<sup>TH</sup> FLOOR

- Creative, move-in ready space
- 12 perimeter offices
- 1 interior offices
- Conference room
- Kitchen
- Open workspace
- Divisible

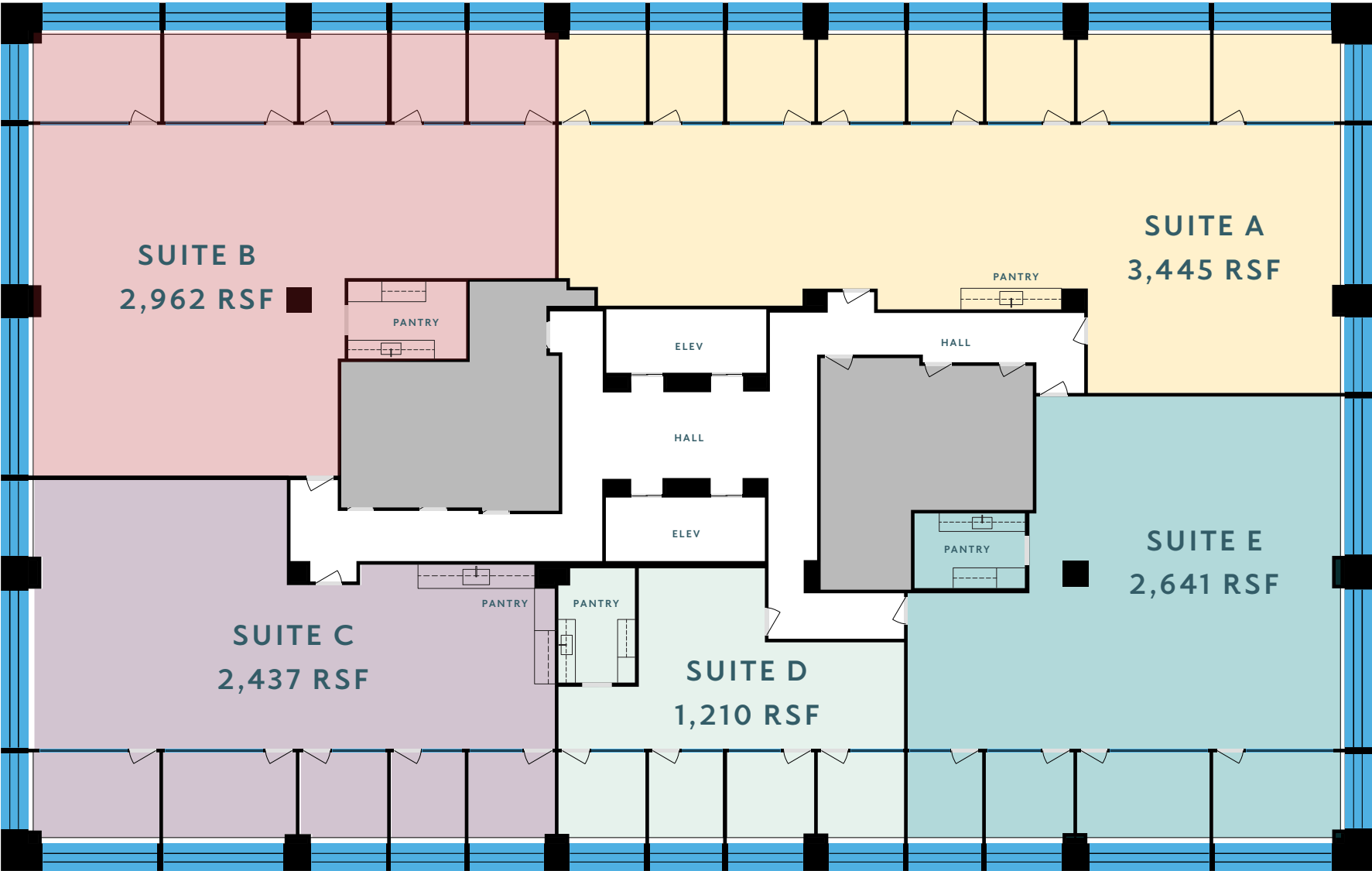
### 11<sup>TH</sup> FLOOR

- Creative, move-in ready space
- 15 perimeter offices
- 7 interior offices
- Conference room
- Kitchen
- Open workspace
- Divisible

