

329 N WETHERLY DRIVE

BEVERLY HILLS BOUTIQUE OFFICE SUITE

FOR LEASE

SW CORNER OF WETHERLY DR. AND BURTON WAY



SUITE DETAILS

Available Space

Suite 203: ±840 RSF

Suite 204: ±840 RSF

Suite 205: ±960 RSF

Asking Rent

\$4.25 - \$5.25 /SF MG

+ CAM

For More Information, Please Contact:

KEVIN LACHOFF

t 310-845-6255

m 213-515-6464

KLachoff@gmail.com

CA RE License #01481846

PROPERTY HIGHLIGHTS

329 N Wetherly Dr, Beverly Hills, CA 90211

A unique two-story mixed use building, consisting of approximately 12,600 RSF, with retail on the ground floor and loft-like 1st / 2nd floor office space.

Common outdoor patio for all tenants to utilize and enjoy.

Exposed original brick walls and operable windows throughout the office spaces.

Retail tenants in the building include Q Nail Salon and Beverly Hills Thai Koshier.

Corporate License #01235959

Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

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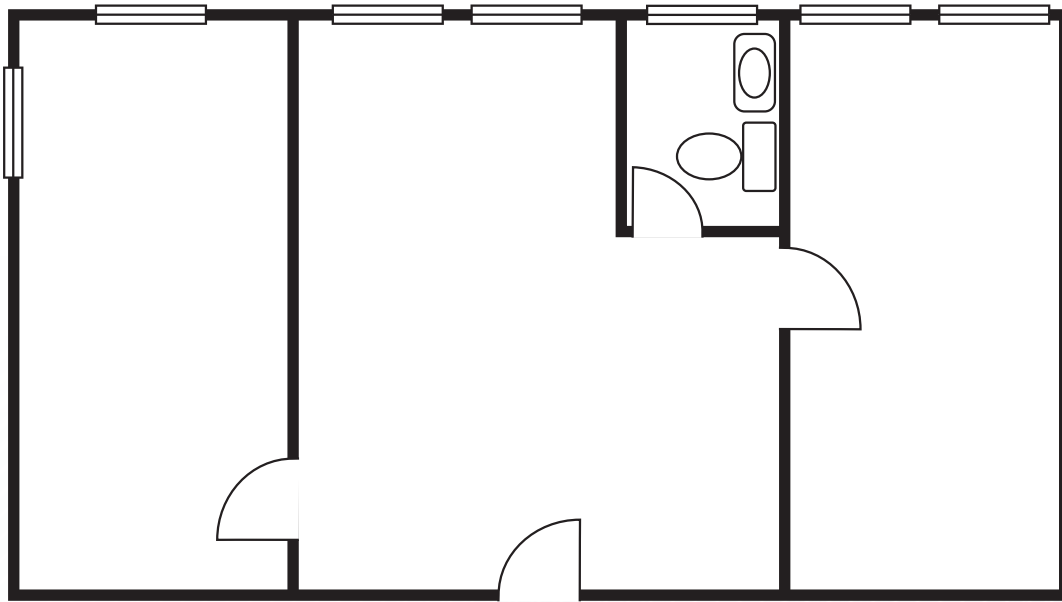
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FLOOR PLAN

