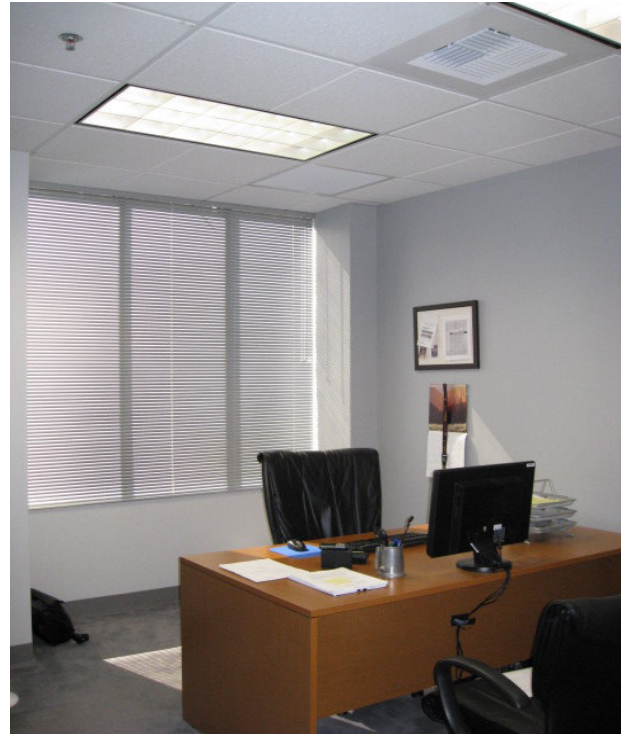




For Sublease SANTA MONICA Office Space



ADDRESS: 2444 Wilshire Boulevard, Suite 280, Santa Monica, CA 90403.

SIZE: 1,150 Square Feet (approximately).

PARKING: **Parking is available at the current prevailing rates.**

MONTHLY RATE: \$3,500.00/per month FSG.

TERM: 1 Year.

- FEATURES:
- ◆ **AVAILABLE DECEMBER 1, 2008**
 - ◆ Brand new paint and carpet.
 - ◆ Three (3) built – out offices and an open space.
 - ◆ Use of secretarial services and conference room for an additional charge close.
 - ◆ Shared Kitchen.
 - ◆ Great Location.
 - ◆ Separate entrance and exit.

AGENT: Evan Pozarny (310) 458-4100 EXT: 221
epozarny@muselli.net www.muselli.net

501 Santa Monica Boulevard, Suite 701 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.