### 12<sup>TH</sup> FLOOR

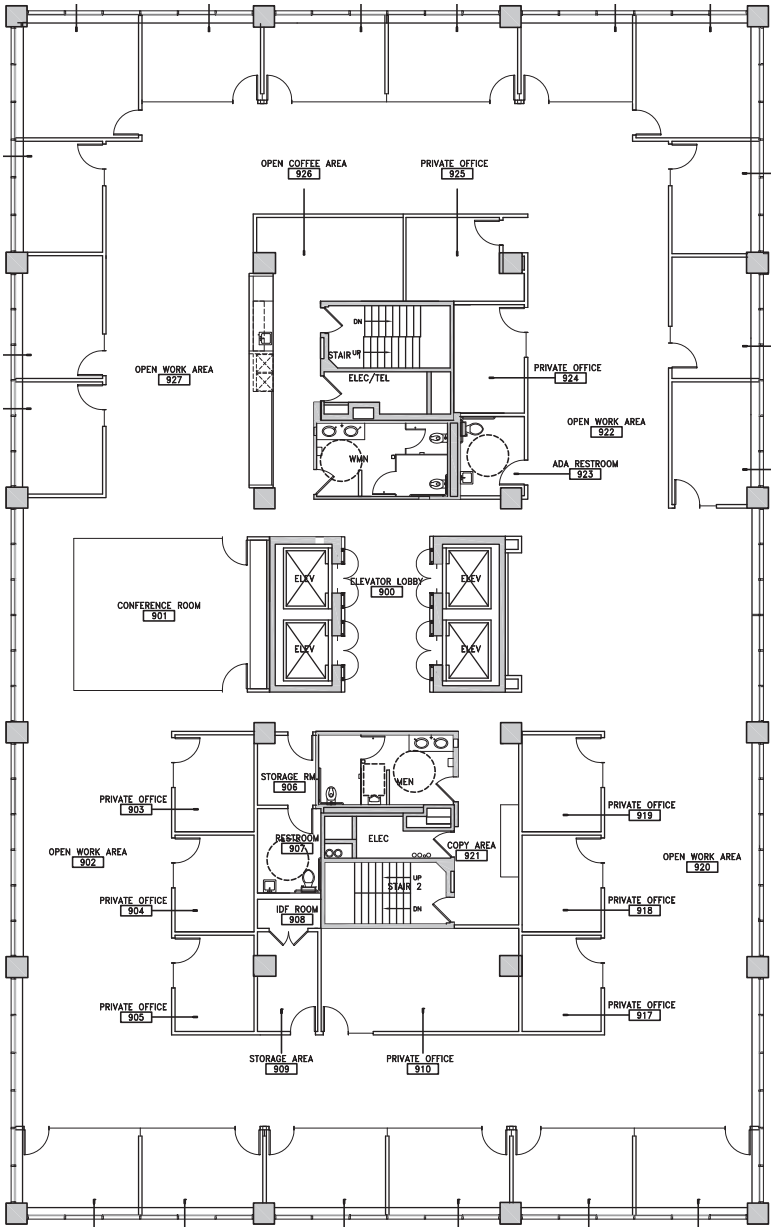
- Creative, move-in ready space
- 18 perimeter offices
- 8 interior offices
- 2 Conference rooms
- Kitchen
- Open workspace
- Private rooftop deck access
- Divisible

