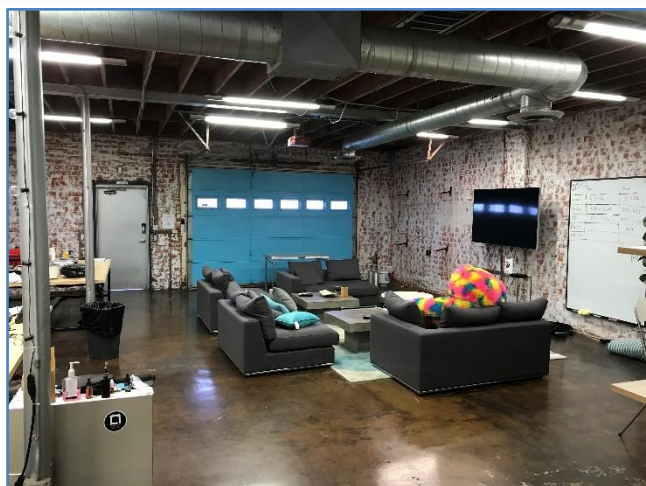


FOR LEASE



Creative Office Space for Lease

4,000 RSF Available

2233 Barry Avenue
Los Angeles, CA 90064

COREY I. SPOUND Lic # 01142655

[E] Corey@tamarackres.com

[P] (818) 464-3215 [C] (310) 625-6825

[A] Tamarack RES Inc. 15300 Ventura Boulevard, Suite 200 Sherman Oaks, CA 91403

4,000 RSF For Lease

Creative Office Space



PROPERTY HIGHLIGHTS

Address: 2233 Barry Avenue
Los Angeles, CA 90064

Building Size: 4,000 RSF

Asking Rent: \$3.75 NNN / SF

Parking: 4 spaces, free of charge



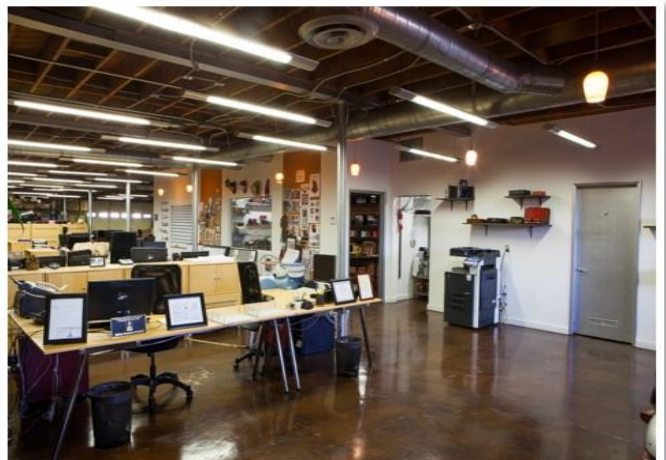
Restaurant Row

- Anzu
- Beard Papa's Sawtelle
- Daikokuya
- Hide Sushi
- Killer Noodle Tsujita
- Kura Revolving Sushi
- Panda Express
- Plan Check
- Sea Salt Poke
- Seoul Tofu
- Sonoritas Prime Tacos
- SushiStop
- & more!**
- Plus a variety of Tea, Coffee, Snack and Dessert Options

Walk Score
89
Very Walkable
Most errands can be accomplished on foot.

Transit Score
63
Good Transit
Many nearby public transportation options.

Bike Score
88
Very Bikeable



- Stunning creative space
- Open plan with private office, conference room & kitchen
- Open exposed ceiling
- Exposed aluminum HVAC ducting throughout
- Exposed brick
- Polished concrete floor
- Ground level roll-up loading door
- Conveniently located just South of Olympic Blvd. on Barry Ave. in the heart of West LA.

Disclaimer: All information contained herein is from sources deemed reliable; however, no representation or warranty is made to the accuracy thereof.