

PSB

PERSHING SQUARE BUILDING

PERCH

Mrs. fish 魚夫人
sushi · art · whisky



PERSHING SQUARE BUILDING

Creative Offices & Executive Suites

448 S Hill Street | Los Angeles, CA 90013



SQUARE FOOTAGE

± 100 RSF – 300 RSF executive
suites ± 905 RSF – 11,603 RSF
creative office Full floor available

Property Information

CONVENIENT FEATURES

24/7 Security
On-Site Property
Management Modernized
Elevators
Secured Access
Operable Windows
On-Site Restaurants & Bars

SERVICES

Flexible Lease Terms
Built to Suit Options
Adjacent Parking Available
Tenant Exclusive Amenities

Tenant Amenities



RESTAURANT DISCOUNT

All tenants at PSB will receive a **10% VIP DISCOUNT CARD** to **Perch & Mrs. Fish** restaurants for their key employees.

Perfect for the after work happy hours or evening night out!

PERCH

PERCH ROOFTOP ACCESS

Tenants can enjoy **EXCLUSIVE WEEKDAY ACCESS** to the 16th floor rooftop prior to Perch opening at 4:00pm, with 360-degree unobstructed views and complimentary Wi-Fi.

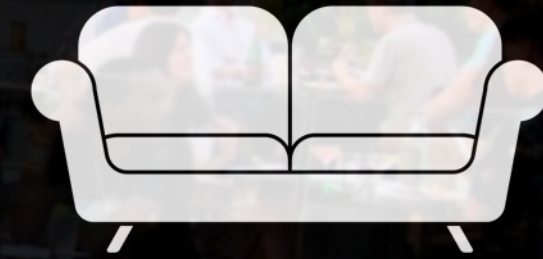


TENANT EXCLUSIVE LUNCH & BREAKFAST

Tenants get **FREE BREAKFAST** every Tuesday and **LUNCH BITES** every Thursday along with an **EXCLUSIVE MENU** option to purchase lunch from Perch, delivered straight to their office.



Tenant Amenities



TENANT LOUNGE

With the latest addition of the **EXCLUSIVE LOUNGE** tenants can take a break and enjoy some **COMPLIMENTARY COFFEE** while simply relaxing or playing a game of pool.

Local Amenities

The prime location of the Pershing Square Building (PSB) allows for an easy walk or commute to local amenities including the Jewelry District, Financial District, Bunker Hill, Art District, and hundreds of local food and drink options.



110 Freeway

The Broad

Grand Park

Angels Flight

**Westin
Bonaventure**

**Grand Central
Market**

PSB

**City National
Plaza**

The Last Bookstore

Pershing Square

Jewelry District



Perch LA

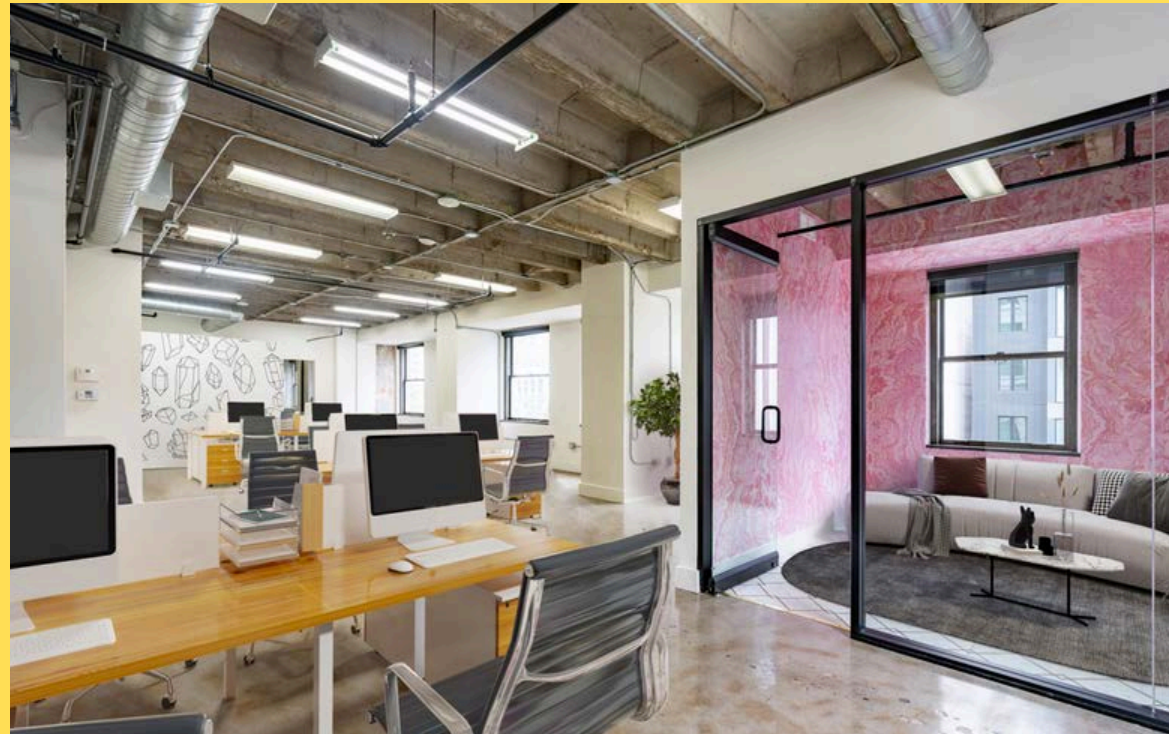
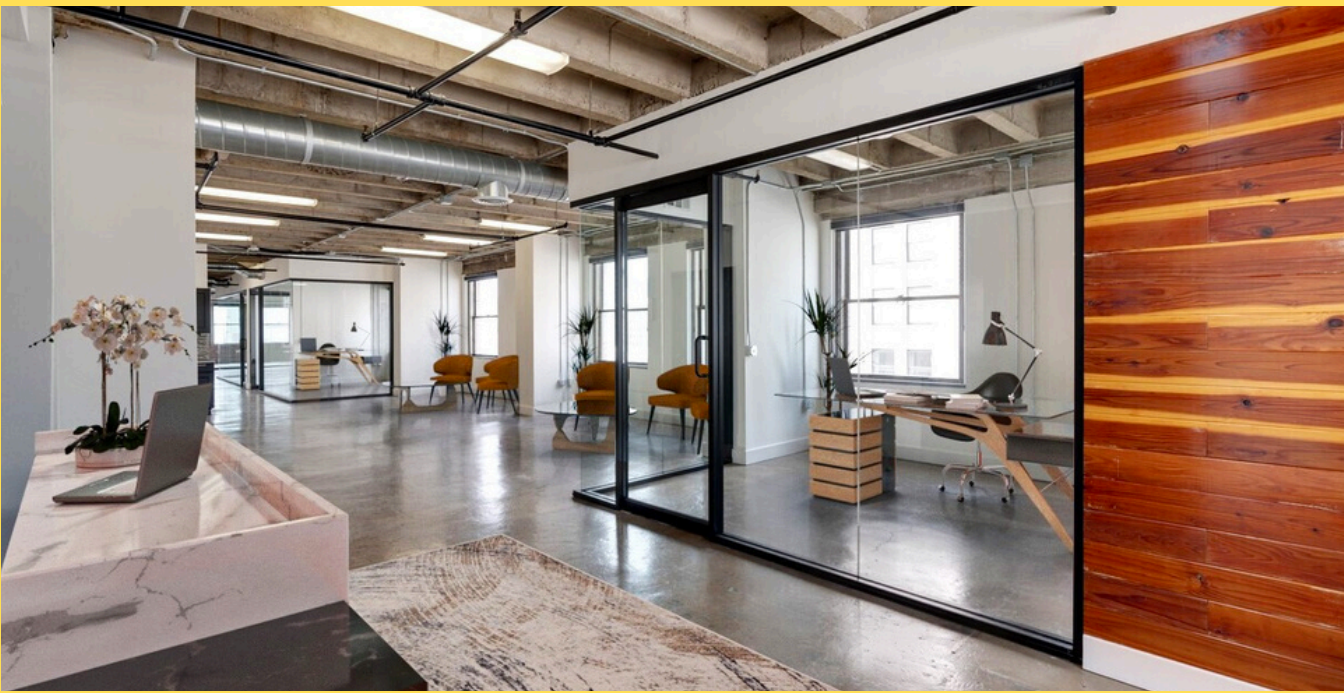


