

RENOVATED CREATIVE OFFICE / INDUSTRIAL / FLEX SPACE



FEATURES:

- Separate HVAC Units with Merv 13 Filters Serving Each Suite
- Operable Windows
- Abundant Skylights with Natural Lighting
- Ample Outdoor Meeting Areas
- Touchless Fixtures in Restroom
- Can Also Be Used for Industrial/Flex, Storage, Distribution, Showroom, Research & Development



4223 GLENCOE AVENUE
MARINA DEL REY, CA 90292



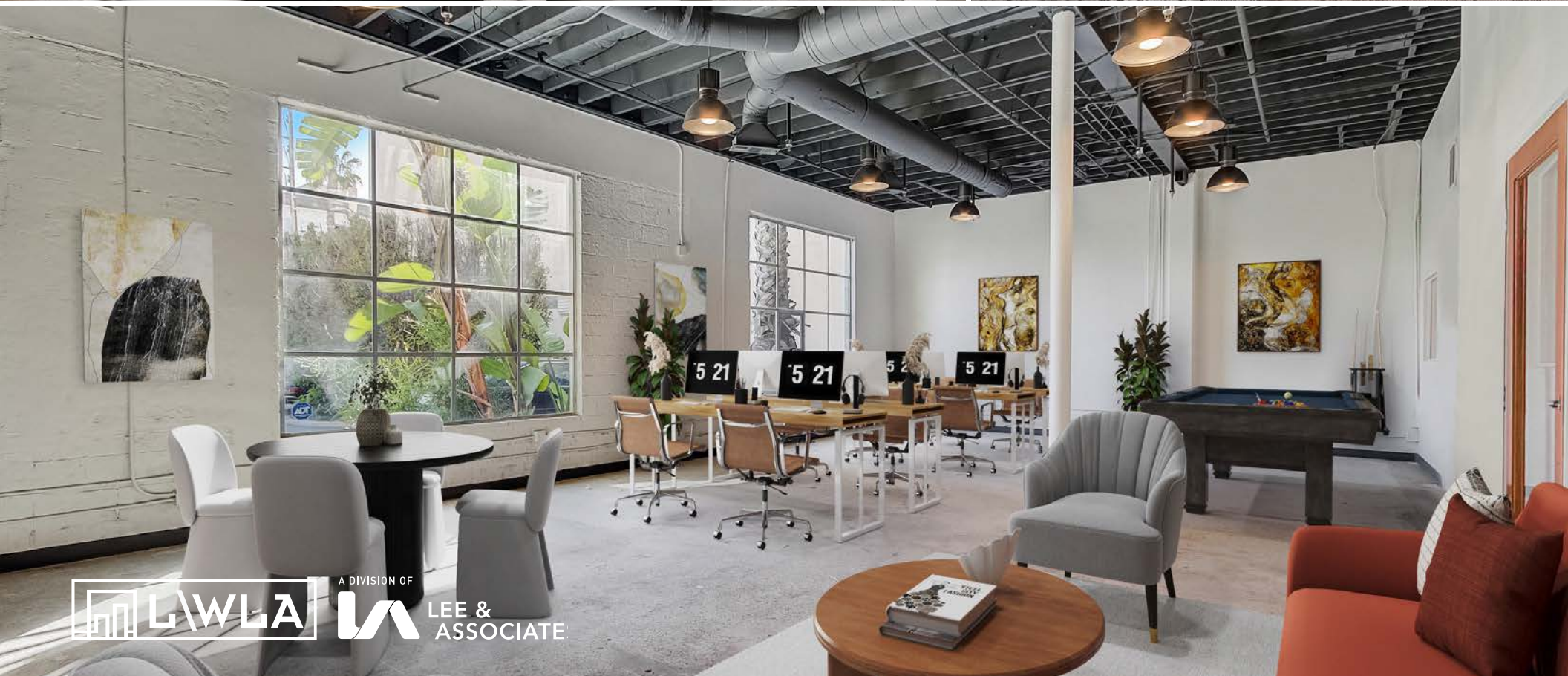
INDUSTRIAL LOADING CAPABILITIES

EVEN MORE PICTURES

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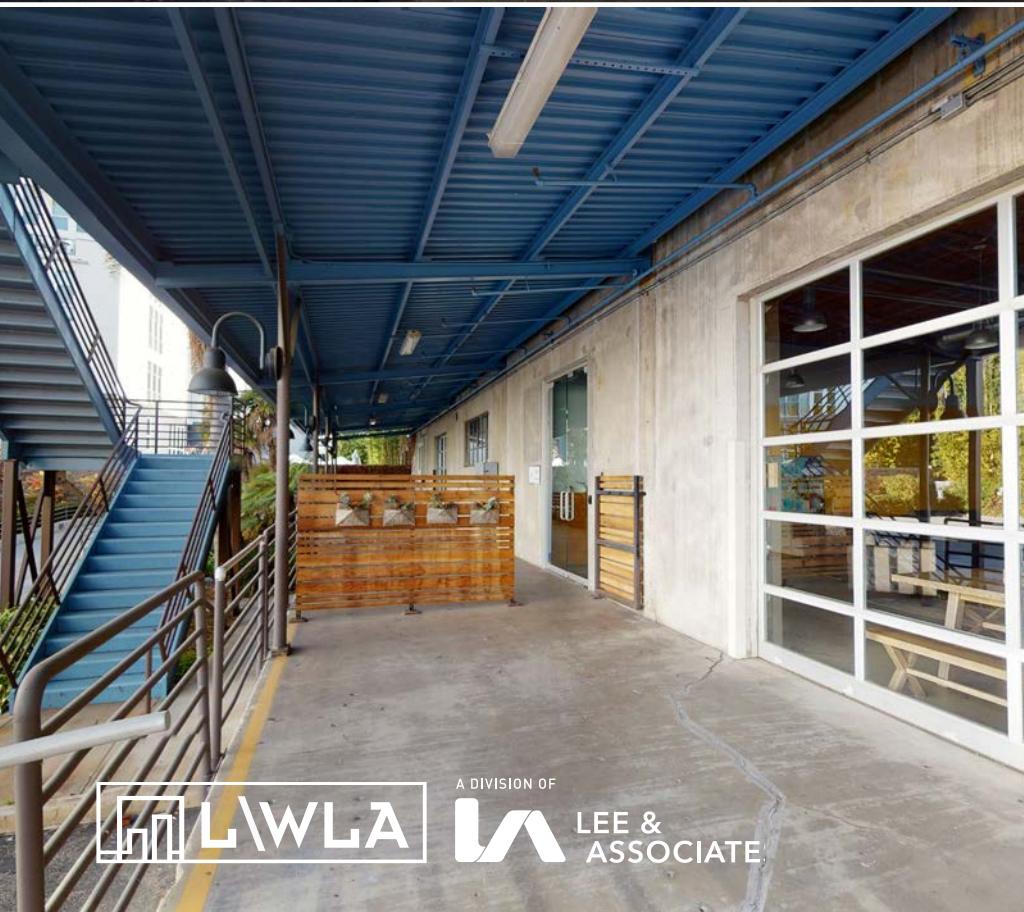
PREMISES	A130 - 3,669 SF* A200 - 2,000 SF (Available May 2024) B105 - 1,272 SF (Available July 2024) B107 - 3,168 SF (Available June 2024) B127 - 1,986 SF B130 - 1,918 SF (Available May 2024) C125 - 2,911 SF C200 - 2,350 SF
	*A130 can be combined with A100 for a total of 9,479 SF
RENT	\$2.65/SF, MG
TERM	3 - 5 Years
PARKING	\$175 / Space / Month (Unreserved) \$225 / Space / Month (Reserved)