5<sup>TH</sup>-7<sup>TH</sup> FLOOR | COMBINABLE

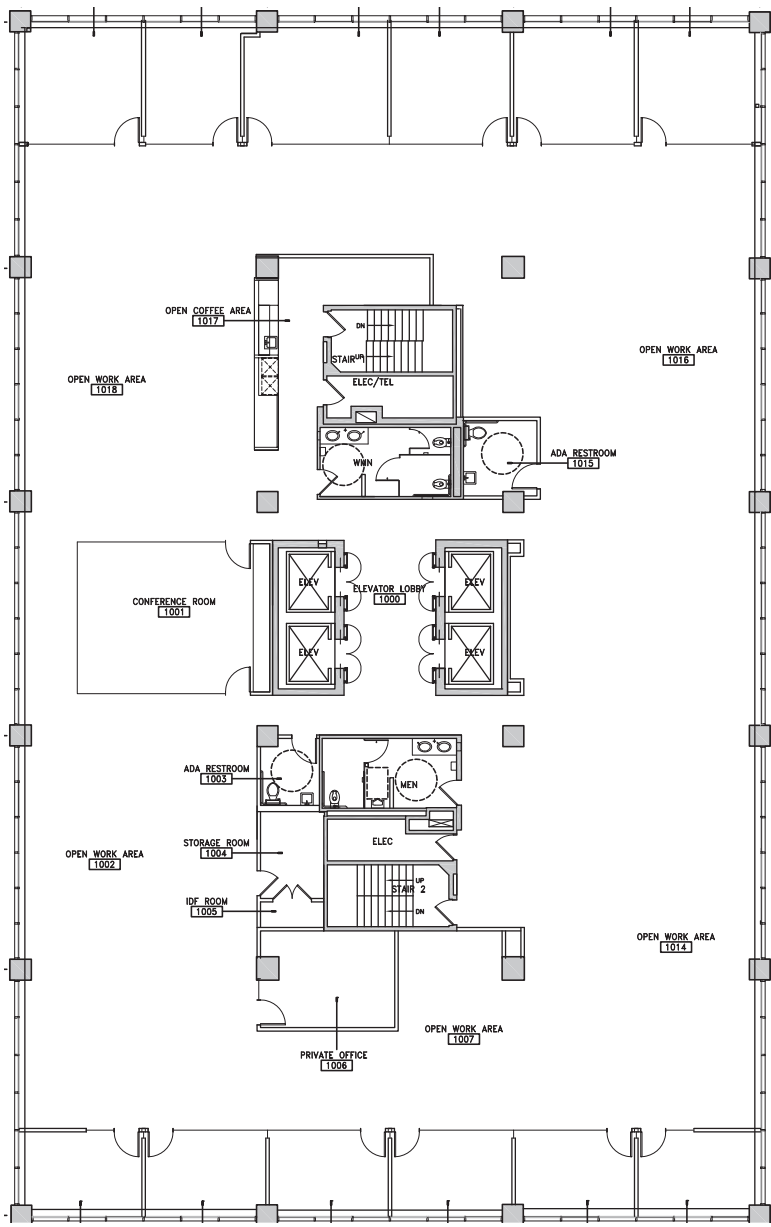


9<sup>TH</sup> FLOOR - 12,696 SF

