

For Lease

7080 HOLLYWOOD BOULEVARD

Hollywood Entertainment Plaza is a 170,000SF, 11 story office building located in the heart of Hollywood, at the corner of La Brea Avenue and Hollywood Boulevard. Centrally located between Down-town LA and the Westside, with easy access to the 101 Freeway and Metro Red Line Station. The building is ideally located near world-class restaurants, shopping, entertainment and some of the best hotels in Los Angeles.

HOLLYWOOD ENTERTAINMENT PLAZA



794 - 26,220 RSF

AVAILABLE

RATE

Retail: \$3.25/SF MG
Office: \$3.85 - \$4.25/SF Full Service

TERM

1 - 10 Years

PARKING

2.5 Spaces per 1,000 SF
\$140/mo Structure Unreserved
\$190/mo Structure Reserved
\$160/mo Building Unreserved

VISITOR PARKING

\$3.49 First 15 Min,
\$2.50 per 15 Min Thereafter
\$20.99 All Day Max



Jones Lang LaSalle Brokerage, Inc.
CA License #01856260

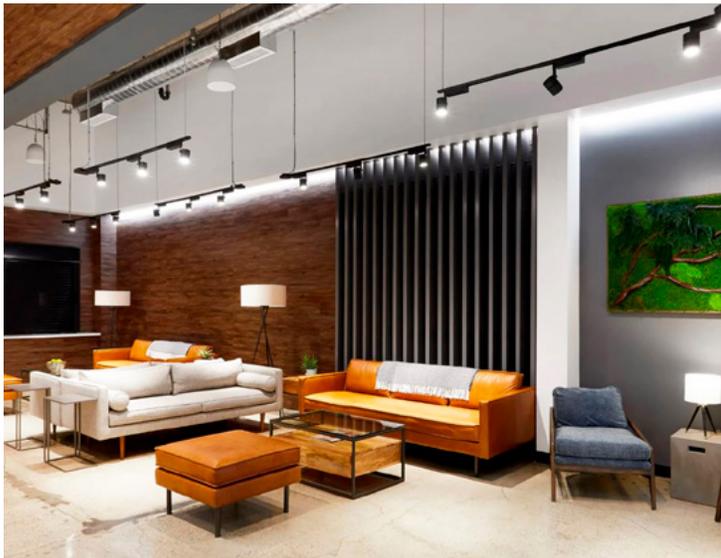
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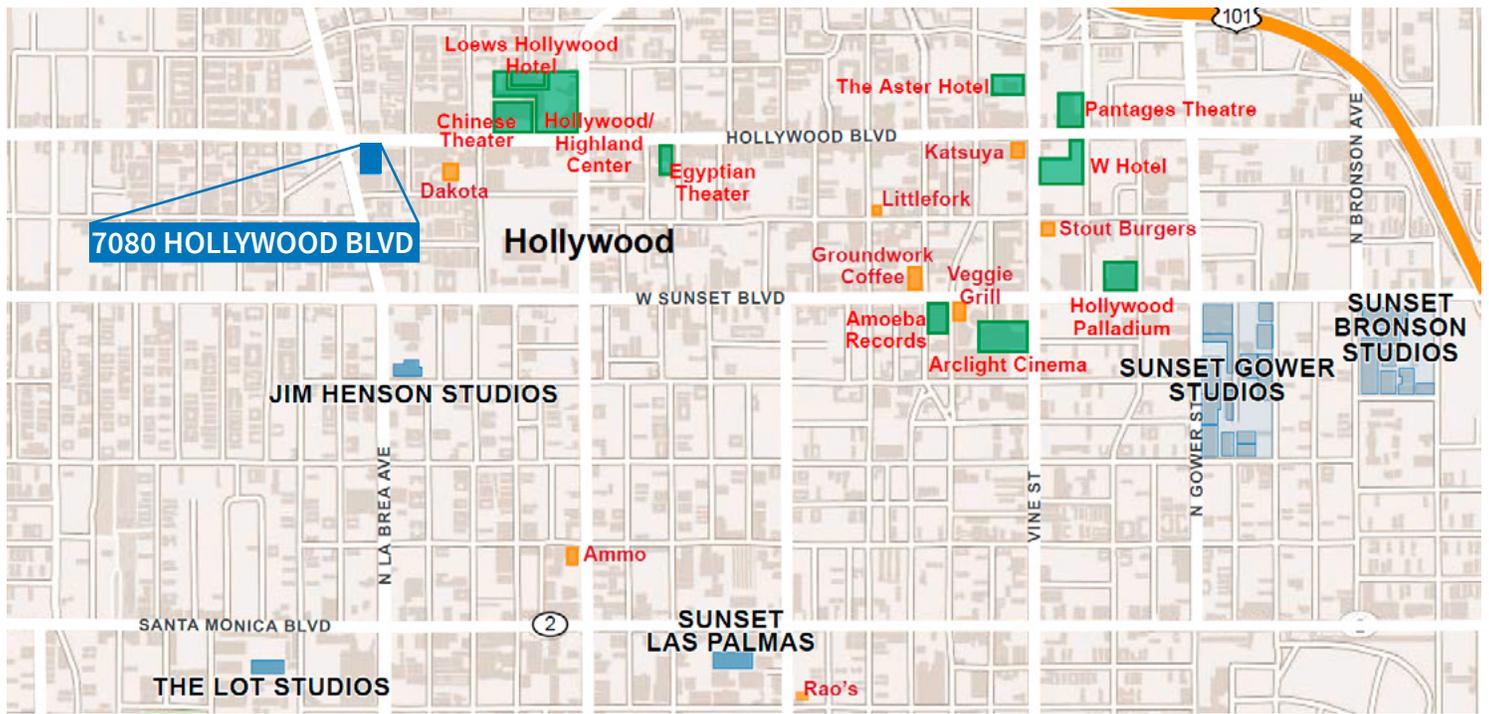
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Features

