

# For Lease

5301 Beethoven Street, Marina del Rey, CA 90066

**Best Office Value on the Market!**

## CONTACT:

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## OFFICE LOCATION

1539 Sawtelle Blvd. STE 18  
Los Angeles, CA 90025



Close to  
Culver City  
and LAX

## Property Information

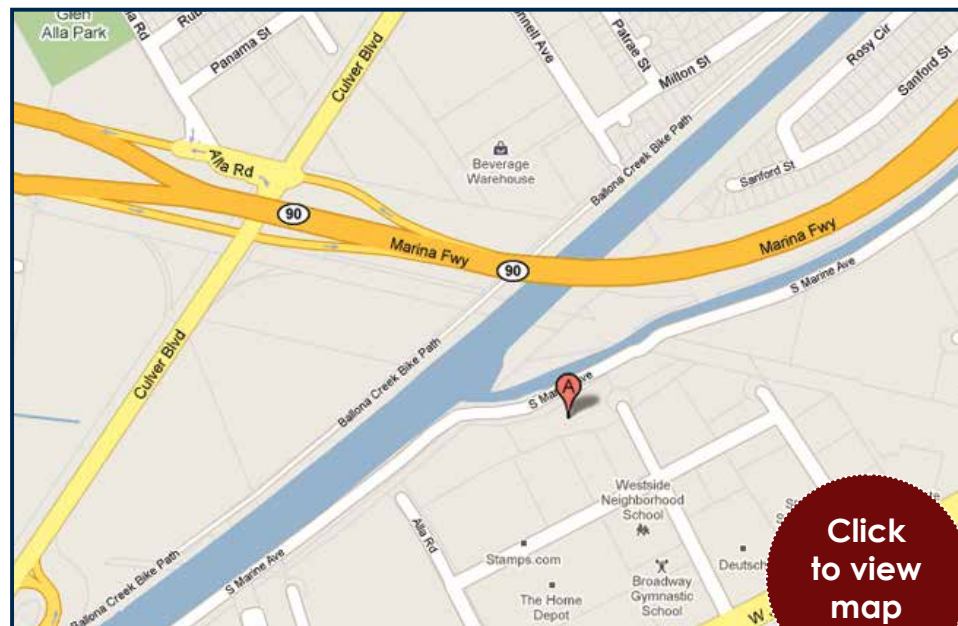
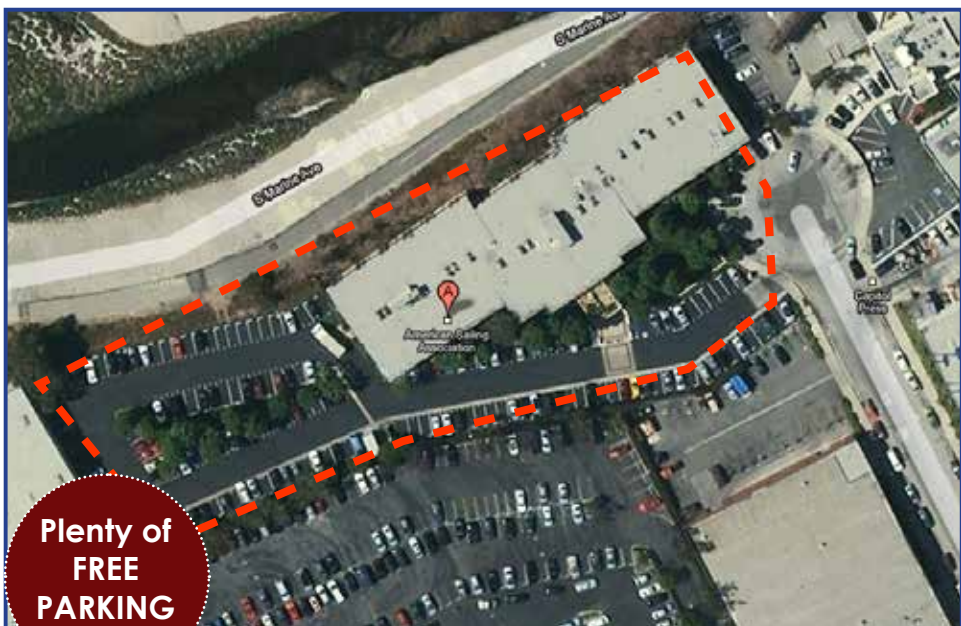
\*Suite 170 : 1,978 RSF  
Lease Price : \$2.10 FSG