Pershing Square Building



Mrs. Fish



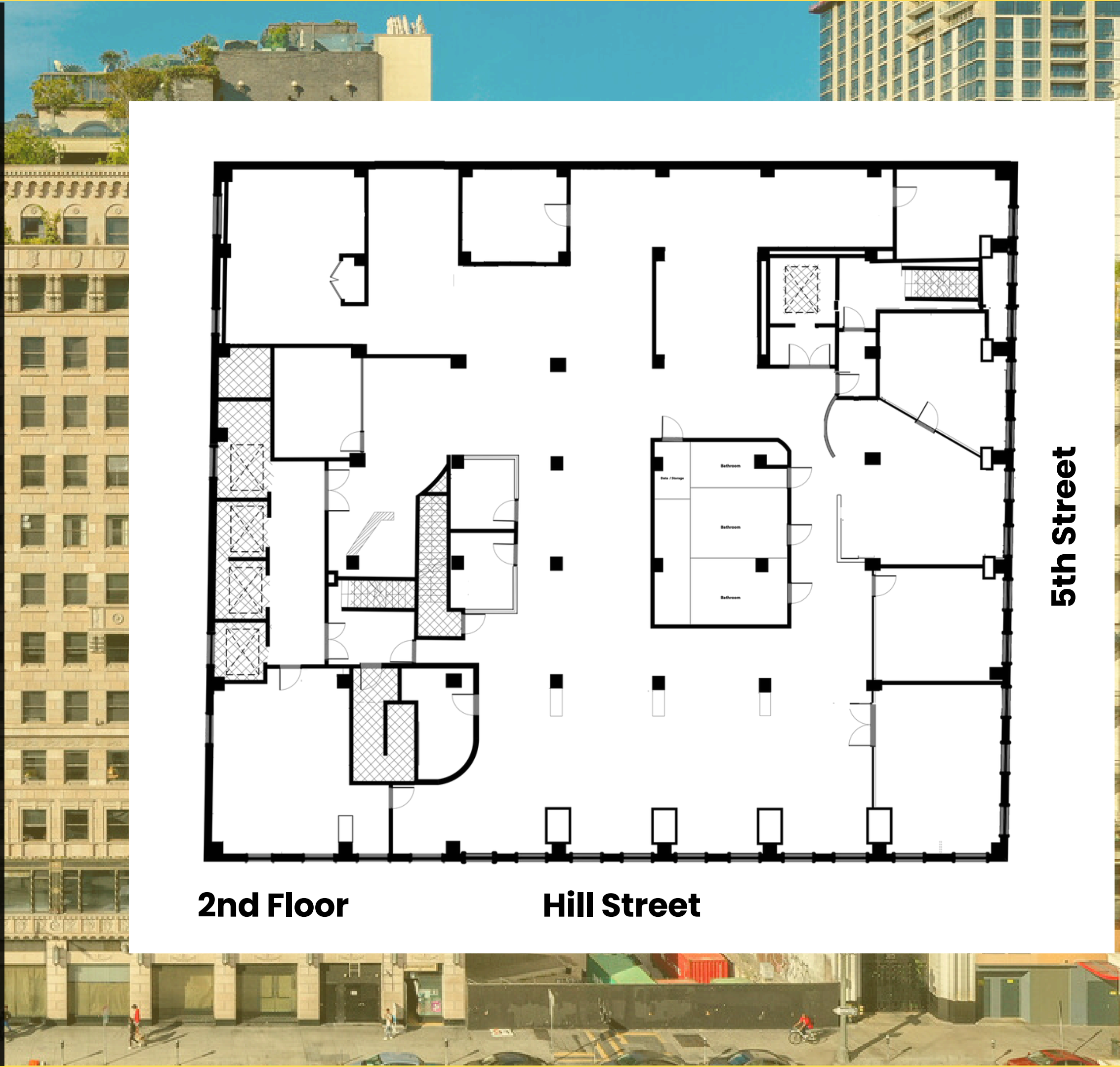
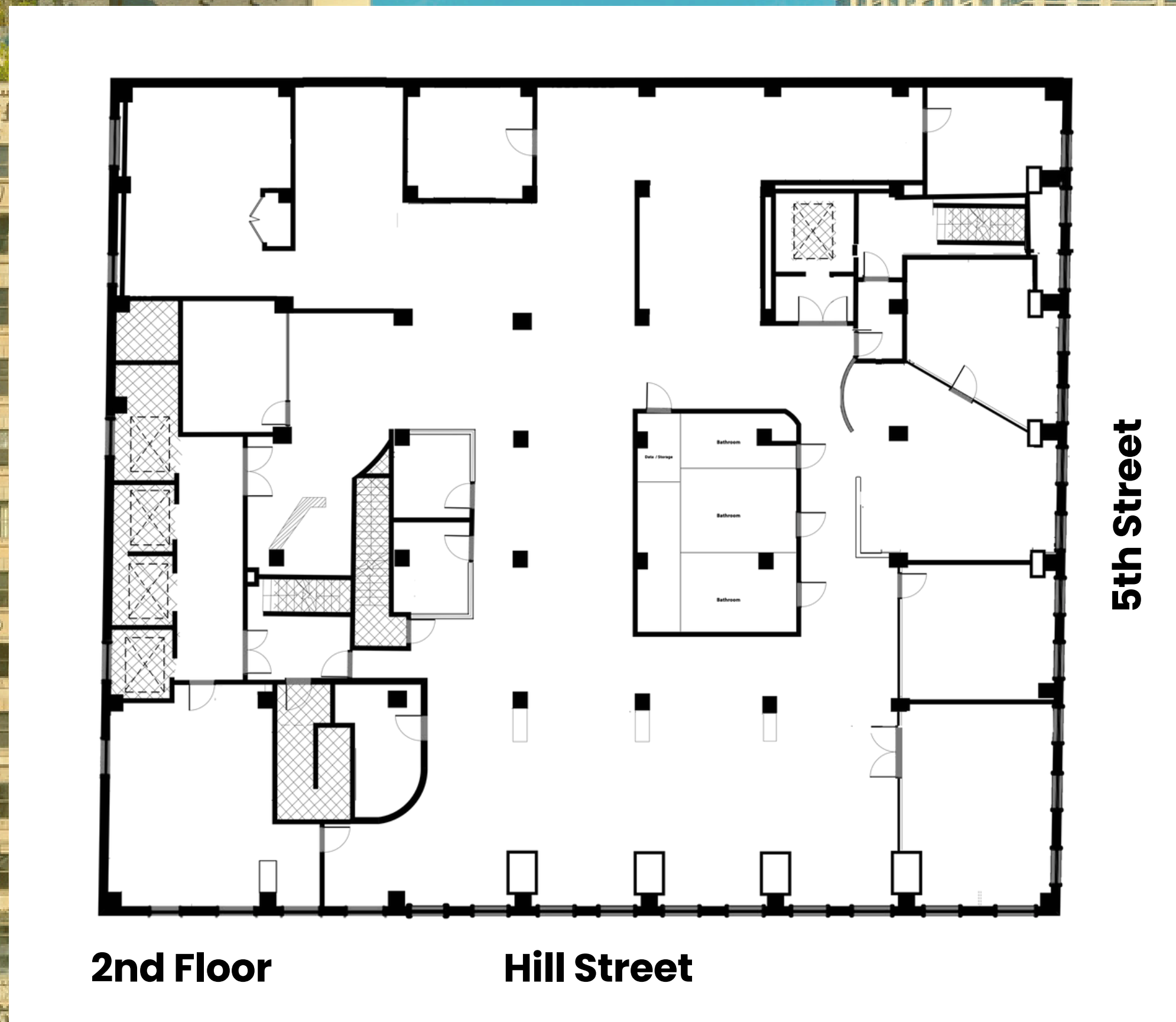


Suite 200

± 11,603 RSF (entire floor)

DESCRIPTION

Full floor suite with panoramic views and large open plan. This suite features 7 private offices, conference room (seats up to 12), a breakroom/kitchen area, 2 flex rooms/meeting rooms, 2 restrooms, and high ceilings.