Suite 203 | ±840 SF



Typical interior suite images



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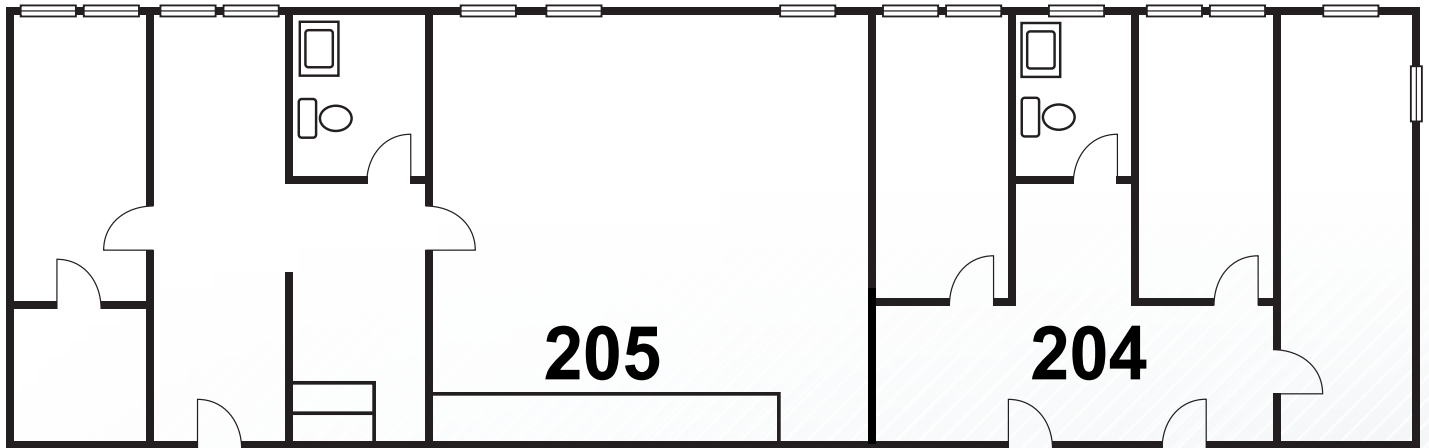
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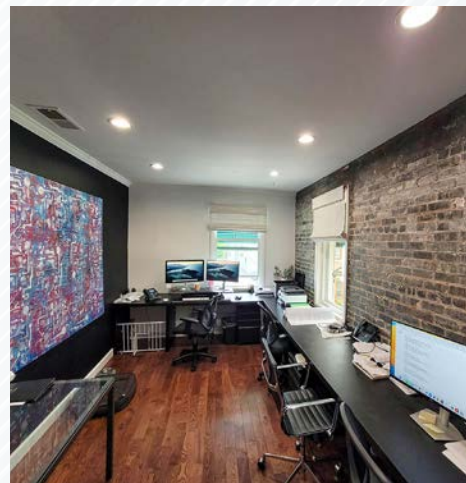
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FLOOR PLAN

Suite 204, 205 | ± 840, ± 960 RSF



2nd floor creative office space - bright, beautiful office space with wood floors, exposed brick, LED recessed lighting and contemporary touches throughout. Reception area, private and team offices and workspaces, kitchenette and 2 restrooms. Enjoy charm and privacy in this jewel-box neighborhood walk-up building.