Creative, move-in ready



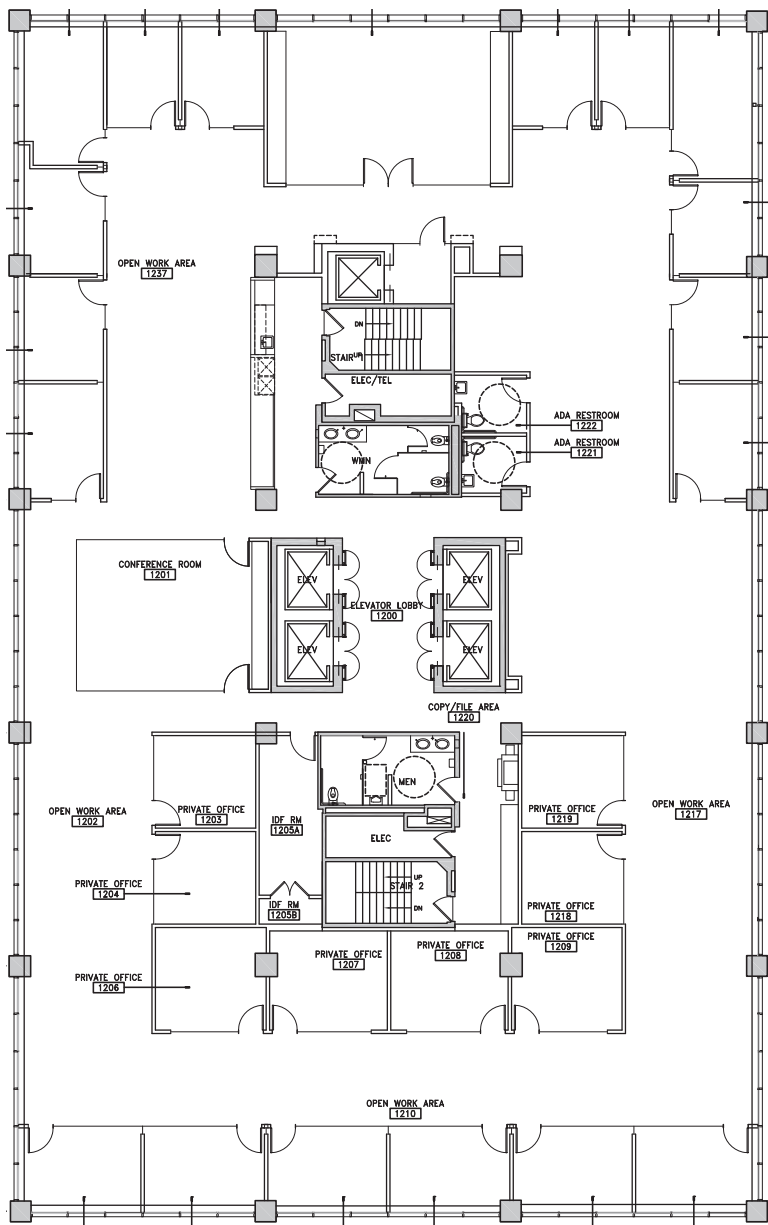
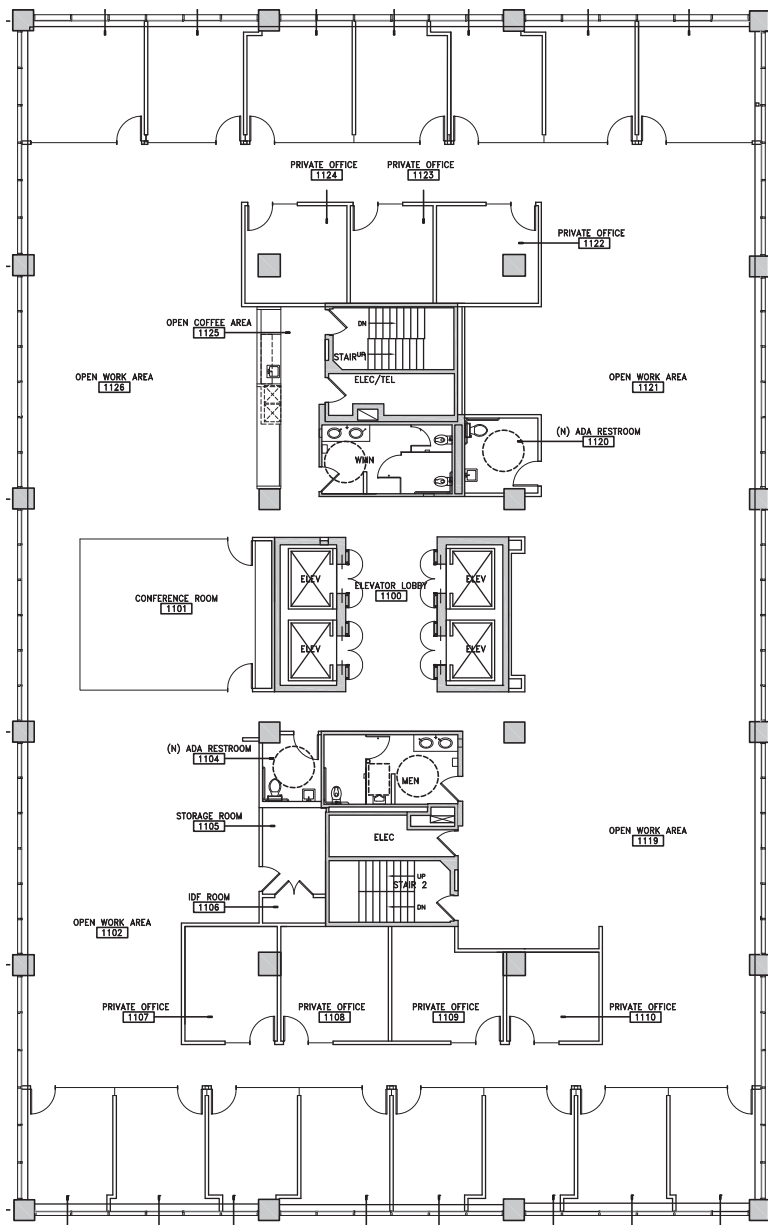
10<sup>TH</sup> FLOOR - 12,694 SF