Great for many uses including entertainment,  
consulting, accounting, sales.

\*Available 2.30.16

[www.lancelotcommercial.com](http://www.lancelotcommercial.com)

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## FEATURES

- Corporate neighbors include Home Depot, Frank Gehry, Stamps.com, Deutche, TWBA/Chiat/Day
- Landlord pays base air conditioning, utilities, janitorial
- Free reserved parking with 3 parking stalls for every 1,000 SF leased
- Two blocks from Playa Vista
- One mile to 405 Freeway on/off ramp at Jefferson Blvd.

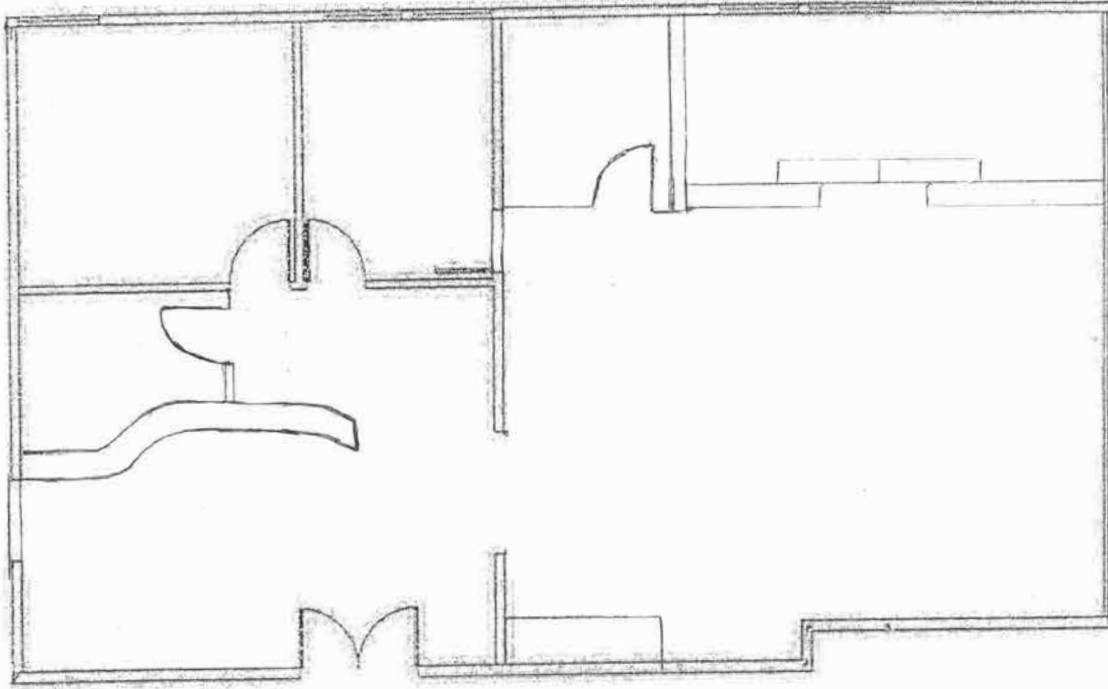
NOTE: All measurements are approximate and while the information furnished comes from reliable sources, we assume no liability.

*“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*

**LANCELOT**  
COMMERCIAL INDUSTRIAL BROKERAGE

**Suite 170**  
**Approx. 1,978 RSF**



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