- Great On-site Amenities Including Tiago Coffee Bar & Kitchen, Core Power Yoga and Pink Pepper Thai Restaurant
- Subterranean and Structure Parking Available
- 24 Hour Security
- Panoramic Views of the City
- Located near Hollywood Landmarks Such as The Chinese Theatre, Hollywood & Highland Center, El Capitan Theatre, The Roosevelt Hotel, Paramount Studio and Sunset Bronson/Gower Studios

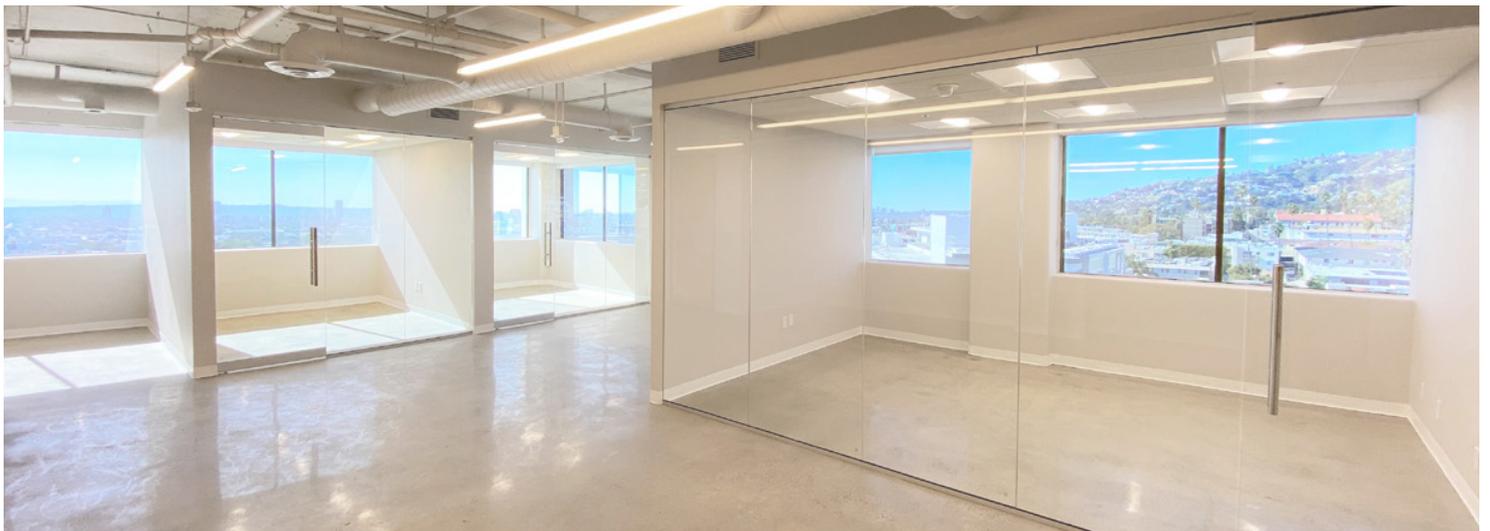


Location



Availability

SUITE	RSF	RATE/RSF	SPACE DESCRIPTION	
1636 on La Brea	1,894	\$3.25 MG	Retail for lease on La Brea Avenue. Tenant improvement allowance available. Call for details.	FLOOR PLAN
101	5,555	\$3.85 FSG	Move-in ready showroom/ event space, creative office off the building lobby with a large patio. High ceilings, kitchen/ bar, large pre-function area with private restrooms and main event space.	FLOOR PLAN
307	794	\$3.85 FSG	Build to suit opportunity. Call for details.	FLOOR PLAN
312	1,604	\$3.85 FSG	2 window offices, conference room, kitchen. East facing views.	FLOOR PLAN
400	2,166	\$3.85 - \$4.25 FSG	Creative office build-to-suit opportunity with great views of Hollywood and DTLA.	FLOOR PLAN
400A	3,033	\$3.85- \$4.25 FSG	Move-in ready production/ post production space with editing rooms, writers rooms and other production oriented space.	FLOOR PLAN
400B	3,444	\$3.85- \$4.25 FSG	Move-in ready production/ post production space with editing rooms, writers rooms and other production oriented space.	FLOOR PLAN
500	2,000 - 13,109	\$3.85 - \$4.25 FSG	Move-in ready full floor production/ post production space with multiple sound proofed studios and editing rooms plus production space including writers rooms and other production space. Divisible to approx. 2,000 rsf ±.	FLOOR PLAN
700	13,110	\$3.85 - \$4.25 FSG	Full floor move-in ready creative office with incredible views. 32 offices, 3 large offices/conference rooms, 8 conference rooms, 4 phone booths, open workspace, open kitchen, 3 large multipurpose rooms.	FLOOR PLAN 360° VIRTUAL TOUR
801	1,511	\$3.85 FSG	High end creative spec suite in progress with exposed ceiling, concrete floors and upgraded finishes. 3 window offices, conference room, open kitchen and large open workspace. Great western facing views of the Hollywood hills, WeHo and Century City	FLOOR PLAN
918	1,815	\$3.85 - \$4.25 FSG	Move-in ready creative office with exposed ceiling, concrete floors, reception, conference room, 4 window offices, 1 executive sized corner office, open workspace, southwestern views.	FLOOR PLAN
1000	3,000 - 13,110	\$3.85 - \$4.25 FSG	Full floor creative office opportunity with incredible 360° views. Call for details.	FLOOR PLAN



Property Pictures