FEATURES	<ul style="list-style-type: none">- Renovated Creative Office/Industrial/Flex Space- Separate HVAC Units Serving Each Suite- Operable Windows- Touchless Fixtures in Restrooms- Polished Concrete Floor- Abundant Skylights with Natural Lighting- Ample Gated and Secure Parking- High Ceilings- Abundant Outdoor Meeting Areas- Walking Distance to Villa Marina- All Major Freeways within a Two Mile Radius- Only 10 Minutes from LAX- Article on Raising Workforce Productivity

In addition to our flex creative spaces and environments, PMI understands studio space needs and can build out a range of studio space sizes with varying requirements for small boutique production companies to large institutional studio requirements, with proper sound insulation, electrical power loads, loading and height requirements.





Outdoor Patio and Meeting Spaces



CONTACTS

JAMES WILSON
PRINCIPAL

310.899.2708
jwilson@leewestla.com
AGT DRE 00883324

DYLAN MAHOOD, CCIM
PRINCIPAL

310.899.2706
dmahood@leewestla.com
AGT DRE 02027002

DAVID WILSON
PRINCIPAL

310.899.2707
dwilson@leewestla.com
AGT DRE 00822760



A DIVISION OF



LEE &
ASSOCIATE

Lee & Associates Los Angeles West, Inc.
1508 17th Street, Santa Monica, CA 90404
www.leewestla.com | DRE 01222000