11<sup>TH</sup> FLOOR - 12,696 SF

12<sup>TH</sup> FLOOR - 12,696 SF

Creative, move-in ready





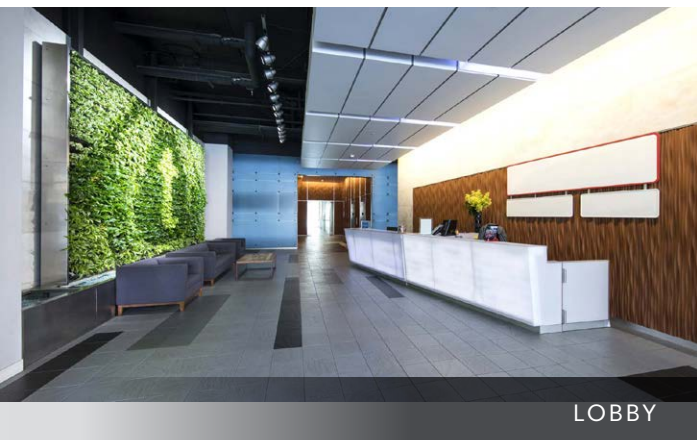
SUITE 740



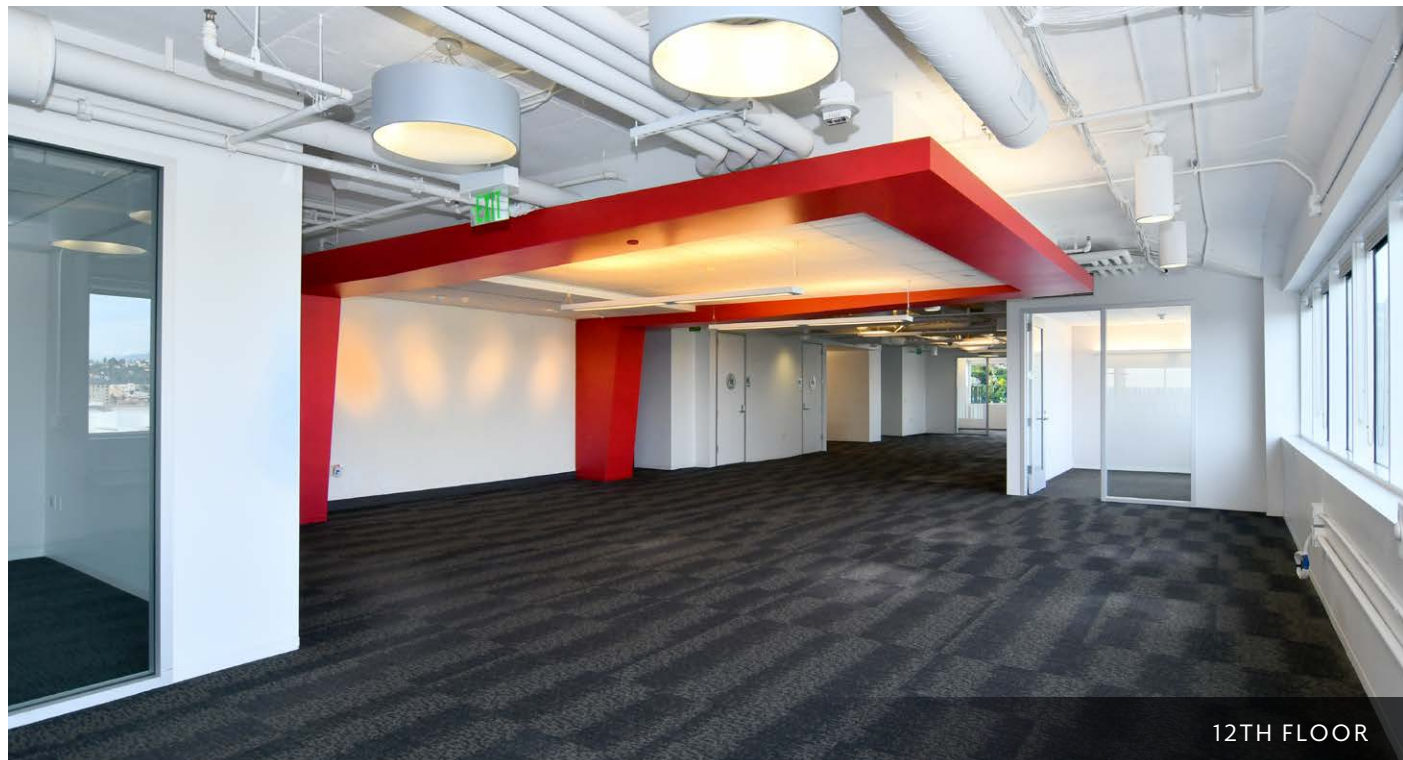
ROOFTOP DECK



SUITE 730



LOBBY



12TH FLOOR

# THE LOCATION

## ARTS & ENTERTAINMENT

- 1 The Magic Castle
