

8501
WILSHIRE BOULEVARD



*Office/Medical/Retail
Space For Lease*

WILSHIRE BLVD SIGNAGE



Prime Beverly Hills “Restaurant Row” location

EXCLUSIVELY LISTED BY:

PATRICK SHEEKEY

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Phone: 310-379-2228 ex 11

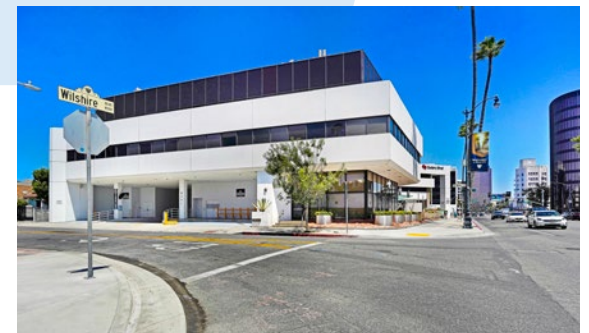
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HIGHLAND PARTNERS CORP.

880 Apollo Street, Suite 175

El Segundo, CA 90245

Broker Lic. 01904030



PROPERTY FEATURES



ADDRESS: 8501 Wilshire Boulevard
(±85,000 SF office building)
Beverly Hills, CA 90211



RETAIL: Suite 170: Approximately
5,954 square feet (divisible)



MEDICAL/OFFICE: Suite 305: ±1,679 square feet
Suite 320: ±1,544 square feet



RENTAL RATE: Negotiable



OCCUPANCY: Immediate



TERM: Five [5] to ten [10] years



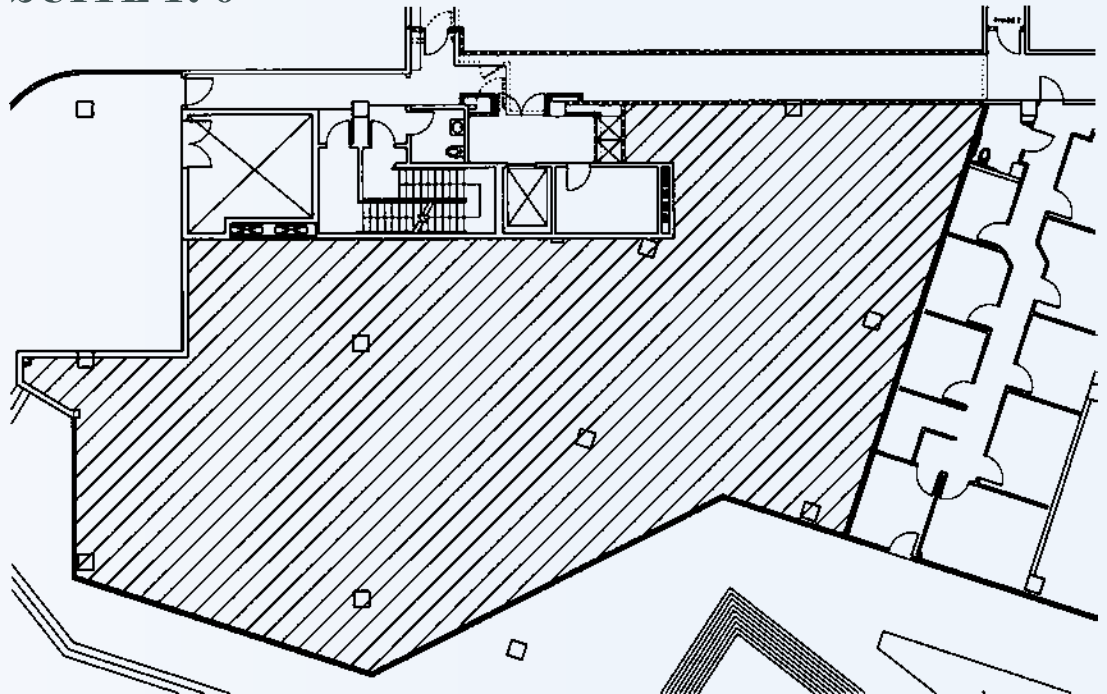
PARKING: 3.54 spaces per 1,000 SF
Tandem: \$80/month
Unreserved: \$100/Month
Reserved: \$150/Month



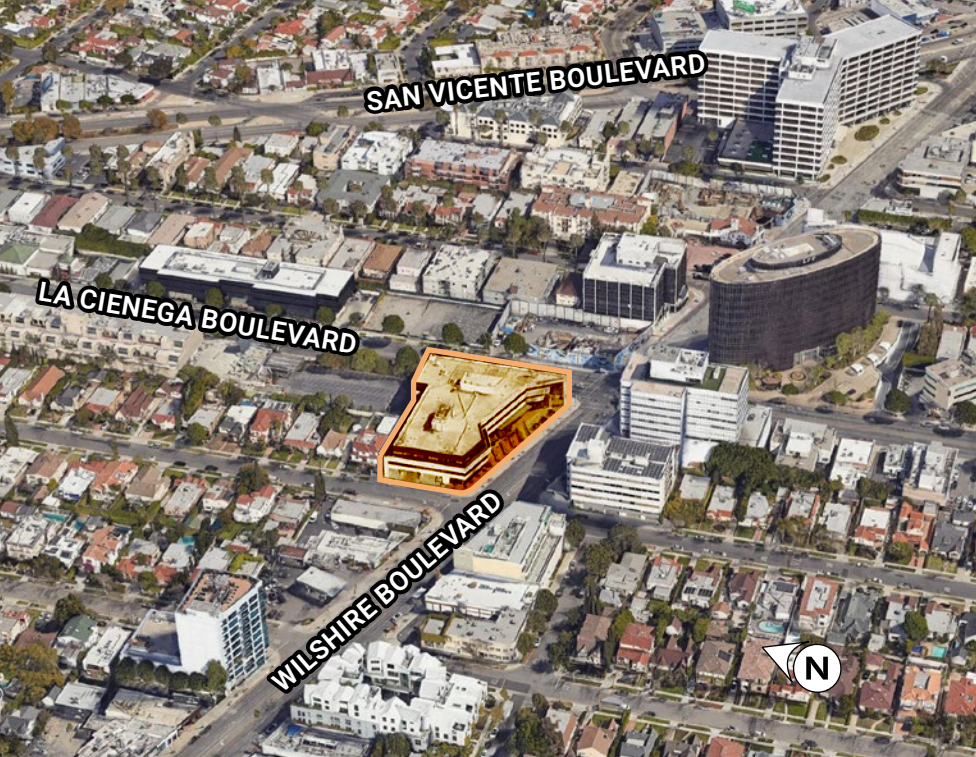
- FEATURES:**
- Building signage facing Wilshire Boulevard.
 - Prime Beverly Hills "Restaurant Row" location.
 - Across the Street from the new Metro D Line (Purple) subway station.
 - 24-hour security.
 - Numerous uses including bank, retail, and restaurant.
 - Fantastic signage potential in addition to street presence and visibility.
 - ±52,000 cars per day at Wilshire and La Cienega Boulevard.
 - Approximately 450 people on-site daily, approximately 67,000 employees within one [1] mile.



SUITE 170



WILSHIRE BOULEVARD



AREA AMENITIES



8501 WILSHIRE BOULEVARD



SUBJECT PROPERTY



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