6th Floor Map



6th Floor

Hill Street

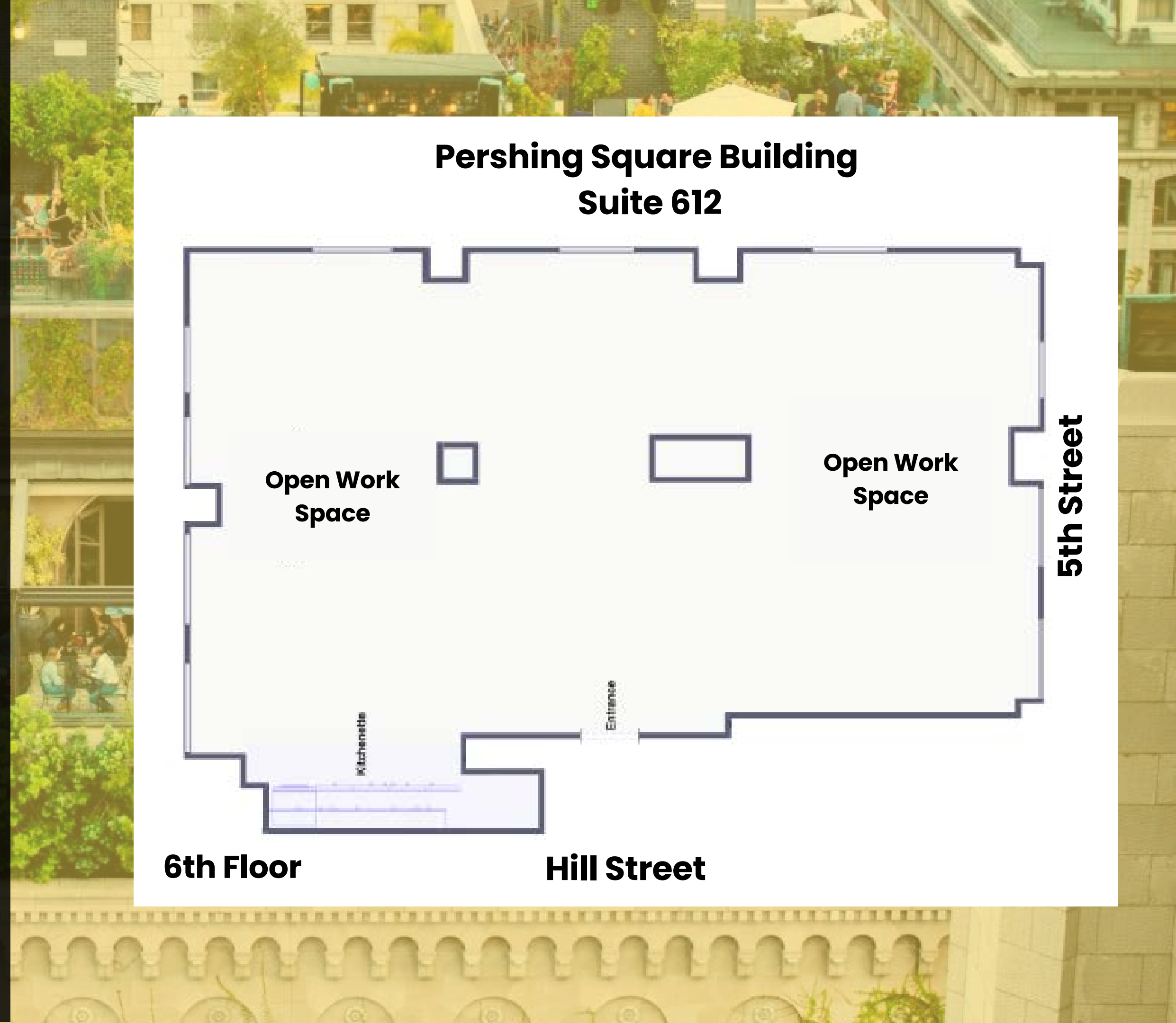
5th Street

Suite 612

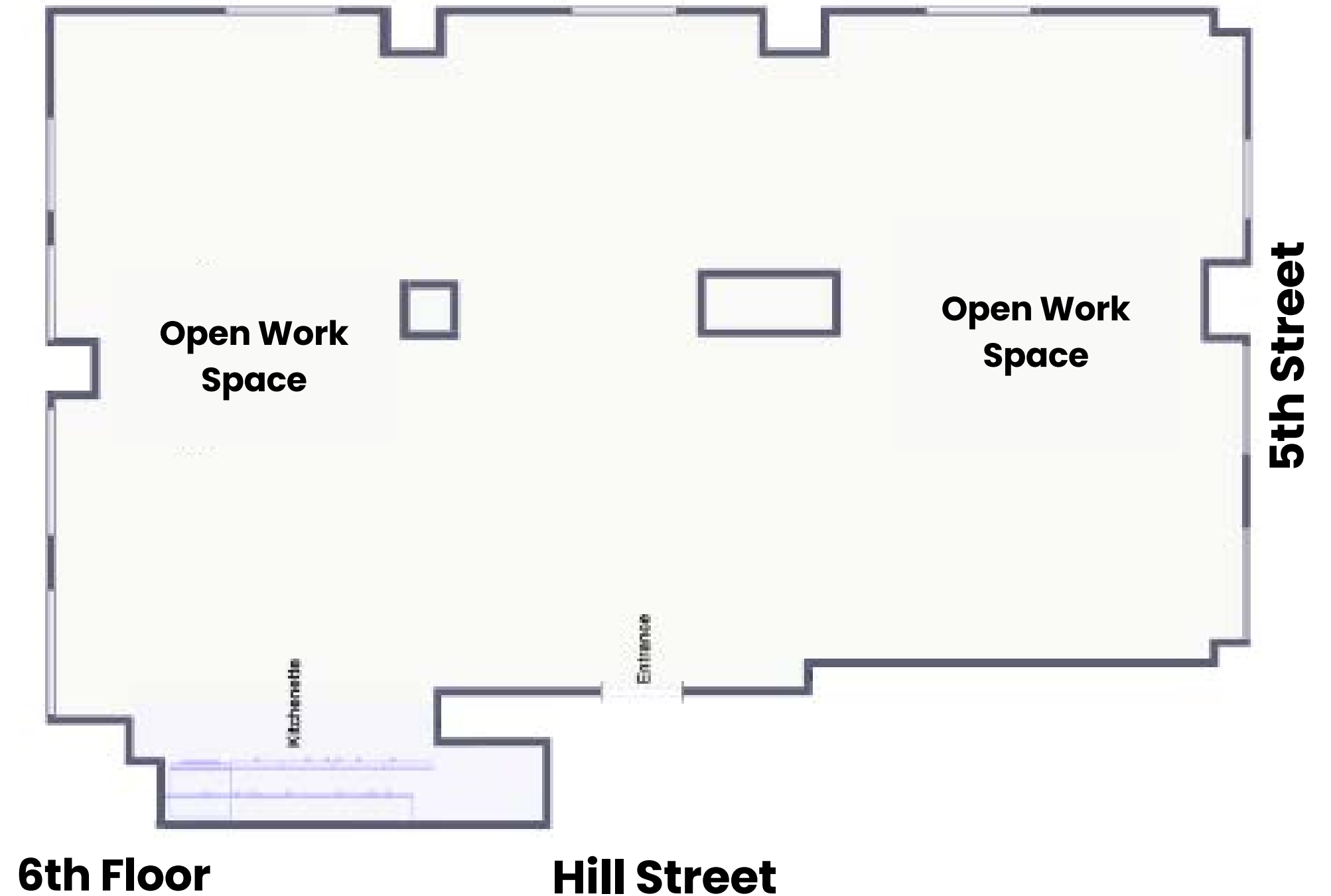
± 1,867 RSF

DESCRIPTION

A great fit for larger teams, this suite has 5 private glass offices, a conference room (seats 10), 2 kitchenettes, and a spacious open workspace that can be utilized in many ways. Suite features high ceilings and fully operable windows.



