

FOR LEASE

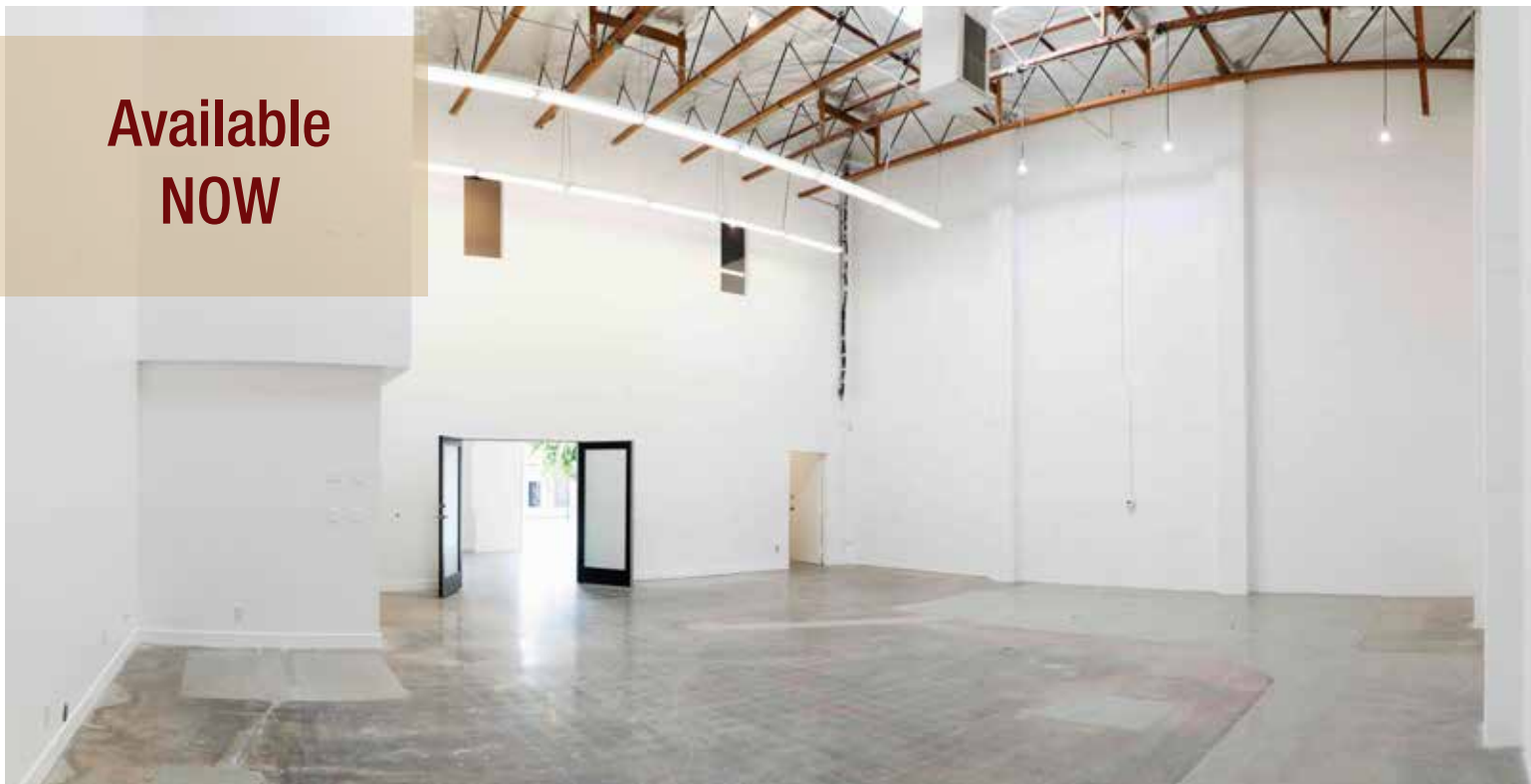
ARCHITECTURALLY-DESIGNED BUILDING

8956 Ellis Ave, Los Angeles, CA 90034



310.839.3333
Lancelotcommercial.com

**Available
NOW**



Total available : 2,800 SF
Lease Price : \$3.10 PSF NNN
NNN : \$.36 PSF
Parking : 5 spaces - \$150/space*

- Ideal creative office space for production, filming or other creative uses
- Back unit available immediately
- Two bathrooms
- Ground level loading door
- 1,500 SF of 24' Minimum ceiling height with skylights
- Finished office space overlooking production space with tremendous natural light

* Call broker regarding parking

CONTACT:

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LANCELOT

Commercial Industrial Brokerage

1539 Sawtelle Blvd. Suite 18, Los Angeles, CA 90025

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- Two blocks to Expo Metro line that feeds Santa Monica, USC and Downtown L.A.
- Walk to countless restaurants in Downtown Culver City, the Platform and Starbucks
- 10 minute drive to Beverly Hills, West Hollywood, and Santa Monica
- Immediate neighbors include The Walking Dead, and Swift River Productions
- Corporate neighbors include Sony, Amazon, Apple, Culver Studios and many others



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