WESTSIDE OFFICE BUILDING
2229 BARRY AVENUE

PRIME WESTSIDE LOCATION

±15,990 SF (divisible to 6,980 SF) remodeled 2-story office building with ground level secure parking

Remodeled in 2019 With Striking Modern Interior

Neighboring Warehouse Also Available at 2228 Barry Ave

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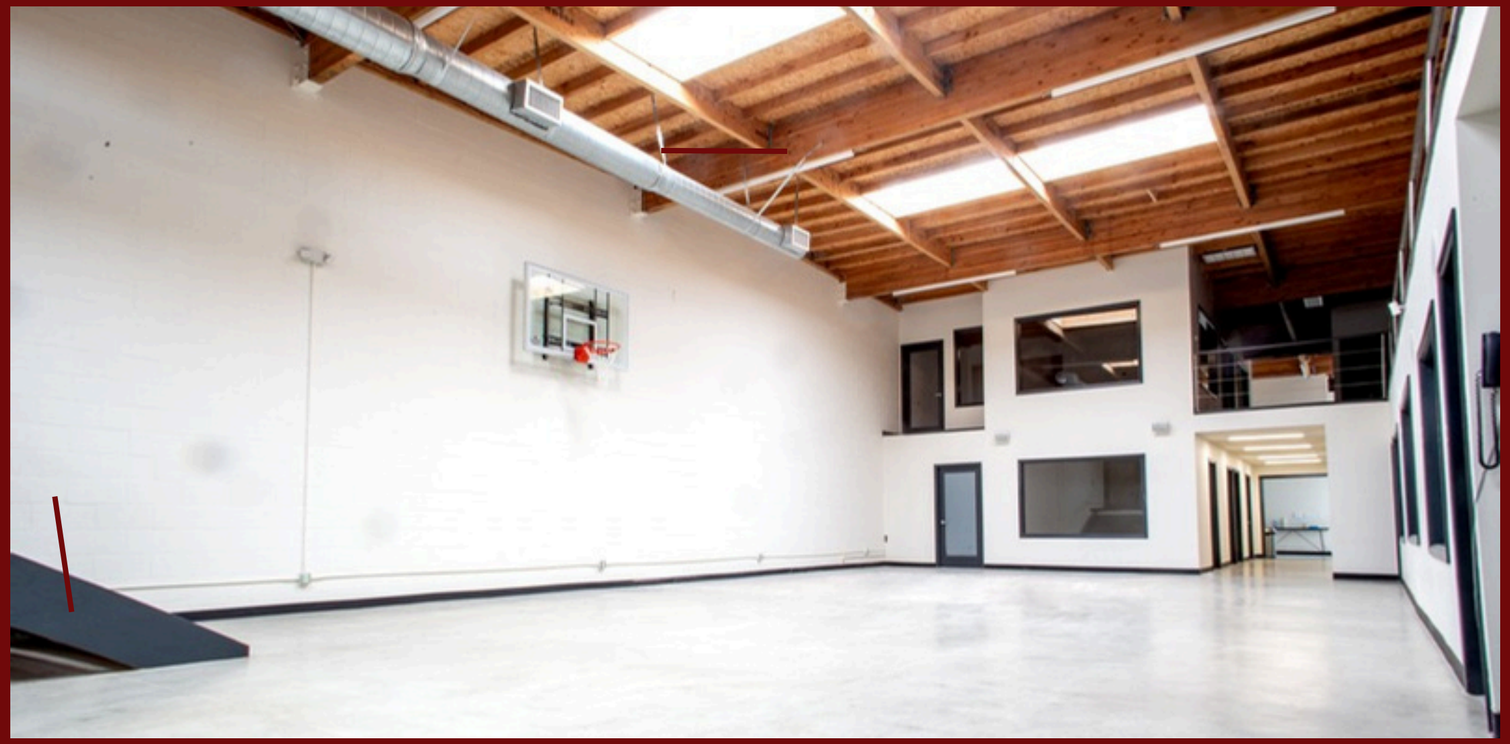
LANCELOTCOMMERCIAL.COM | LANCE@LANCELOTCOMMERCIAL.COM | 310.839.3333 | @LANCELOTCOMMERCIAL | DRE#01128388