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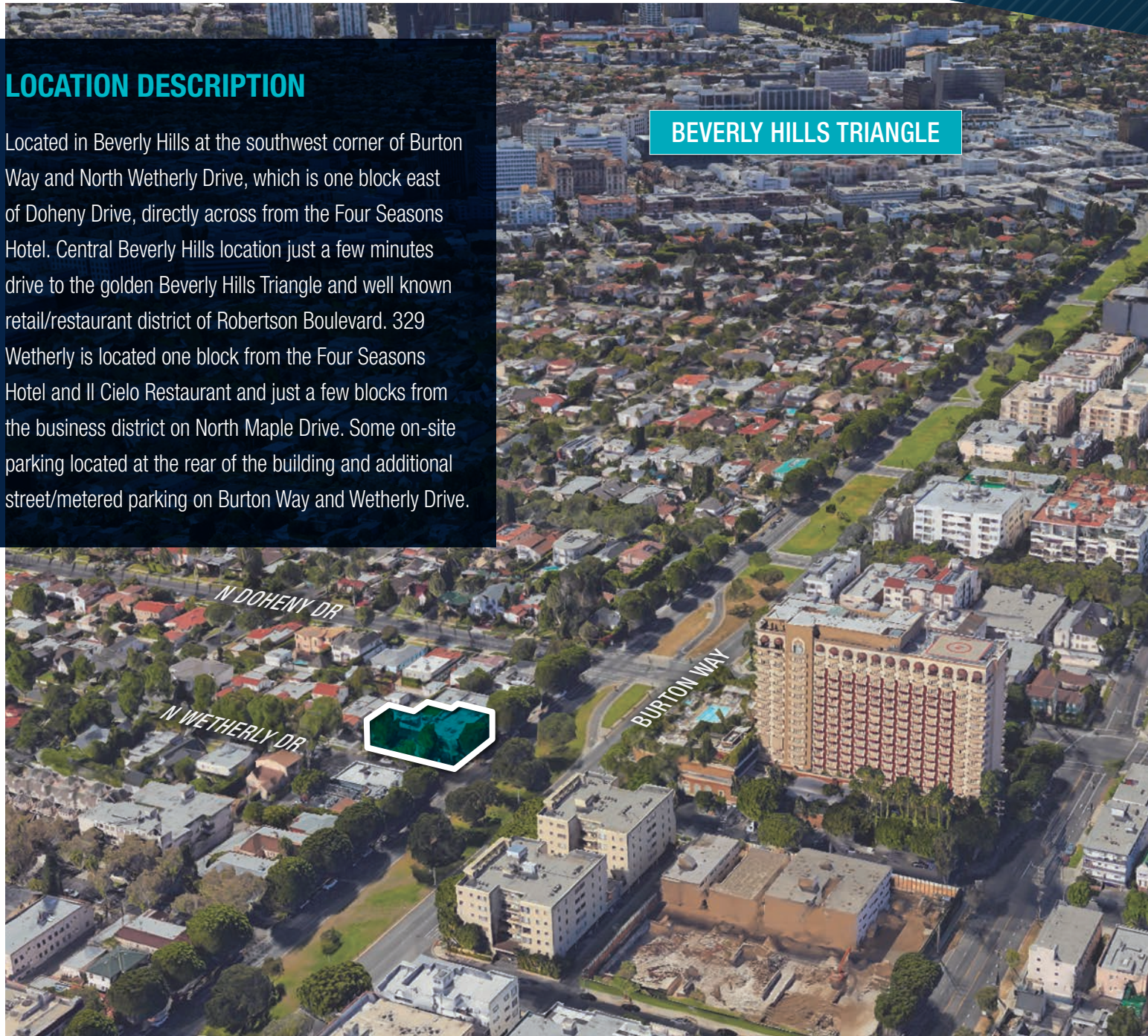
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AREA VIEW

LOCATION DESCRIPTION

Located in Beverly Hills at the southwest corner of Burton Way and North Wetherly Drive, which is one block east of Doheny Drive, directly across from the Four Seasons Hotel. Central Beverly Hills location just a few minutes drive to the golden Beverly Hills Triangle and well known retail/restaurant district of Robertson Boulevard. 329 Wetherly is located one block from the Four Seasons Hotel and Il Cielo Restaurant and just a few blocks from the business district on North Maple Drive. Some on-site parking located at the rear of the building and additional street/metered parking on Burton Way and Wetherly Drive.



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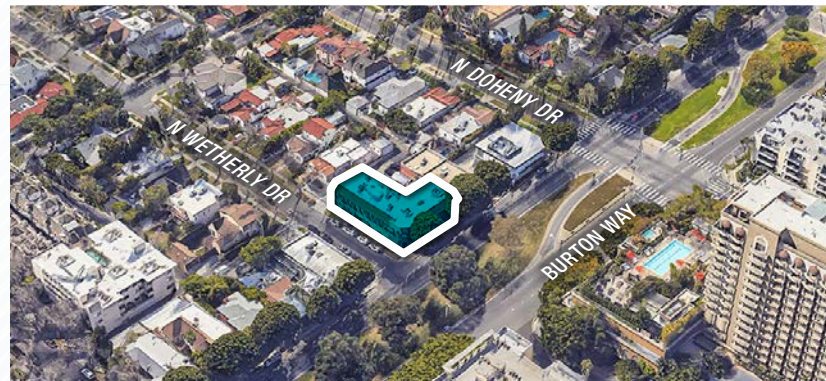
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AREA AMENITIES



DEMOGRAPHICS

	1 Mile	2 Mile	3 Mile
Population	34,585	126,825	274,658
Households	17,774	65,104	136,095
Avg Household Size	1.93	1.93	2.00
Avg Household Income	\$168,650	\$169,604	\$163,505



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