

# 15200 W SUNSET BLVD PACIFIC PALISADES

FOR LEASE

CREATIVE OFFICE  
±779 RSF TO 1,984 RSF

 Anderson Real Estate



# INDUSTRY

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| SUITE | AVAILABLE RSF | OCCUPANCY | RATE                | TERM      | PARKING                            |
|-------|---------------|-----------|---------------------|-----------|------------------------------------|
| 209   | ± 1,984 RSF   | Jan, 2025 | \$5.50 / SF Mo. FSG | 3-5 Years | 3 per 1,000 SF                     |
| 212   | ± 779 RSF     | 30 Days   | \$5.50 / SF Mo. FSG | 3-5 Years | \$275 Reserved<br>\$165 Unreserved |

**Irreplaceable Pacific Palisades location in a highly visible/heavy traffic area**

#### FEATURES

Prime Pacific Palisades corner lot location with high traffic area

New spec suites under construction

Close proximity to Palisades Village, restaurants, and amenities

Exterior landscaping currently under renovations

Glass-lined offices

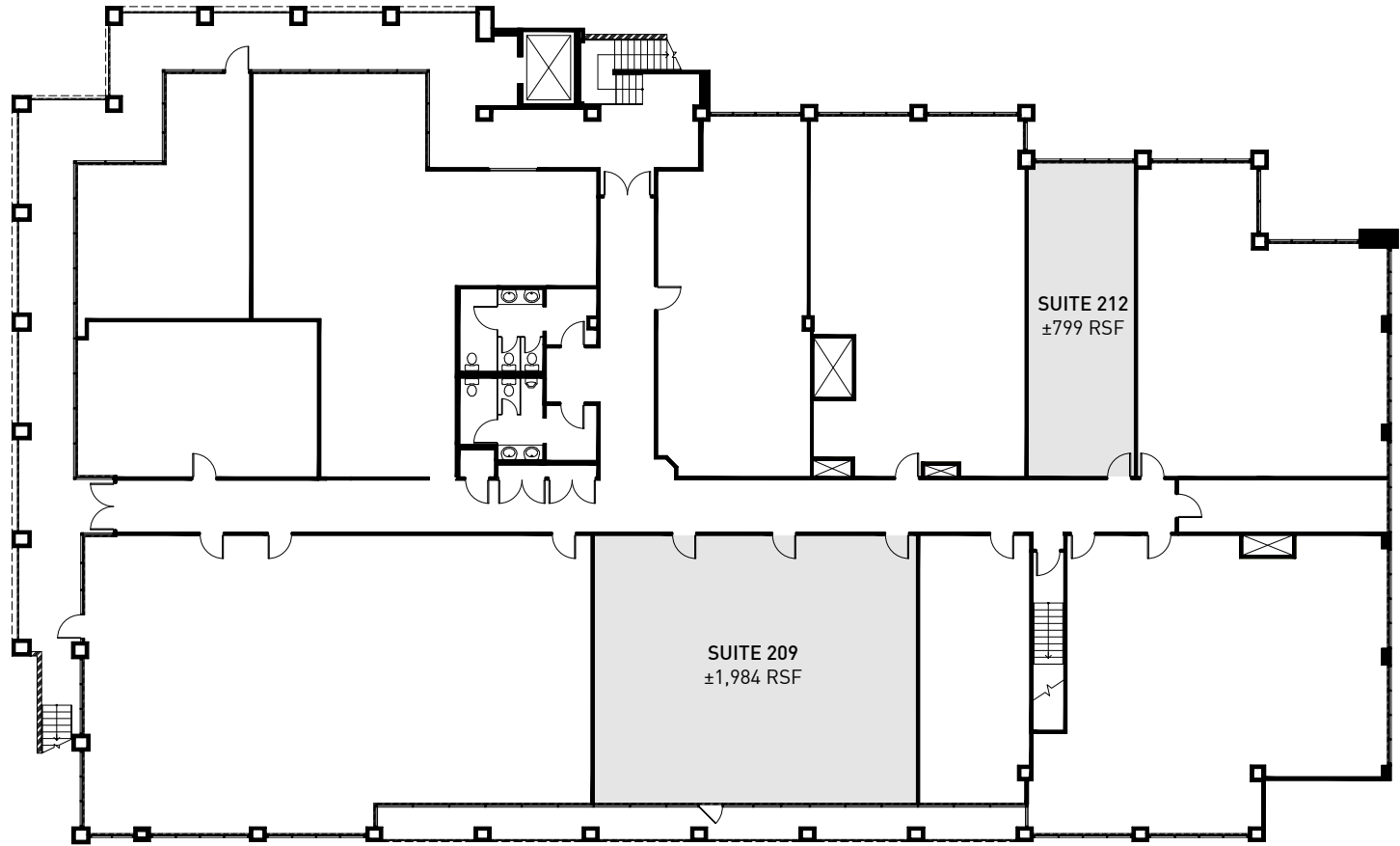
White oak wood flooring

Underground parking



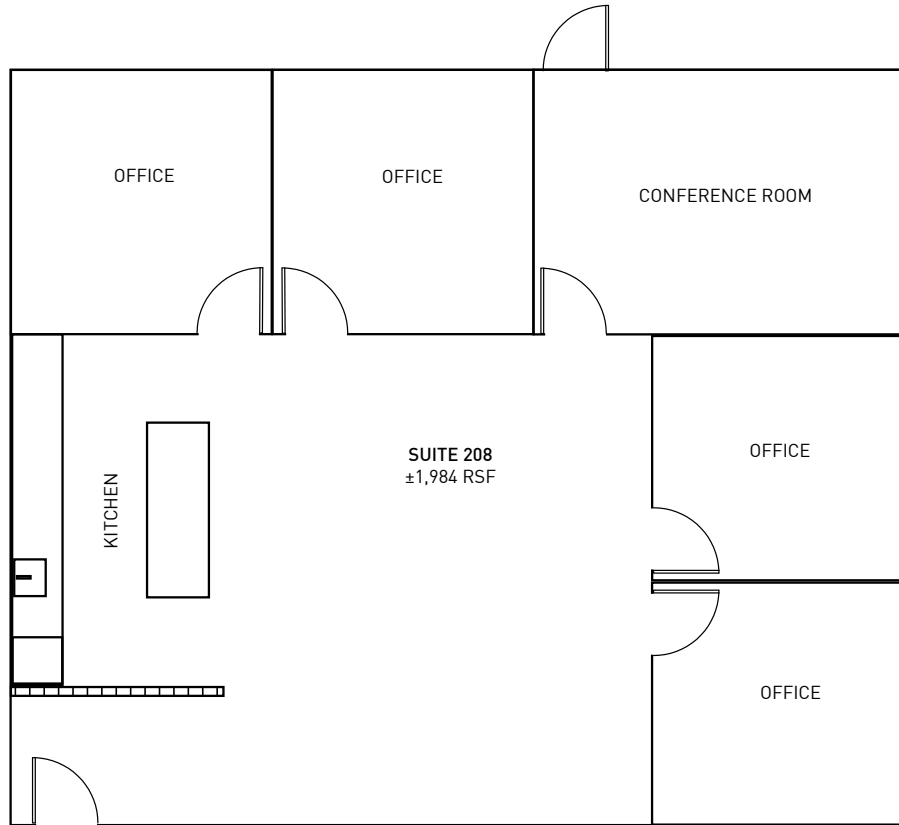
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2ND FLOOR



NOT TO SCALE.  
Floor plan for information purposes only.  
Layout and furnishings may vary

SUITE 209  
±1,984 RSF



NOT TO SCALE.  
Floor plan for information purposes only.  
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About the neighborhood