WESTSIDE OFFICE BUILDING
2229 BARRY AVENUE

PRIME WESTSIDE LOCATION



BUILDING FEATURES

- ±15,990 SF (divisible to 6,980 SF) Freestanding 2-Story Office Building
- Built in 2004 & Completely Renovated in 2019
- Bullpen Area With Polished Concrete Floors
- 22' Interior Ceiling Height, Skylights + LED Bay Lighting
- Private Offices + Cubicles, 2 Conference Rooms + Large Kitchen
- Secure Parking In Ground Level Garage

±11,965 SF Neighboring Warehouse Also Available at 2228 Barry Avenue*

	2229 BARRY AVENUE, LOS ANGELES, CA 90064
RENTAL RATE	$1.80 PSF MG
SPACE AVAILABLE	±15,990 SF (DIVISIBLE TO 6,980 SF)
PARKING	18 STRIPED PARKING SPACES IN SECURE GARAGE

LANCE LEVIN
PRESIDENT
310.839.3333

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LOCATION OVERVIEW
2229 BARRY AVE

PRIME WESTSIDE LOCATION

- 5 Blocks to the 405 Frwy On/Off Ramp at Pontius/Tennessee
- 5 Blocks to the 10 Frwy On/Off Ramp at Bundy Dr
- 5 Blocks to Metro Station at Bundy Dr + Exposition Blvd

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NEIGHBORING TENANTS

PRIME WESTSIDE LOCATION

- Walking Distance to Fine Dining at Il Moro and Scores of Ramen + Sushi Hotspots in Japan Town Along Sawtelle Blvd, Including Tatsu Ramen, Sushi Stop, Marugame Udon + More!
- Close to LA Fitness, Rockreation (Climbing), City Golf, Several CrossFit Gyms + Pilates Studios
- Adjacent to Ralphs Fresh Fare + Trader Joe's
- Neighboring Corporate Tenants: Riot Games, Activision, GoodRx, Hulu, Roku + More!

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GROUND FLOOR BULLPEN AREA

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MEZZANINE LEVEL

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EXTERIOR FRONT

EXTERIOR REAR

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SECURE PARKING

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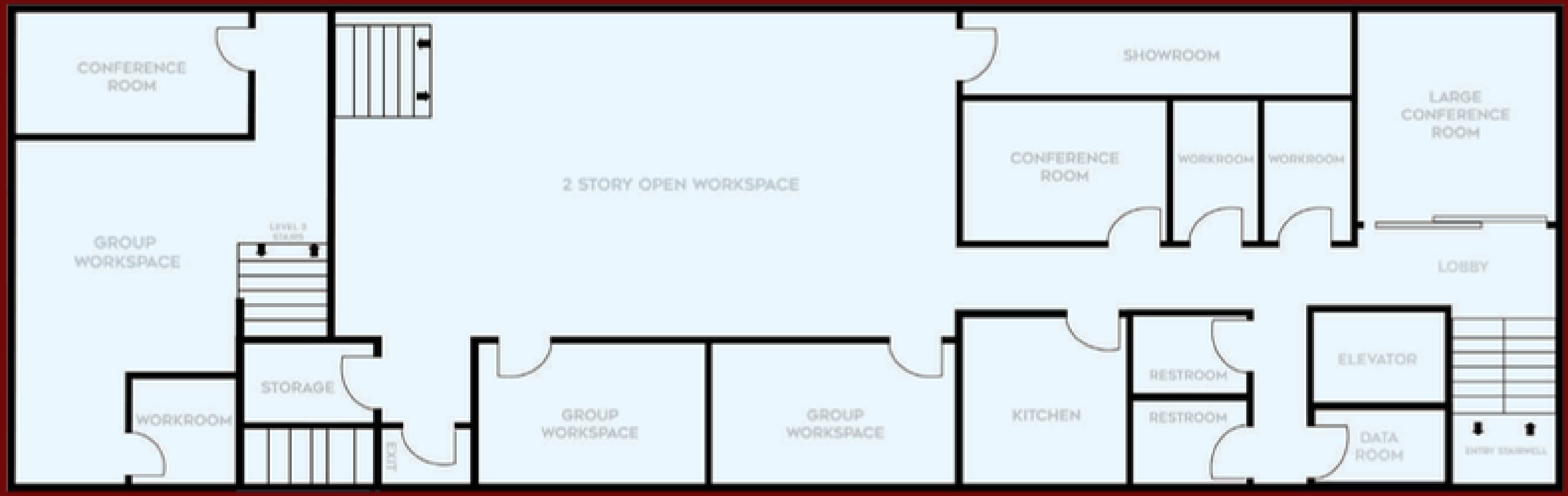

