



BEVERLY GROVE

APRÈS

RESIDENCE CLUB

NO. — 01

NEWMARK

perfectly SITUATED

At the gateway of Beverly Hills lies Après, perfectly situated amidst the landscape of Los Angeles with the city's most attractive destinations within close reach. Central Beverly Hills, West Hollywood, downtown, the westside and more are at the doorstep of Après, allowing a level of accessibility that is so deeply desired in Los Angeles to be attained. Now, making the most of the greater Los Angeles landscape presents itself on a daily basis, whether enjoying the comforts of the Beverly Hills surroundings or venturing to one of the city's other famed enclaves.





East facing elevation from San Vicente Blvd

Après offers an unprecedented Beverly Hills living experience, featuring a collection of residences for lease that combine the hospitality of the world's leading resorts with the lifestyle of Beverly Hills. This rare duality is infused into the community's Residence Club, which includes an array of bespoke amenities, services and lifestyle offerings.

Artfully crafted from the inside out, Après transcends the surrounding urban landscape upon arrival to offer truly inspired living. A sculptural and lushly manicured entry leads into a serene atmosphere that is further complemented by refined interior details showcased throughout the community. Amenities abound throughout, including a fully equipped spa with steam, sauna and treatment rooms, private dining with open chefs' kitchen, co-working studios, resident lounge with bar, fitness studio and a rooftop pool deck with jacuzzi, cabanas, outdoor kitchen and fireside viewing terrace. These first class amenities, combined with attention to detail and a service first approach rival the city's best spa and private social clubs, yet also feature all the restorative comforts of home.

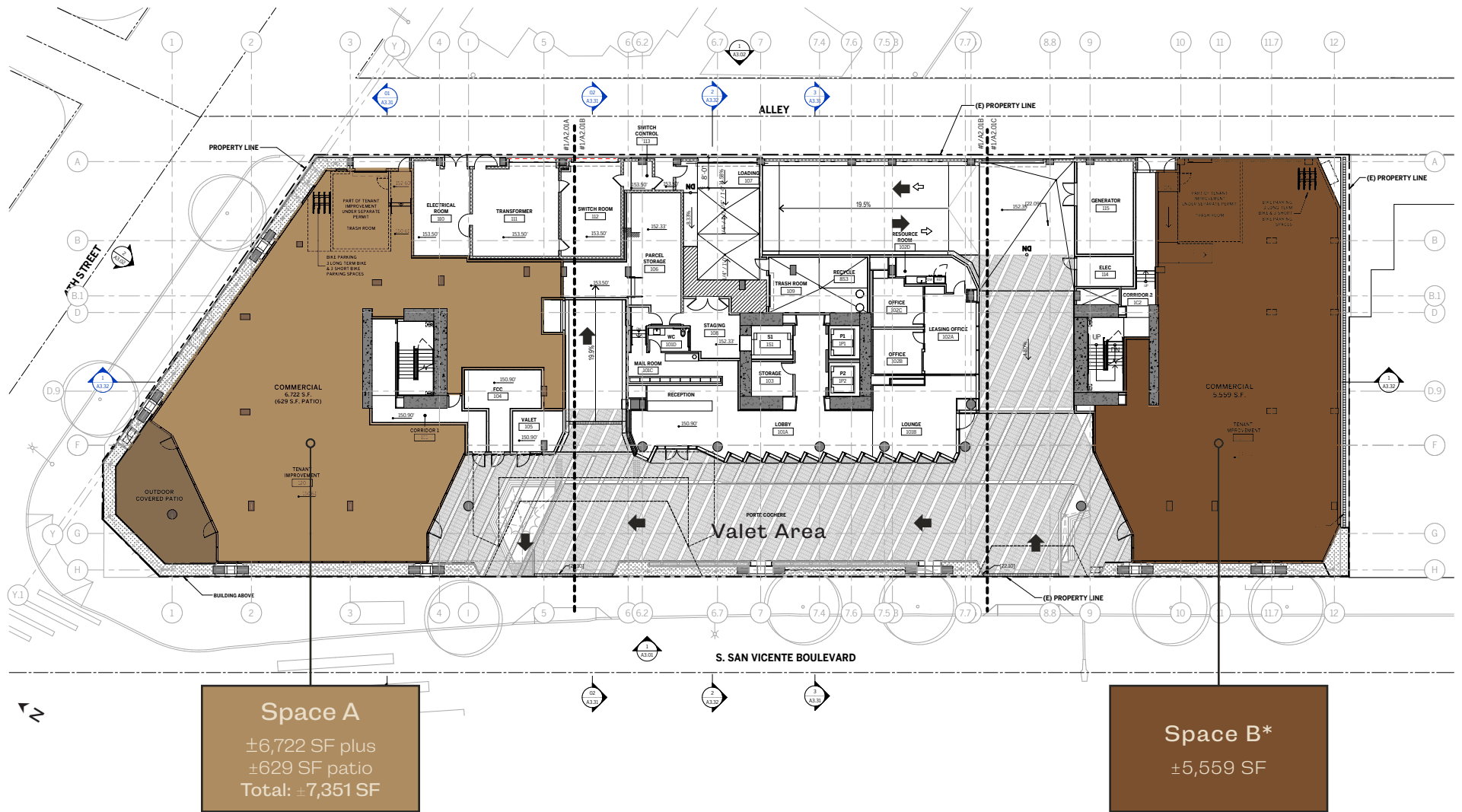
Après' residences consist of the same quality and craftsmanship found throughout the community. Distinguished, contemporary design flows throughout airy, flexible living spaces, as well as discreet bedroom suites complete with lavish, spa-style baths. Each residence offers expansive window frontage to draw abundant natural light, while custom millwork, hardwoods, stone slabs, and technology integrations have been meticulously curated to an unmatched level of design and sophistication. Residences provide a feeling of reprieve and possibility, catering to a polished lifestyle that blends work, play and leisure into one singular environment.