- 2 El Capitan Theatre
- 3 TCL Chinese Theatre
- 4 The Hollywood Roosevelt
- 5 Magic Castle Hotel
- 6 Dolby Theatre
- 7 Loews Hollywood Hotel

## CAFES

- 8 Tiago Coffee Bar & Kitchen

## HEALTH CLUBS/GYMS

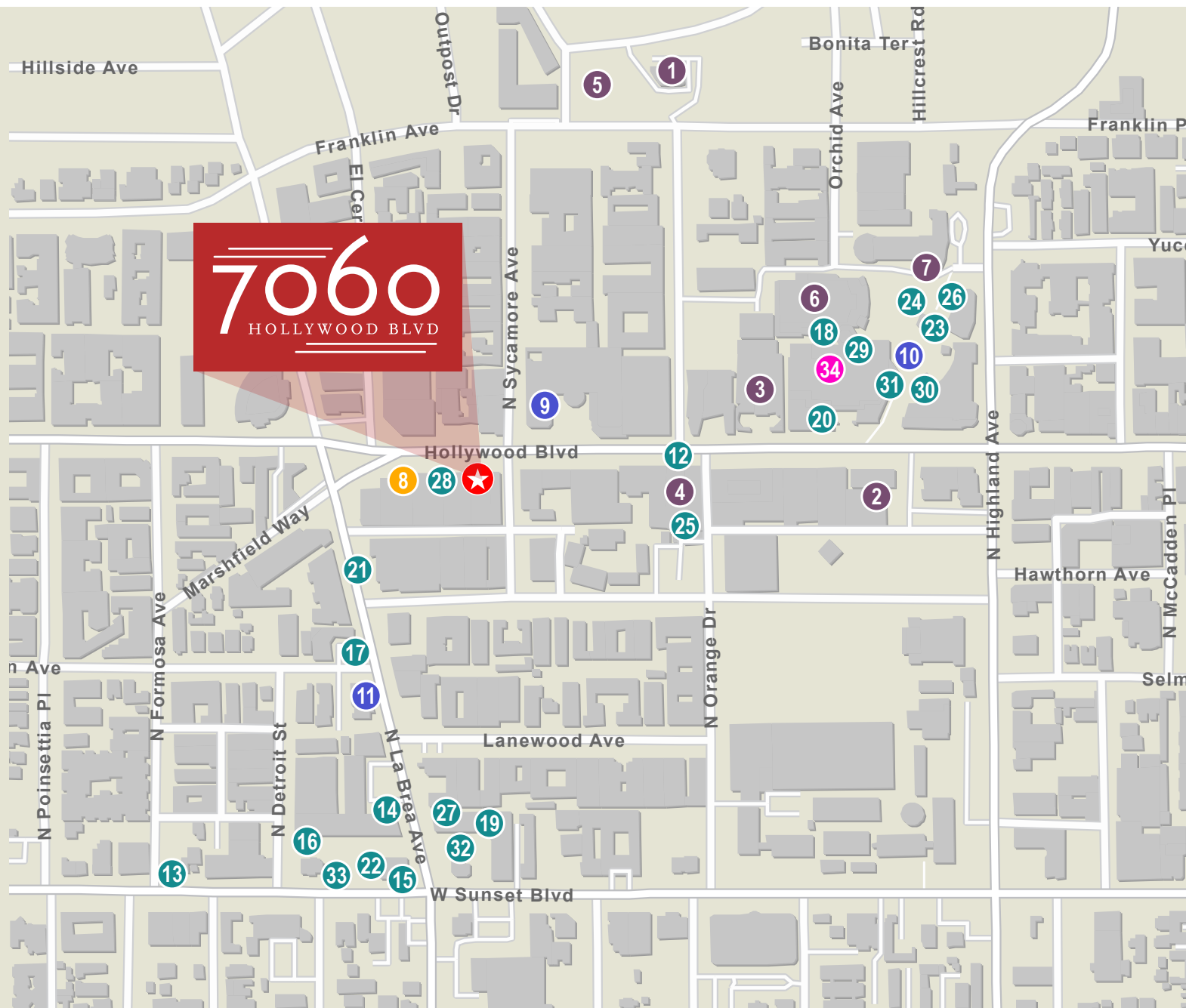
- 9 LA Fitness
- 10 Lucky Strike - Hollywood
- 11 Hollywood Gym & Fitness

