

For Sale or Lease

1819-1827 Pontius Ave. Los Angeles, CA 90025



FOR MORE INFORMATION,

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Co-listed with Klein Real Estate

OFFICE LOCATION
8924 LINDBLADE STREET
CULVER CITY, CA 90232



NOTE: All measurements are approximate and while the information furnished comes from reliable sources, we assume no liability.
Lance Levin: DRE # 01128388 Jonathan Wolk: DRE# 01228058

"Regardless of the professional broker you choose, it is critical to have a broker who is well versed in all aspects of the market in which you are dealing. You will not find a better brokerage company than Lancelot Commercial with this kind of track record."
- Lance Levin, President & Jonathan Wolk, Senior Associate



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High-identity multi-tenant site



12,000 SF Building · 6,100 SF Available · 18,944 Land

FEATURES

- High-identity location behind Sports Club LA / Equinox
- Medical grade 5,900 SF leased to NYSE-traded: WOOF through June 2013
- 6,100 SF available with drains and air conditioning
- 'A' location ideal for owner/user investor
- 3/1,000 parking via rooftop deck and 4 ground-level spots
- Two blocks east of 405 Freeway on/off ramp @ Santa Monica Blvd.
- One mile to 405 Freeway on/off ramp at Jefferson Blvd.
- For Sale: \$4,850,000 (\$404 psf)
- For Lease: \$1.75/SF NET
- Confidential - please do not disturb tenant. Call broker for appointment.



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