Pershing Square Building Suite 612

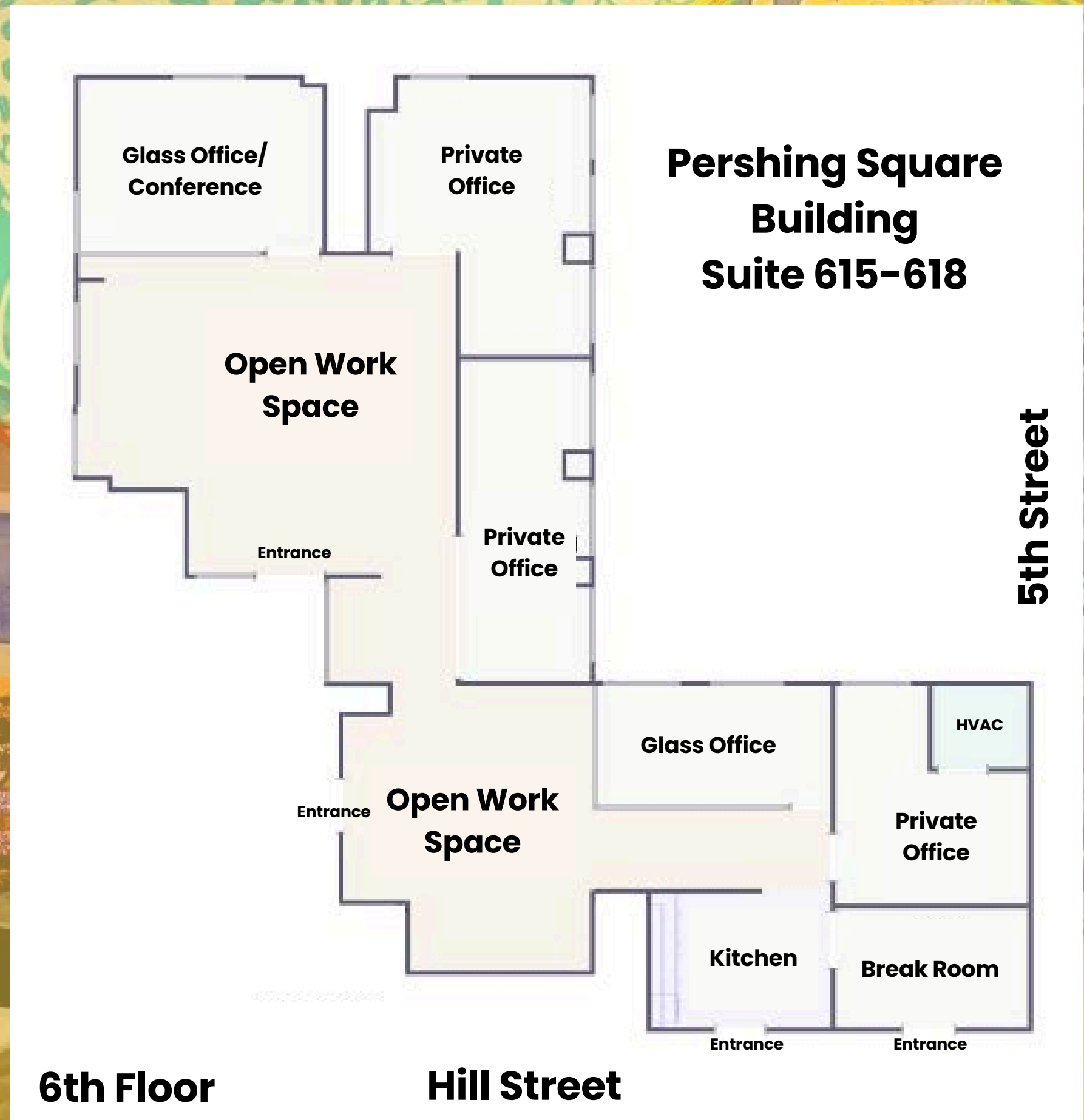


Suite 615-618

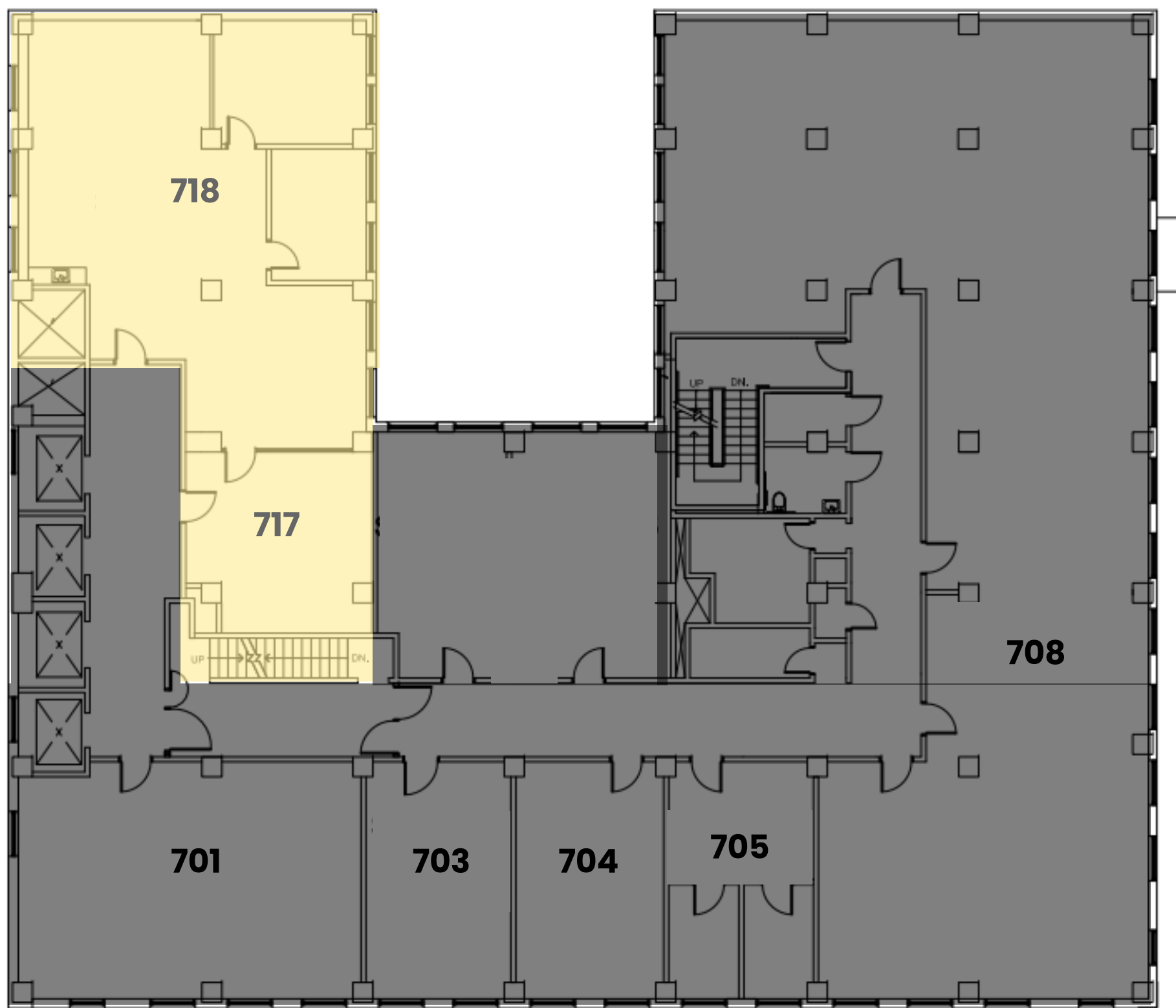
± 3,108 RSF

DESCRIPTION

This suite features 4 offices, a conference room, and 2 additional rooms with an open workspace which can be customized to tenant's liking. Entire suite includes high ceilings and fully operable windows.



