



Office For Lease

2665 Main Street, Santa Monica

The New Orleans Building



960 sq ft – 3,010 sq ft office space for lease – Available April 15, 2011

Address: 2665 Main Street Suites 240 and 260, Santa Monica CA 90405

Market Area:

- ◆ Incredible market area! Tenants nearby include Starbucks, American Apparel, Patagonia, Monkie Fashions, Max Studio, Optical Shop of Aspen, Wolfgang Puck's Chinois on Main, Coffee Bean & Tea Leaf, Enterprise Fish Company, and Urth Café.
- ◆ High-income neighborhood within walking distance.
- ◆ Easy access to the Beach, Downtown Santa Monica and Abbot Kinney.

Space Description:

- ◆ Suite 240 – 2,050 sq ft consisting of 4 large offices, storage room, glass conference room, full bathroom with shower, kitchenette, open area, and balconies overlooking Main Street.
- ◆ Suite 260 – 960 sq ft consisting of 2 large offices, secretarial bay/reception area, and large outdoor patio.
- ◆ The suites can be combined or leased separately. Each suite has its own entrance.

Rental Terms: ◆ \$3.50 per SF Full Service Gross.

Parking: ◆ 3/1000 reserved parking at no additional charge.

Agent: Evan Pozarny (310) 458-4100 Ext. 221 DRE# 01304769 epozarny@muselli.net

1513 6th Street, Suite 201 Santa Monica, CA 90401 (310) 458-4100 FAX (866) 451-8032

All information furnished is from sources deemed reliable and which we believe to be correct, but representation or guarantee is given as to its accuracy and is subject to errors and omissions. All measurements are approximate and have not been verified by Broker. You are advised to conduct an independent investigation to verify all information.

www.muselli.net



Entrance



Rear of building and private patio



Executive office with wet bar



Open area



Conference Room



Waiting room/reception