



Stafford Commercial Real Estate

310.360.9900 www.staffordcommercial.com

Unique Opportunity To Lease Highly Improved Building On Major West Hollywood Intersection

EXCLUSIVE LISTING AGENTS

**TED STAFFORD
PRESIDENT**

ts@staffordcommercial.com
DRE Lic. 00497103

**STAFFORD COMMERCIAL
REAL ESTATE**
356 N. Robertson Blvd.
West Hollywood, CA 90048
310-360-9900



**8700 Melrose Avenue
West Hollywood, CA 90069**

Located on the corner of Melrose Ave. and San Vicente Blvd. this 3,200 sq. ft. building has all the amenities already in place for an upscale retailer or a high profile entrepreneur with a new concept like the private label liquor company that currently occupies the building. Largest approved signage size in the City worth \$30K a month.

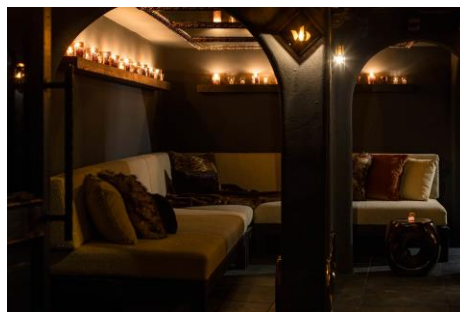
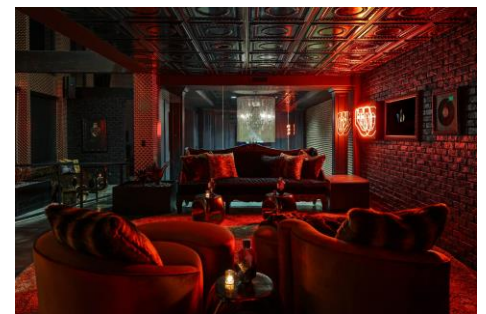
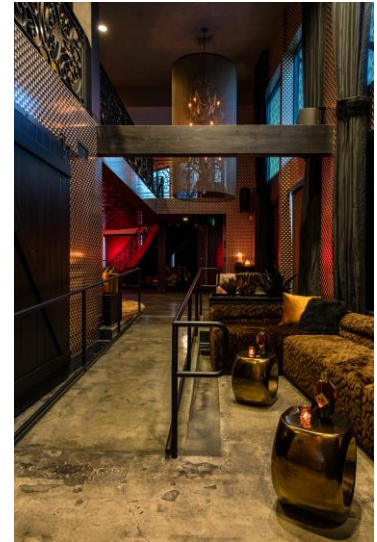
The building can be leased with or without all of the custom made furniture, fixtures and equipment (see photos attached) and has a luxurious ground floor area including conference room, lounge area, outdoor private patio with kitchen, offices on the mezzanine level plus exclusive 10 car parking lot.

**For additional information or to arrange to visit the property
please contact Ted Stafford
(310) 360-9900**

Shown by appointment only

The information contained herein has been furnished for convenience purposes only and should not be entirely relied upon by any prospective lessee/buyer. The broker makes no representation or warranties by the publication of this material and any prospective lessee/buyer is specifically requested to perform his or her own independent investigation. All measurements are approximate and may not prove to be entirely accurate, information may be added or deleted without notice. This information is submitted subject to Seller's right to lease/sell the property or withdraws the property from the market at any time.

8700 Melrose Avenue
West Hollywood, CA 90069





STAFFORD COMMERCIAL REAL ESTATE, INC.

8700 Melrose Avenue West Hollywood, CA 90069

