

6600 Lexington Avenue

Hollywood Media District



GALLERY | SHOWROOM | DESIGN SPACE | CREATIVE OFFICES



6600 Lexington Avenue

LOS ANGELES, CALIFORNIA 90038

On a quiet tree lined street within the Hollywood Media District (also known as LA's real Furniture and Art District), sits a corner two story building built in the 1930s, masterfully renovated and ready for occupancy in 2025.

Steeped in rich Hollywood history, the building was once home to various recording studios, an ad agency, film production offices, and most recently a multi-use creative space.

The nondescript facade ensures privacy and security, while the dynamic mix of neighbors including art galleries, showrooms, and creative offices draws in a refined and eclectic clientele.



SUBJECT PROPERTY

Details



LISTING TEAM



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Available as:

Single tenant user - \$2.50/SF NNN
(\$.50/SF nets)

Whole building / two floors: 10,750 SF

Multi tenant - \$2.50/SF NNN
(\$.50/SF nets)

Top floor: 6,335 SF
with high ceilings and a 2nd story roll up loading door

Ground floor: 4,715 SF
with high ceilings and a rear roll up loading door

- Upgrades to the property included new flooring, windows, doors, plumbing and HVAC.
- Up to 11 parking spaces on property.

Ground Floor features:

- Striking Architectural Entrance
- Rear Roll-up Door
- High ceilings
- Walk-in safe
- Two ADA compliant restrooms
- Custom kitchen ready
- Brand new HVAC system
- 5 Parking Spaces

2nd Story Features:

- High ceilings
- Two private restrooms
- Option for sky lights
- Ready for custom kitchen
- Brand new HVAC system
- 6 Parking Spaces

FOR LEASE

6600 LEXINGTON AVENUE, LOS ANGELES



FOR LEASE

6600 LEXINGTON AVENUE, LOS ANGELES

SPACE READY FOR TENANT IMPROVEMENTS

Currently an updated, modernized and finished shell awaiting tenant input on flooring, lighting and layout.



Location

In walking distance to some of the best amenities, galleries, and industry driven destinations in the city

6600 Lexington

Sycamore Entertainment District



6600 Lexington

Hollywood Media District



MIZ
LA
LA



BAKERY + CAFE
THE SYCAMORE KITCHEN



superba
FOOD + BREAD

MOTHER WOLF



CARPENTERS.WORKSHOP.GALLERY

GALERIE GROUND

GLADSTONE GALLERY

MAKE ROOM

MARIAN GOODMAN

DIANE
ROSENSTEIN
GALLERY

LISSON GALLERY

FAHEY/KLEIN
GALLERY

HOLLY HUNT

KOHN GALLERY

GaGaGallery
berlin paris los angeles

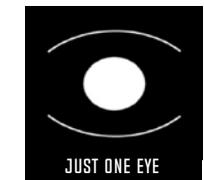
TANYA
BONAKDAR
GALLERY

SEANKELLY

REGEN
PROJECTS

Jeffrey
Deitch

CONTROL
GALLERY



STUDIO BALESTRA

RALPHUCCI



HEIMAT.



VSF

Varden
Since 1874

REENA SPAULINGS FINE ART



Moskowitz Bayse



NonakaHill

NAZARIAN
/ CURCIO

GREY COLLECTIVE

Within 1 mile

6600 Lexington

Hollywood Media District



📍 SIGHTGLASS COFFEE | 7051 WILLOUGHBY



📍 L'ANTICA PIZZERIA | 1534 N MCCADDEN PL



📍 SUPERBA FOOD & BREAD | 6530 SUNSET



📍 MOTHERWOLF | 1545 WILCOX



📍 HEIMAT | 960 N LA BREA



📍 SALTS CURE | 1155 HIGHLAND



📍 MADLAB COFFEE | 6515 W SUNSET



📍 BAR LIS | 1541 WILCOX



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