



EK

FOR LEASE



Exclusive Space

**3707 Cahuenga Blvd
Studio City CA 91604**

**2nd Floor Space
3900 SqFt, Full Kitchen, Stage and
Dance Floor, Full Bar Area
(NO LIQUOR LICENSE)**



Private hideaway second floor space on Cahuenga Boulevard, the gateway to Hollywood CA. This space is great for your exclusive entertainment clients, studio musicians, influencers, gamers, pre-and post-production, private screenings, and theater rehearsal uses. Create your own clubhouse atmosphere with over 3900 ft.² that includes a stage, bar area, dance floor, full kitchen, and open creative space. Private VIP front and rear entrances.

Lease Type: General Lease

Rate: \$21.15 Yr. - \$1.76 Mo.

Term: 5 year, Options Negotiable

No CAM

No NNN

Tenant Pays Utilities

Open Limited Parking



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ED KOENIG / REAL ESTATE BROKER

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