7th Floor Map



7th Floor

Hill Street

5th Street

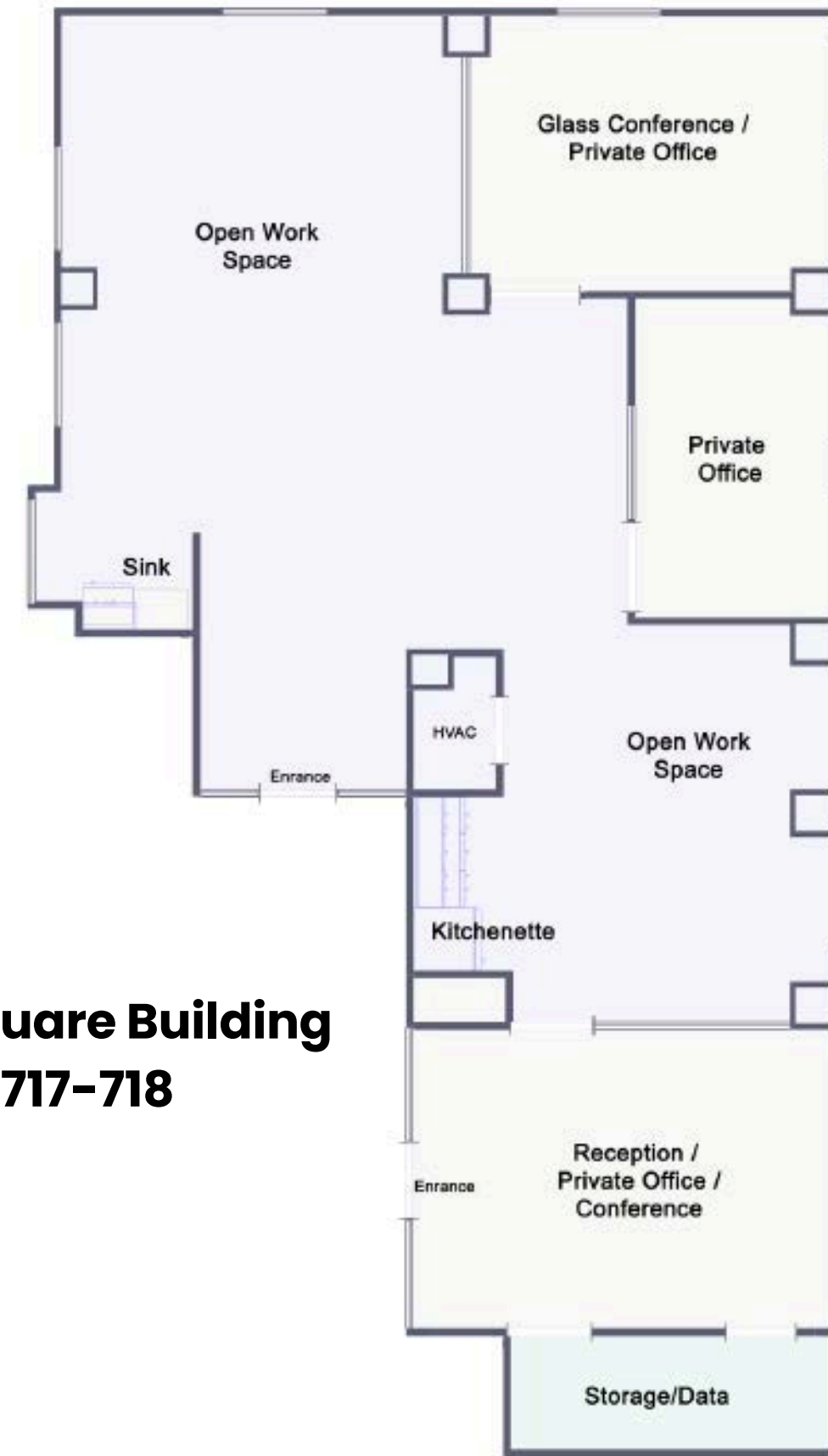
Suite 717-718

± 2,161 RSF

DESCRIPTION

This corner suite brings in lots of sunlight and a great open workspace for a productive environment. Includes 2 private offices, a conference room, kitchenette, storage room, high ceilings, and fully operable windows

