

1920 OLYMPIC BLVD

SANTA MONICA, CA 90404



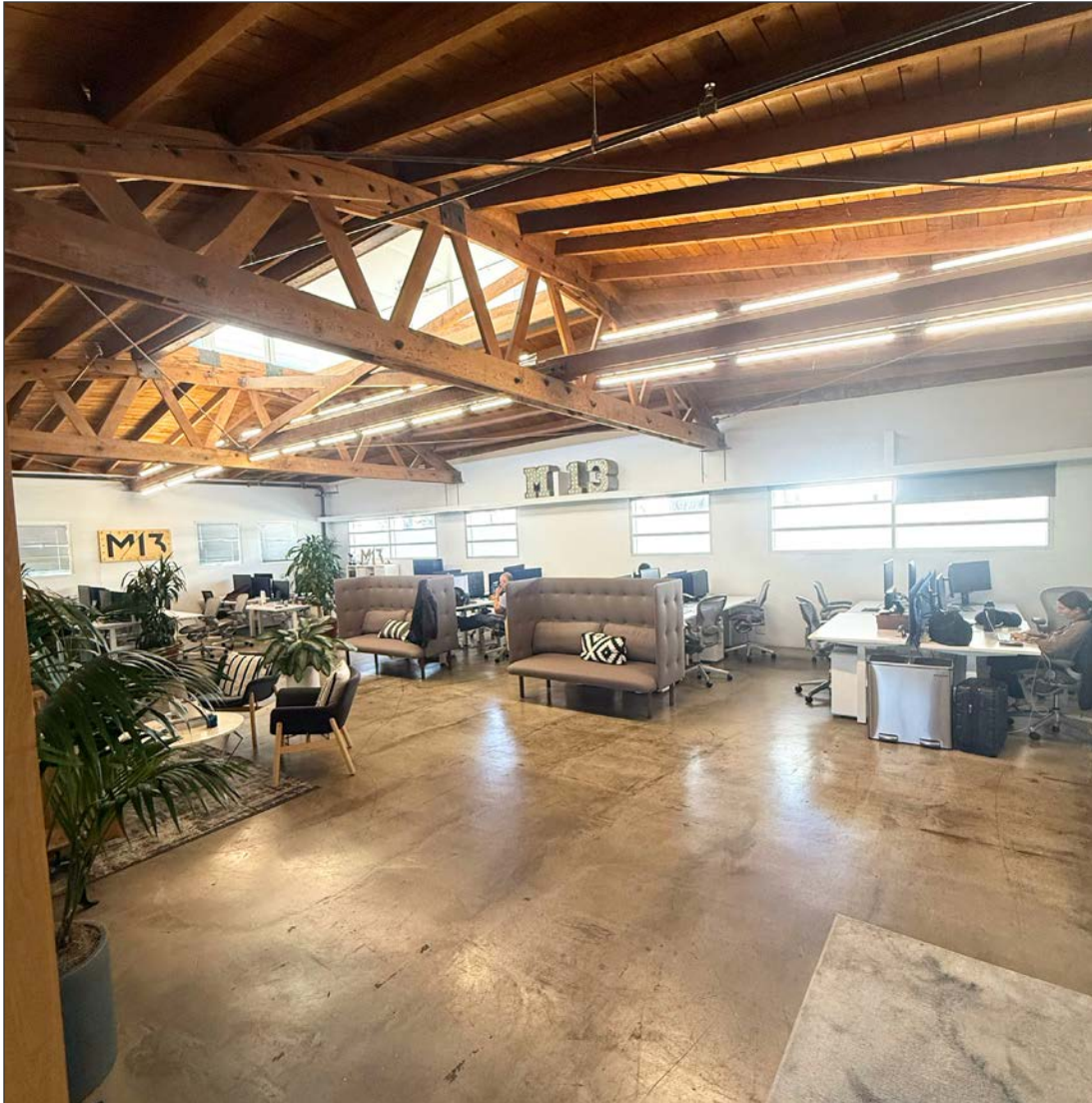
FOR LEASE



A DIVISION OF

**LEE &
ASSOCIATES**

± 3,650 SF CREATIVE SPACE



FEATURES

- Private, gated compound in heart of Santa Monica Media District with excellent signage opportunity
- High-end finishes, full kitchen, reception, patio
- Open configuration; all areas wired for phones and ethernet, conference room wired for video projection
- Platinum LEED Certified building: Electric is 100% Solar
- Powered with battery back-up
- Keyless entry system, and security cameras
- 3 separate zones of HVAC
- Private and Secure Parking for 10 cars with additional 9 hour parking on Olympic Blvd
- Eateries nearby at Colorado Ave
- Easy access to 10 Freeway
- Less than 3 Blocks to Expo Metro Line: both Bergamot and 17th Street Stations



No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease are subject to change or withdrawal without notice.

