

HUGE PRICE REDUCTION! Land Parcel with Entitlements for
16,700 SF Creative Office Bldg. Culver City Arts District

FOR SALE

5861-5863

Gary Lichtig
O | 310.287.2800, x101
C | 310.415.5504
glichtig@maxamprops.com
CA DRE 00825736

WASHINGTON BLVD | CULVER CITY | 90232

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REDUCED PRICE ~~\$6,350,000~~
~~\$3,750,000~~
\$3,325,000

Prime Culver City 10,034 SF corner land parcel with entitlements for a 16,700 SF freestanding creative office building with 43-car parking

- Near Apple, Amazon, HBO, Cumulus District and Downtown Culver City
- The property can also be developed with a mixed-use approach, incorporating residential units alongside retail spaces, totaling up to 27 units
- Walking distance to two Metro Line stops and just off the Santa Monica 10 Freeway.



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Land 10,034 SF

Entitled Space Available 16,617 SF

Project Area:

- Level 1: 620 SF
- Level 2: 7,150 SF
- Level 3: 6,927 SF
- Level 3 Mezzanine: 1,920 SF

Parking 43 Spaces

- Level 1: 19 Spaces
- Basement: 24 Spaces

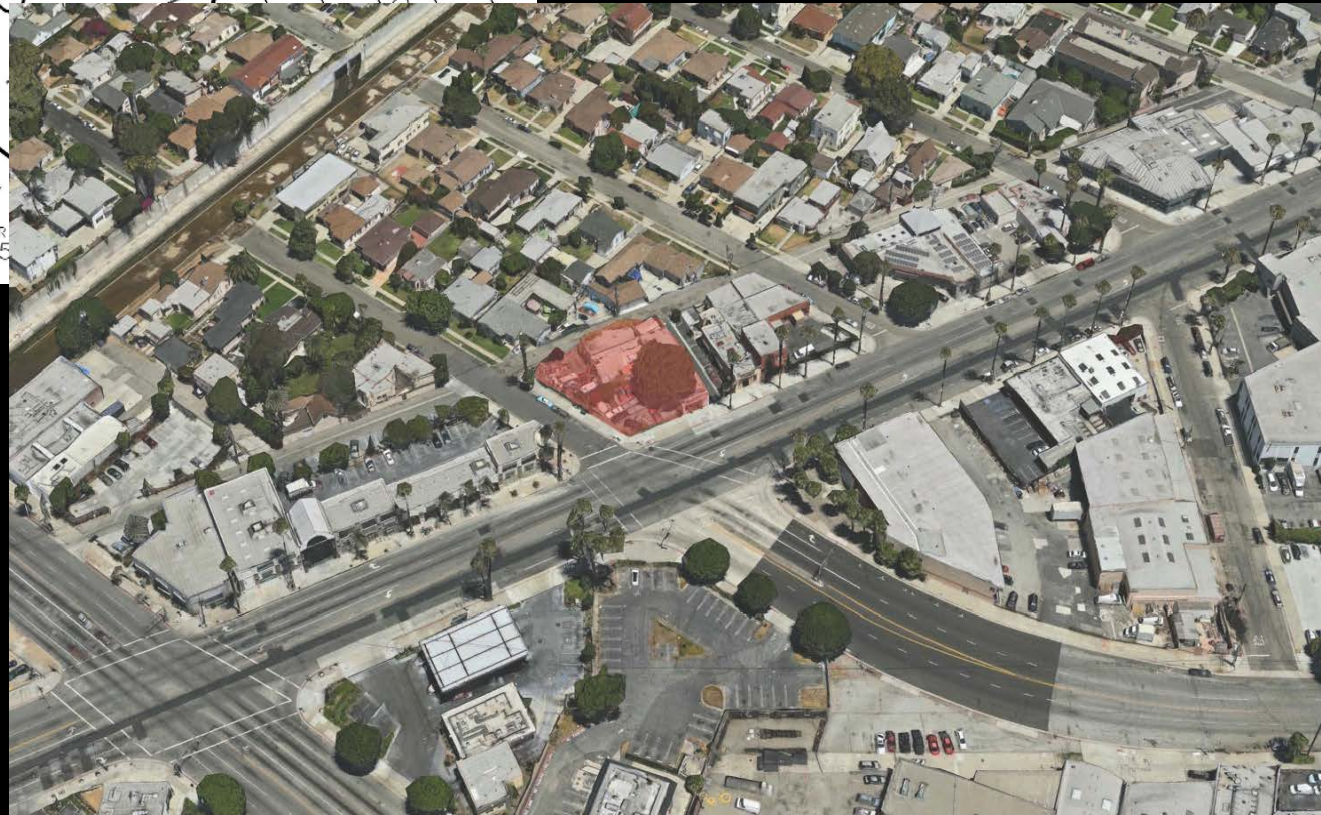
Zoning Commercial General (CG)
East Washington Overlay Zone

Availability Immediate





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