**Pershing Square Building
Suite 717-718**

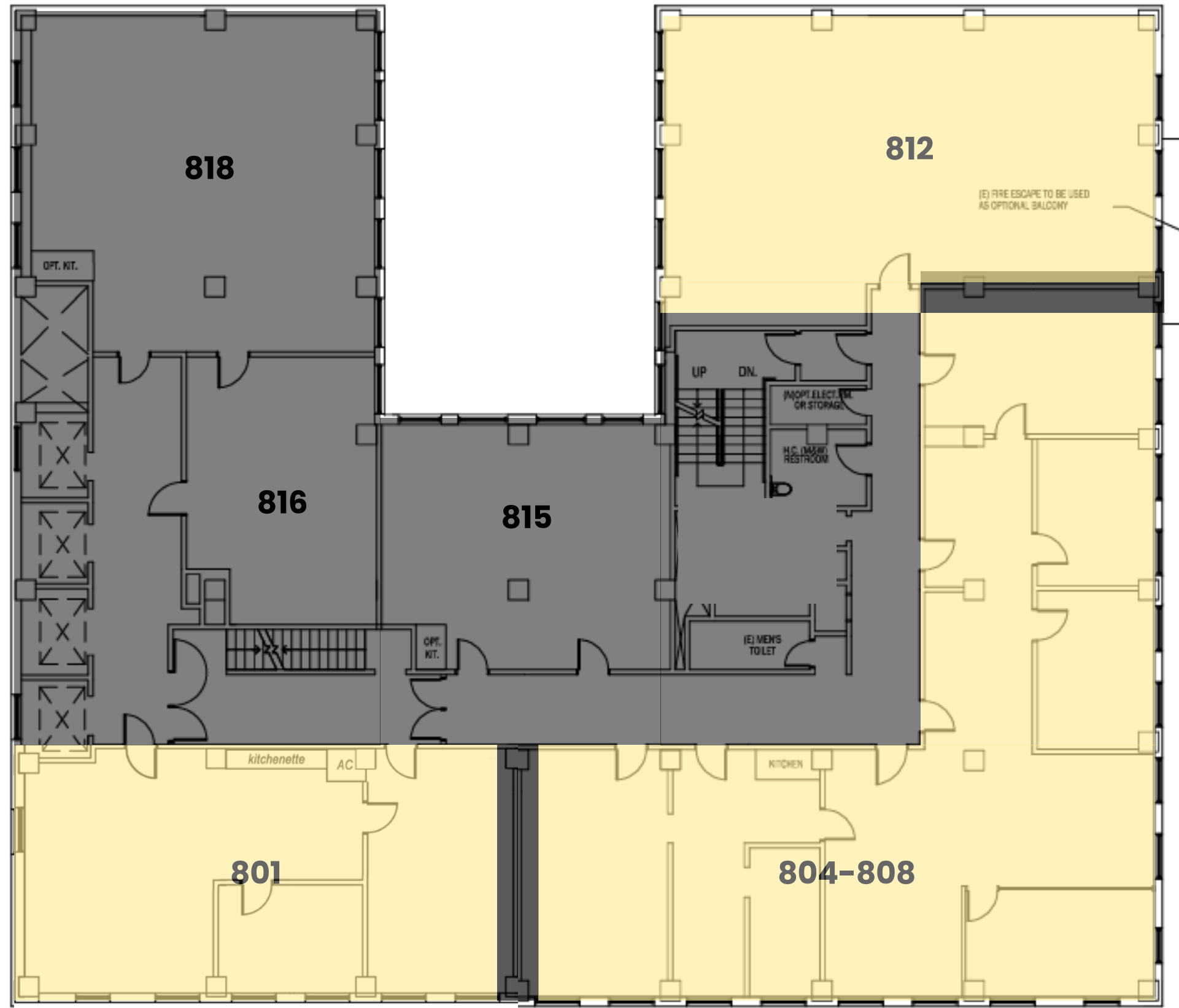


7th Floor

Hill Street

5th Street

8th Floor Map



8th Floor

Hill Street

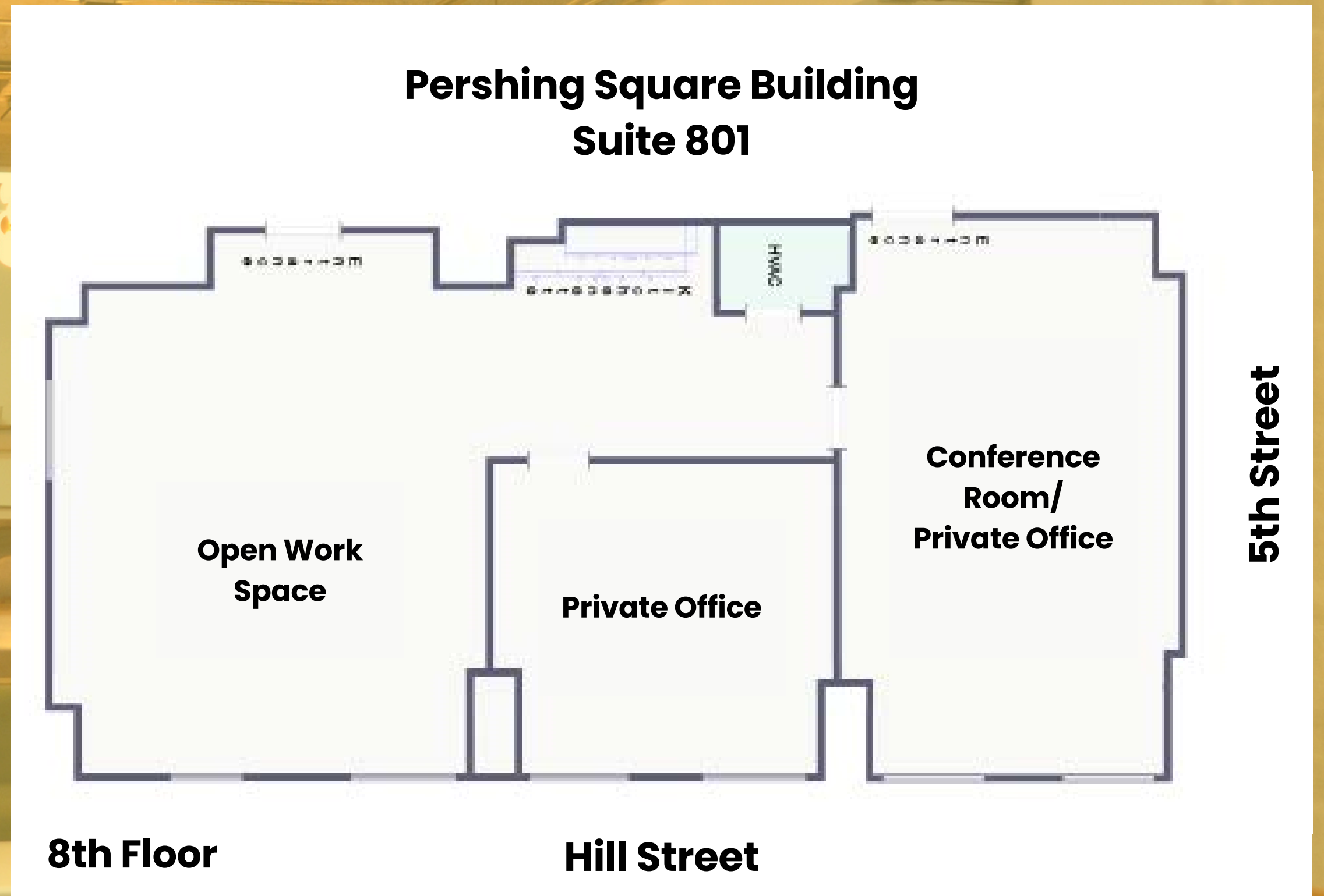
5th Street

Suite 801

±1,616 RSF

DESCRIPTION

With its ample sunlight and spacious open area, this corner suite fosters a productive atmosphere. It features two private offices, a conference room, a kitchenette, a storage room, high ceilings, and fully functional windows.



Suite 804-808

± 3,351 RSF

Divisible into 2,532 RSF and 905 RSF

DESCRIPTION

This suite features an open floorplan and plenty of sunlight with its 4 glass private offices, a glass conference room with brick walls, exposed high ceilings, and fully operable windows.