PREMISES

± 3,650 SF

RENT

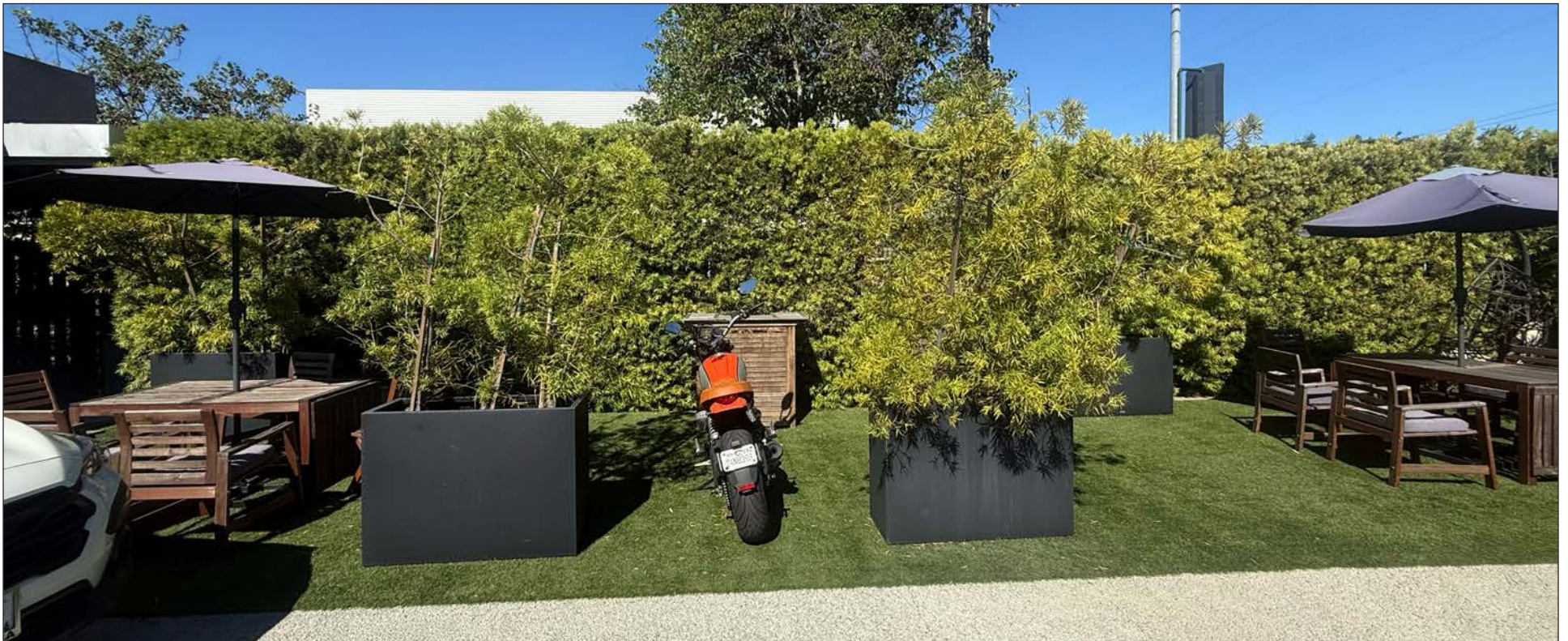
\$4.95/SF, NNN

OCCUPANCY

March 1, 2026

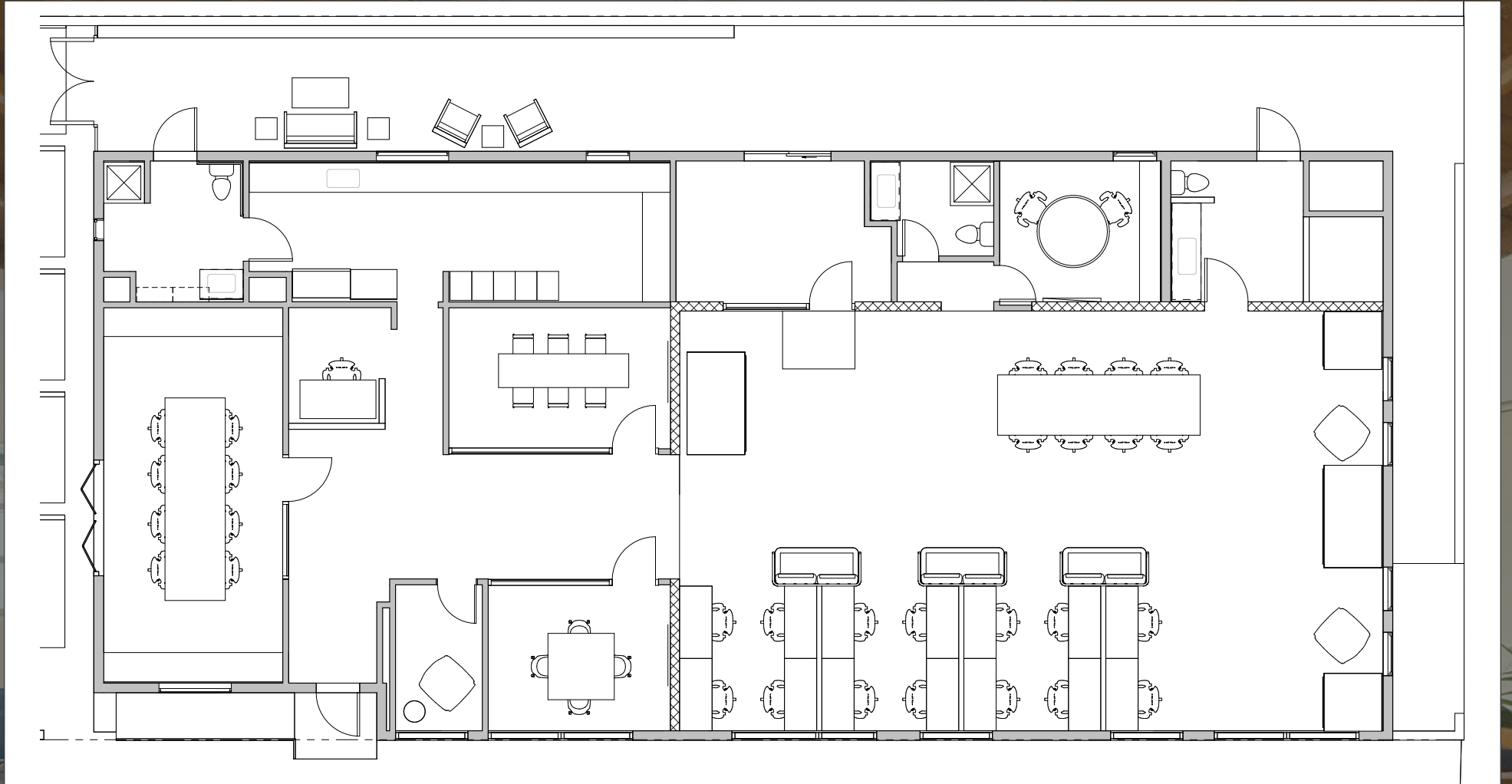
PARKING

8 Spaces
(\$175/Space/Month)





FLOOR PLAN



NEARBY MAJOR TENANTS

WEST OLYMPIC CORRIDOR

Bad Robot
Indian Paintbrush
Final Cut
JBC Music
Arsenal FX Color
Digital Nation Entertainment
Cutters
Parks Mac Donald
Planet Blue HQ
Radical Media
Threshold Entertainment

BROADWAY PLACE

General Editorial
TigerConnect
Cut + Run
Cosmo Street Editorial
Apache

MAD Architects
Rock Paper Scissors
Cross Creek Entertainment

COLORADO CENTER

HULU
HBO
Bird
ShoeDazzle

PENN FACTORY/PENN STATION

GoodRX
Kite Pharma
Redbull North America HQ
Tala
Center for Media & Design

1920 Olympic Blvd

COLORADO CORRIDOR

Viacom
Lionsgate
Interscope Records
Illumination
Gameshow Network
Universal Music Group
Starz Entertainment
Simple Practice
Goop
The Honest Company
FIGS
Reddit

WATER GARDEN

Amazon Studios
CBS
AMC Networks
Oracle

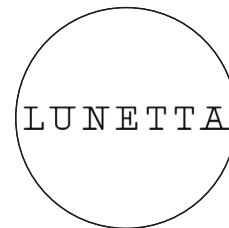
BERGAMOT STATION

FIG Gallery
Ikon Limited Fine Art
Montalba Architects
Sulkin Studio Architecture

BERKELEY SM EAST

Blackbear Pictures
Blue Bonsai
Jenni Kayne
Soundbox
Apogee Electronics
Cartel
Yoga Glo

AREA AMENITIES



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