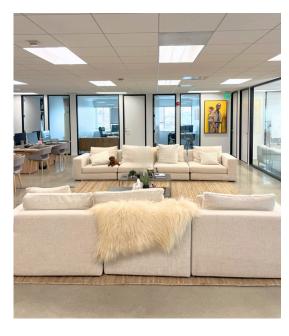
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Available	Immediately
Premises	± 5,797 RSF
Rate	\$1.95/ RSF
Term	Sept. 30, 2026

- Reception Area
- Nine (9) Windowed Offices
- Large / Open Bullpen Area
- Spacious Large Conference Room
- Small Interior Conference Room
- Open Kitchen Area with Appliances
- Dedicated IT / Storage Room

- ✓ Move-in Ready
- ✓ Perfect for Creative Professionals



Ron Kaspi 310.202.9008 x 127 ron@wilshireag.com DRE# 01986929

WESTWOOD TERRACE BUILDING

Creative Office for Sublease

1640 S Sepulveda Blvd, 3rd Floor Los Angeles, CA 90025























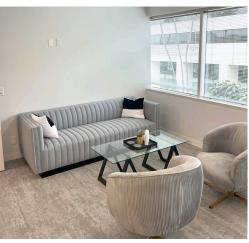
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WESTWOOD TERRACE BUILDING

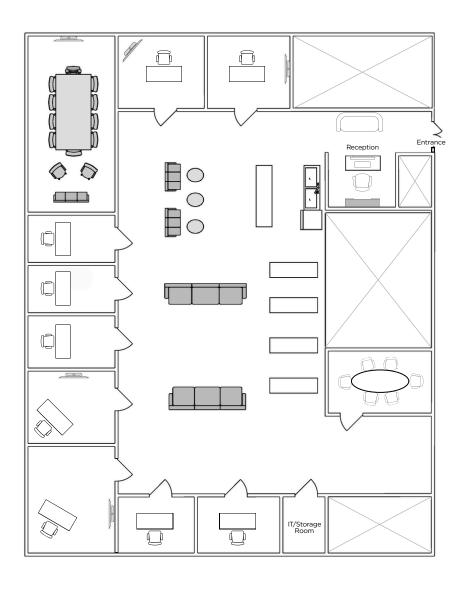
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