Pershing Square Building Suite 804-808



8th Floor

Hill Street

5th Street

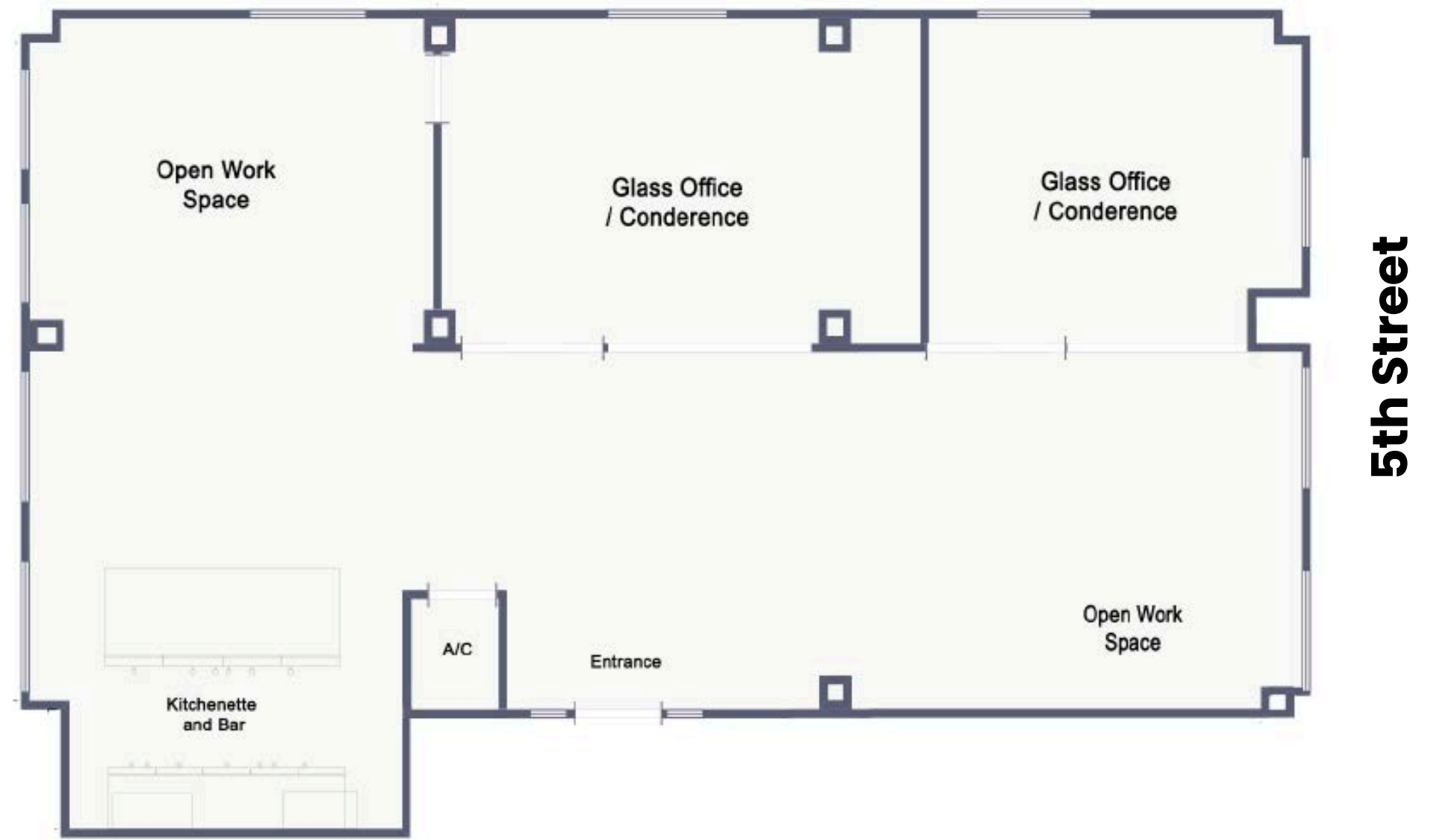
Suite 812

± 1,867 RSF

DESCRIPTION

This suite features an open floorplan, built in bar and plenty of sunlight with its 3 private offices, open lounge / bar area, exposed high ceilings, and fully operable windows.

Pershing Square Building Suite 812



8th Floor

Hill Street

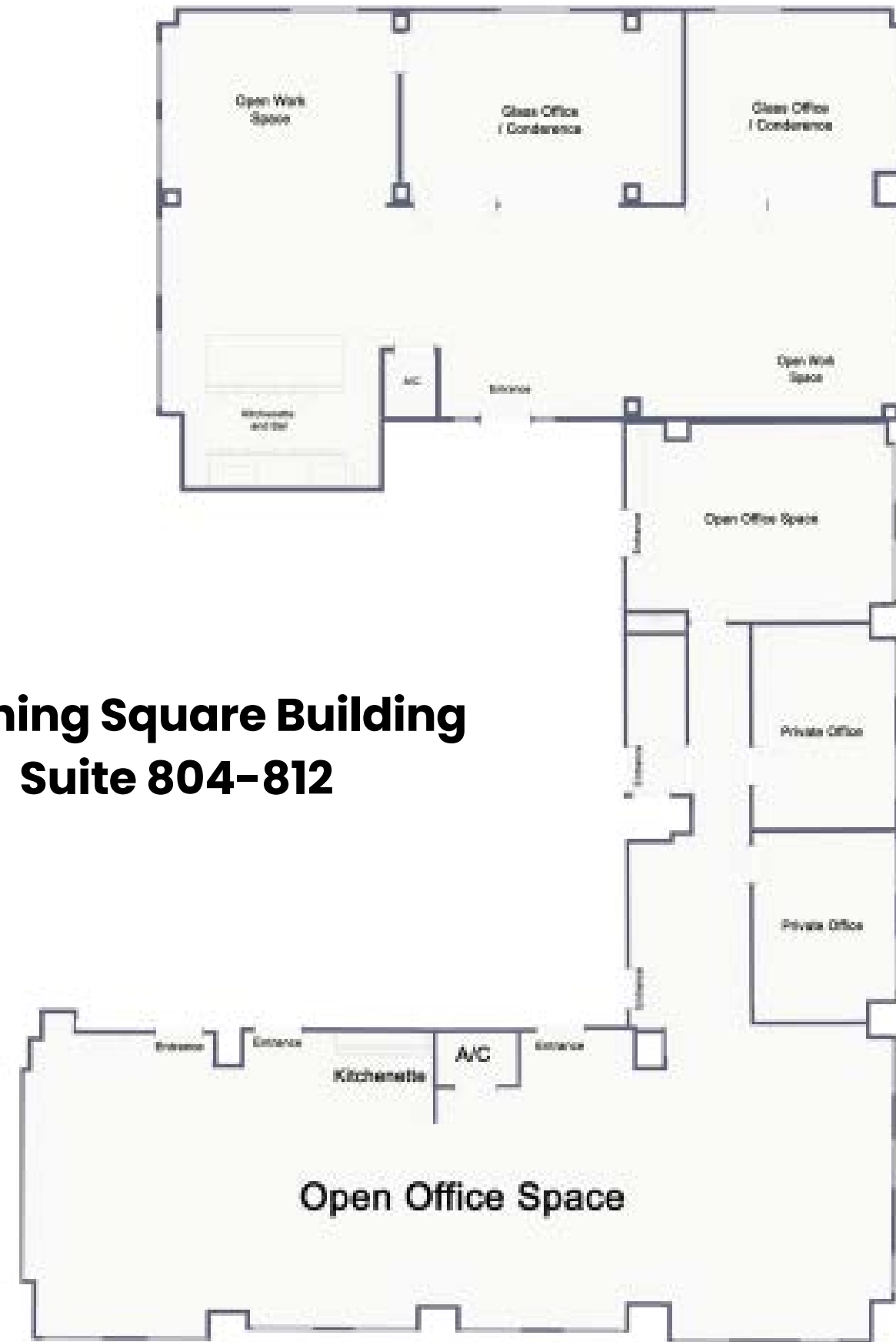
Suite 804-812

± 5,218 RSF

DESCRIPTION

This combines Suite 804-808 to Suite 812 to make a large office space with 4 private offices, 1 bar and 1 kitchenette.