## RESTAURANTS

- 12 25 Degrees
- 13 Bossa Nova on Sunset
- 14 Whistlin' Dixie
- 15 Hoy's Wok Chinese Kitchen
- 16 EGG TUCK
- 17 Robert's Russian Cuisine
- 18 Chado Tea Room
- 19 Todo Bien Tacos De Birria
- 20 Wafflejack
- 21 Pink Pepper
- 22 Open Source Organics
- 23 Hard Rock Cafe
- 24 Cabo Wabo Cantina
- 25 The Barish
- 26 California Pizza Kitchen at Hollywood
- 27 WEHO Thai Noodle & Rice
- 28 Buffalo Wild Wings
- 29 JINYA Ramen Express
- 30 Johnny Rockets
- 31 Cho Oishi
- 32 Hollywood Sushi
- 33 Berri's Pizza

## SHOPPING

- 34 Hollywood & Highland Center



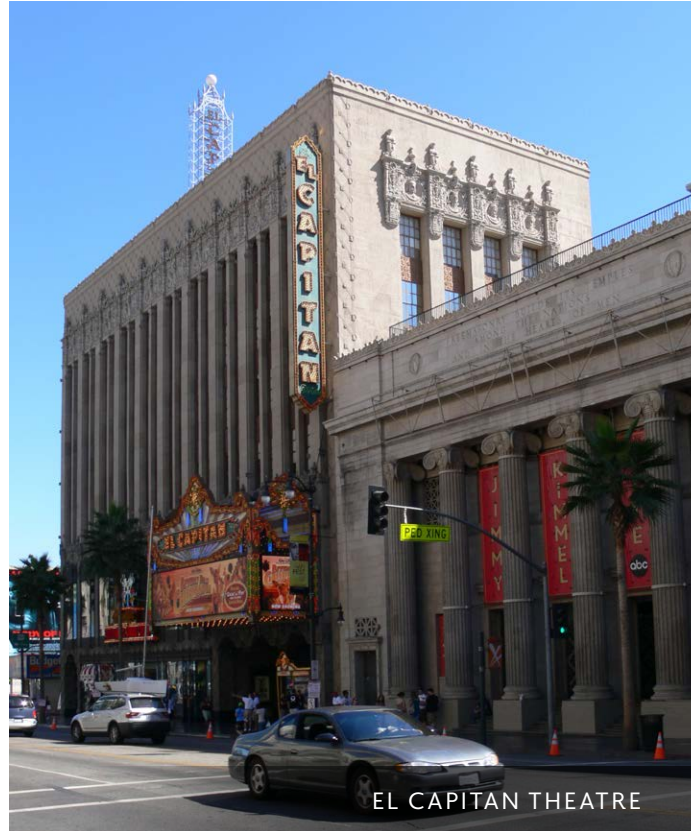
# THE NEIGHBORS



HOLLYWOOD BOWL



HOLLYWOOD ROOSEVELT HOTEL



EL CAPITAN THEATRE



HOLLYWOOD & HIGHLAND CENTER



TCL CHINESE THEATRE

# 7060

HOLLYWOOD BLVD

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