The Pacific Palisades is an affluent residential neighborhood tucked between the Santa Monica Mountains and the Pacific Ocean. Temescal Gateway Park offers hiking trails with sweeping coastline views, and the sandy Will Rogers State Beach provides access to a 22-mile beachfront bike path. Landmarks include the sumptuous Getty Villa museum showcasing Greek and Roman antiquities, and the mid-century modern Eames House.

4 MIN DRIVE TO WILL ROGERS BEACH  
8 MIN DRIVE TO 10 FWY  
23 MIN DRIVE TO LAX  
91/100 WALKSCORE

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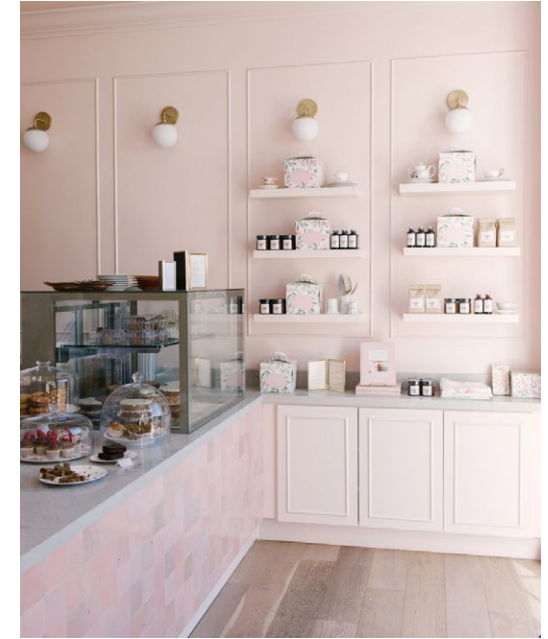




**Erewhon.** Organic produce, made from scratch organic dishes, salads, soups and desserts (wood-fired pizza, as well as a wide selection of raw, vegan, gluten-free, keto and paleo items throughout our store.



**The Draycott.** The restaurant-café melds the ambiance of Europe with a convivial all-day environment, featuring seasonal lunch and dinner menus served with a British twist



**Sweet Laurel.** Just the best organic, whole ingredients going into delicious grain-free, dairy-free, and refined sugar-free baked goods.



**Blue Ribbon.** Features an array of fresh sushi, sashimi and family-style Japanese fare.



**Alfred Coffee.** Coffee shop features sleek decors, killer customer service, and innovative coffee and tea drinks.



**McConnell's Ice Cream.** A 70-year, sweet legacy of the finest ingredients, extraordinary recipes and an obsessive attention to detail.