Pershing Square Building Suite 804-812



8th Floor

Hill Street

5th Street

Suite 801-812

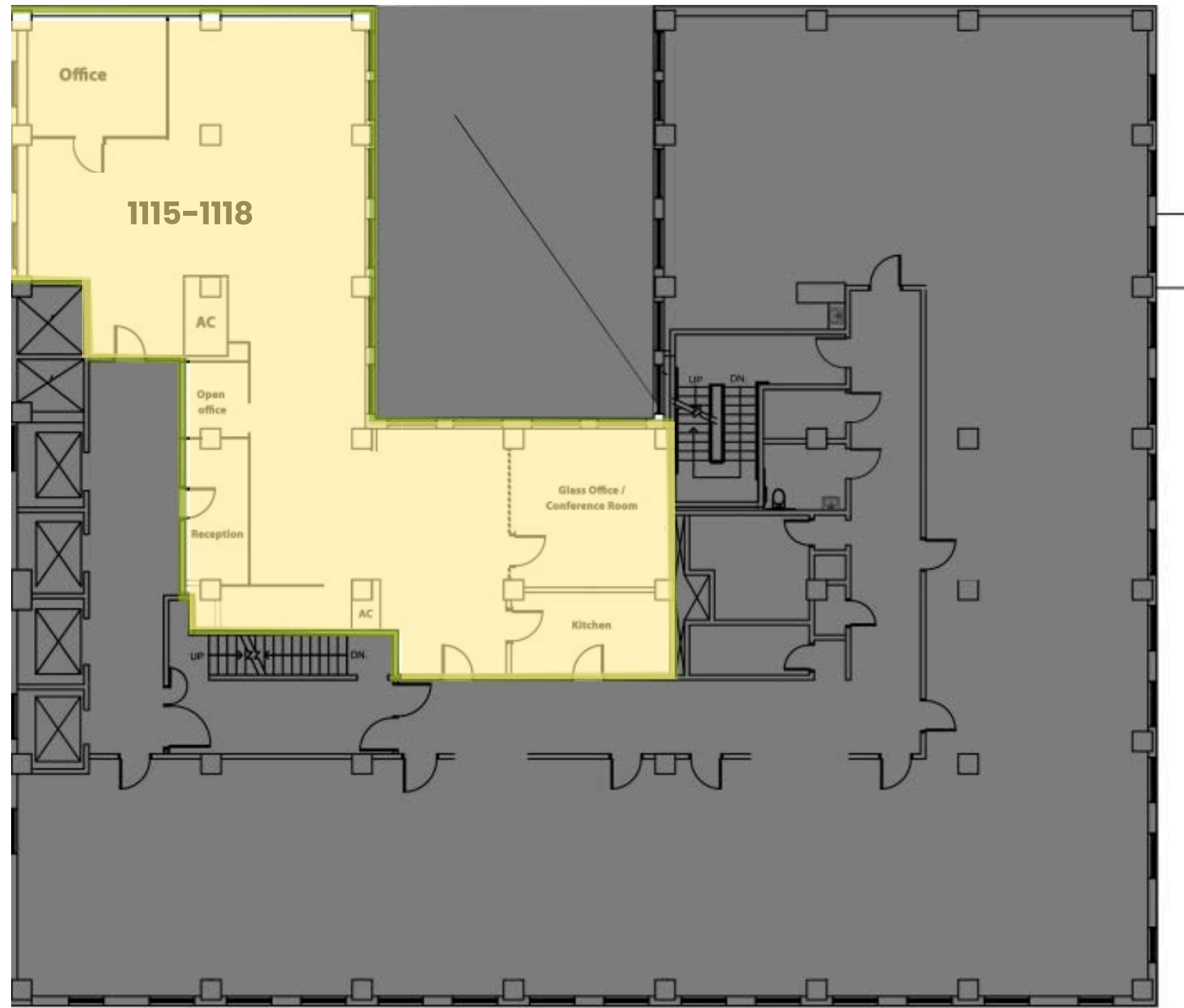
± 6,834 RSF

DESCRIPTION

This suite is a combination of Suite 801, 804-808, and 812. This Suite includes plenty of open working space, 3 kitchenette and bar, 6 private offices, and central A/C throughout the floor.



11th Floor Map



5th Street

11th Floor

Hill Street

Suite 1101-1112

± 6,920 RSF

DESCRIPTION

Ideal for larger teams, this suite boasts private offices, kitchenettes, and a generously sized open workspace adaptable to various needs. Suite features high ceilings and fully operable windows.



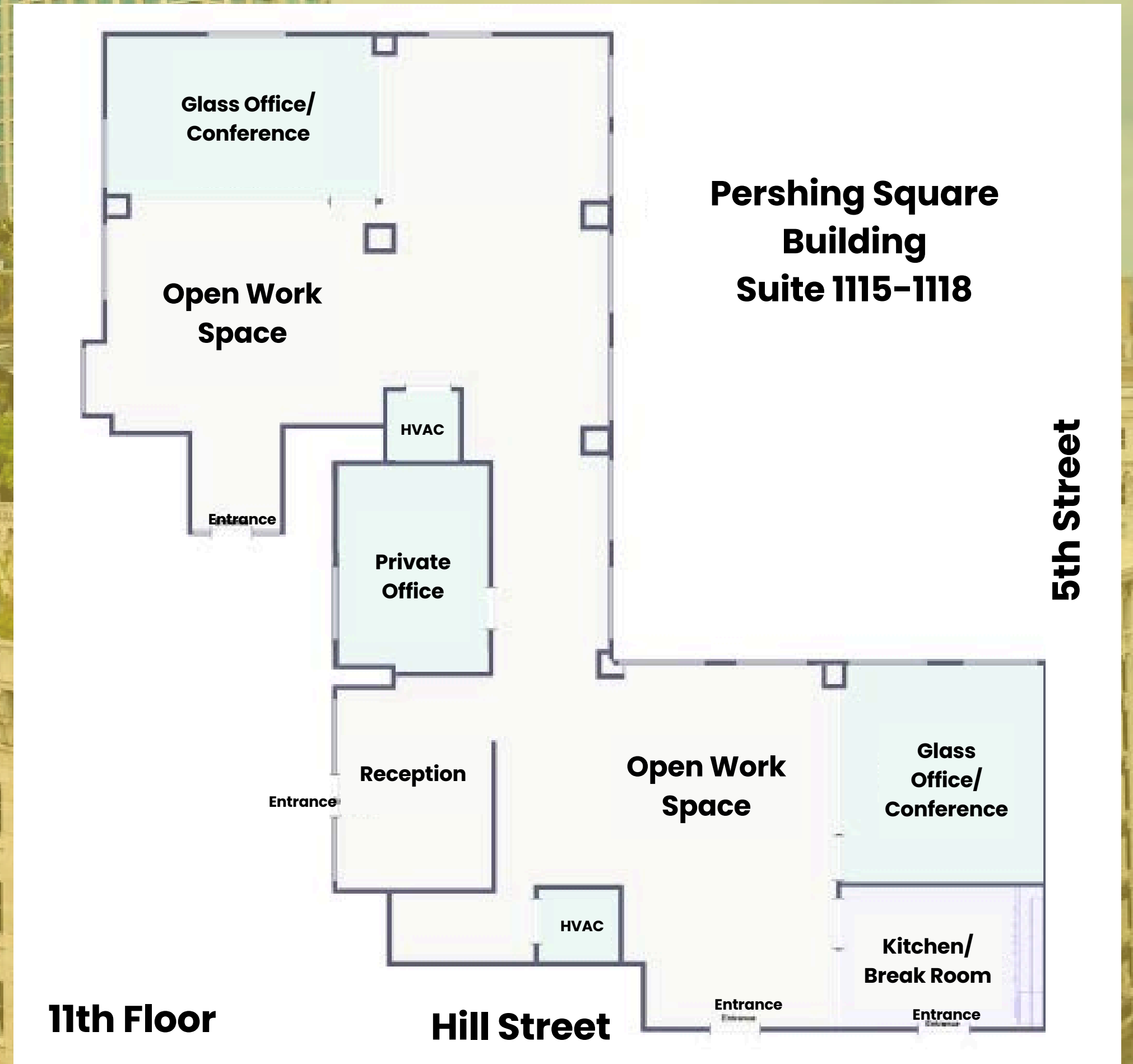
Floor Plan Coming Soon

Suite 1115-1118

±2,960 RSF

DESCRIPTION

This flex suite has 2 private offices, a glass conference room, kitchenette, reception area, high ceilings, fully operable windows, and a spacious open space that can be utilized for just about anything.



12th Floor Executive Suites

± 100-300 RSF

DESCRIPTION

The Executive Suites @PSB are a great place for creators who just need a single office. These suites are all-inclusive with Wi-Fi, VOIP access, furniture, receptionist, kitchen breakroom, and meeting room hours.



12th Floor

Hill Street

5th Street



Contact Us

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