1ST FLOOR PLAN

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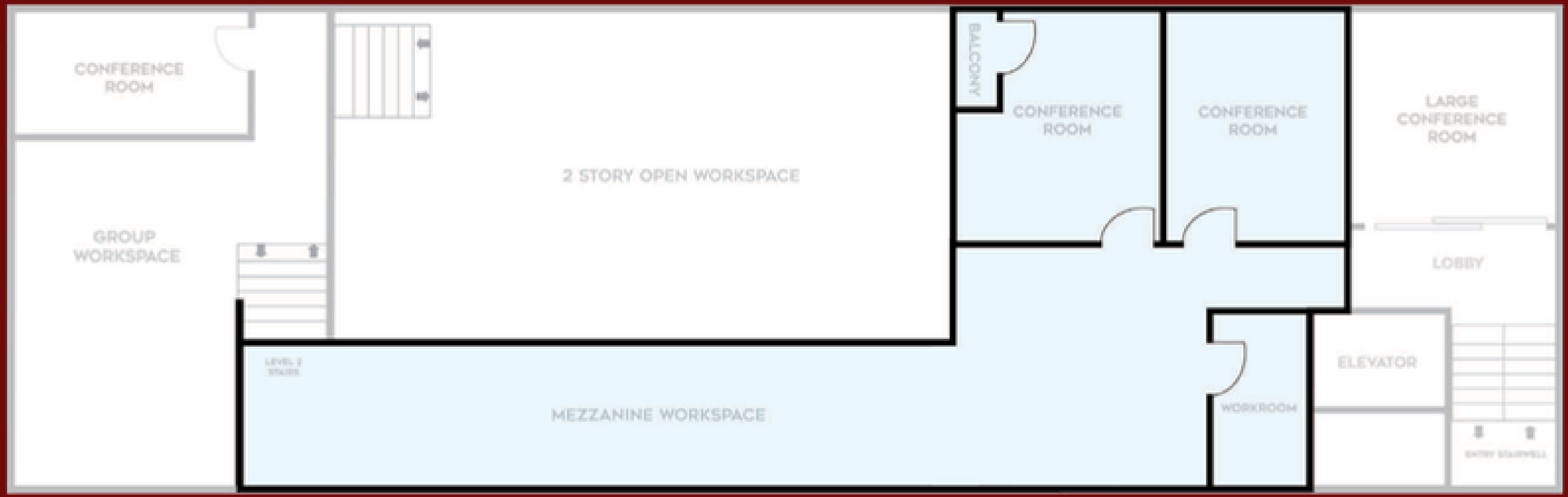

2ND FLOOR PLAN

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OVER 750 TRANSACTIONS CLOSED. RELATIONSHIPS MATTER.

Contact Lance Levin, President

LANCE@LANCELOTCOMMERCIAL.COM | +1 (310) 713 3337

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