Situated at the gateway of Beverly Hills, Après presents a uniquely central location that adds direct convenience to the best of Los Angeles. From world renowned dining, entertainment and shopping to the city's most iconic vistas stretching in every direction, from the Hollywood Hills to Beverly Hills, to the dramatic downtown skyline to the sprawling Pacific Ocean, Après offers the best of luxury living.



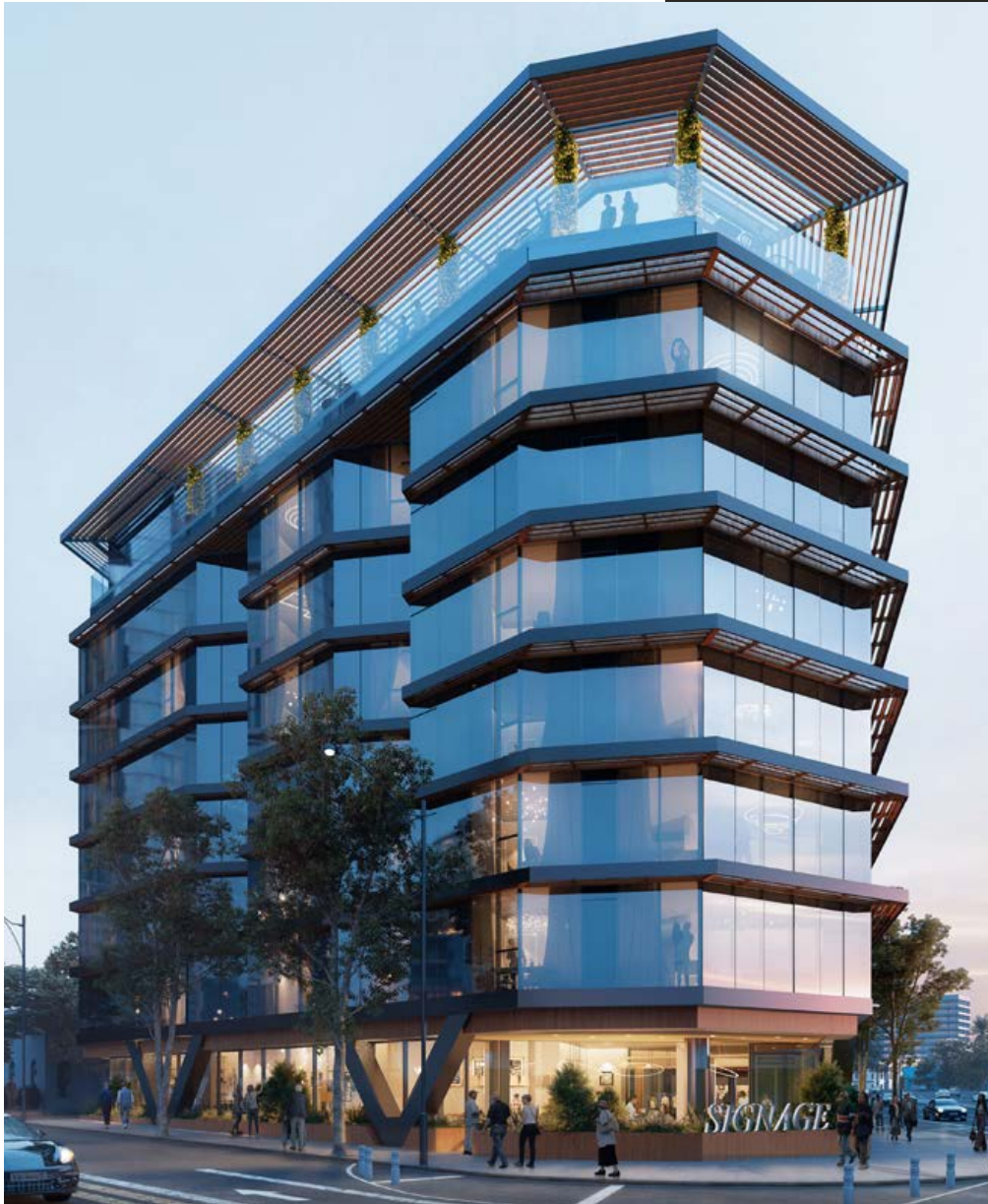
FLOOR PLAN

LEVEL 01



*Demisable

RESTAURANT
or retail



address

400 S San Vicente Blvd
Los Angeles, CA 90048

size

Space A: approximately 7,351 SF
(6,722 SF plus 629 SF patio)

Space B*: approximately 5,559 SF

*Demisable

rent

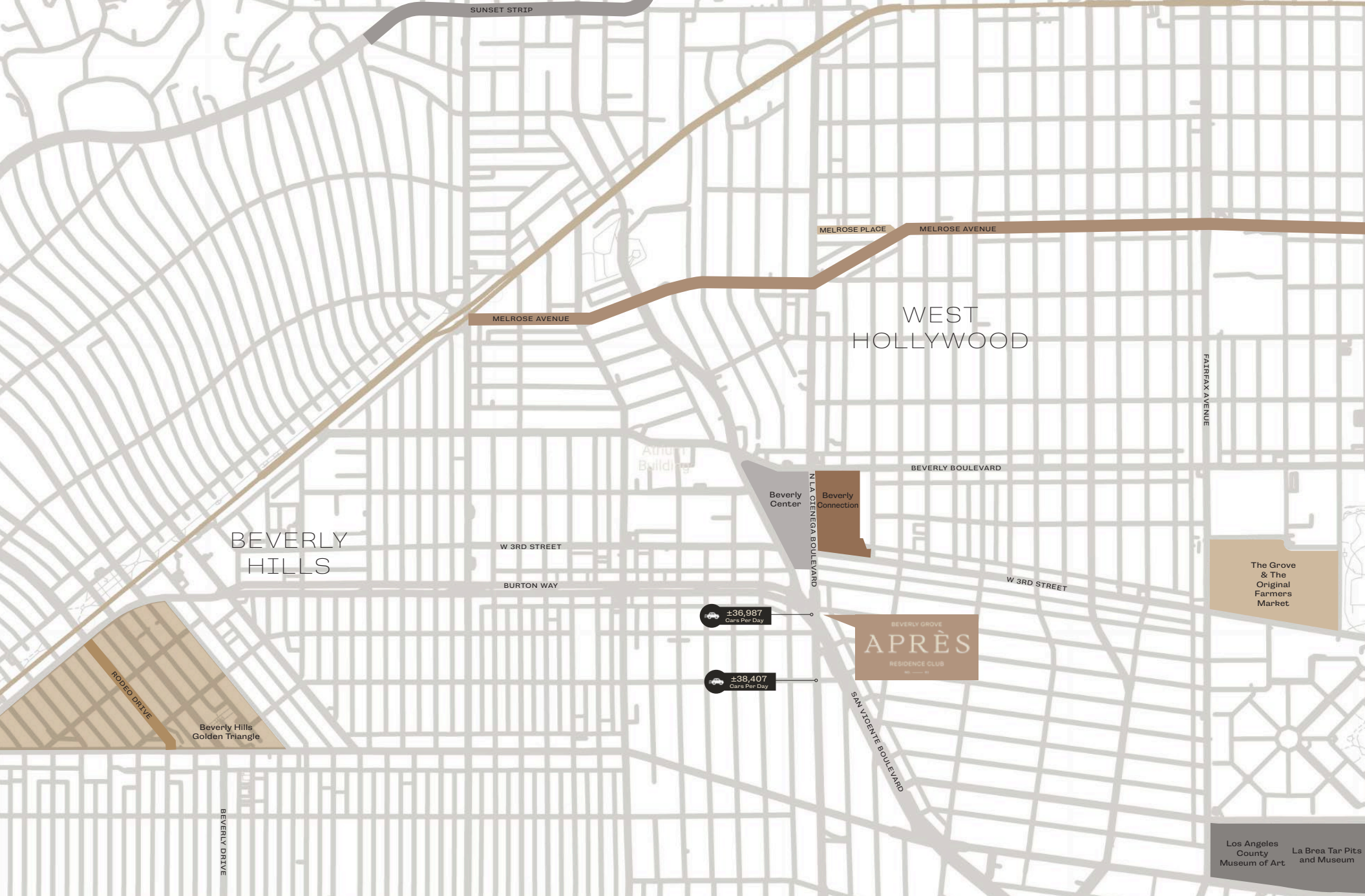
Available upon Request

delivery

Summer of 2026

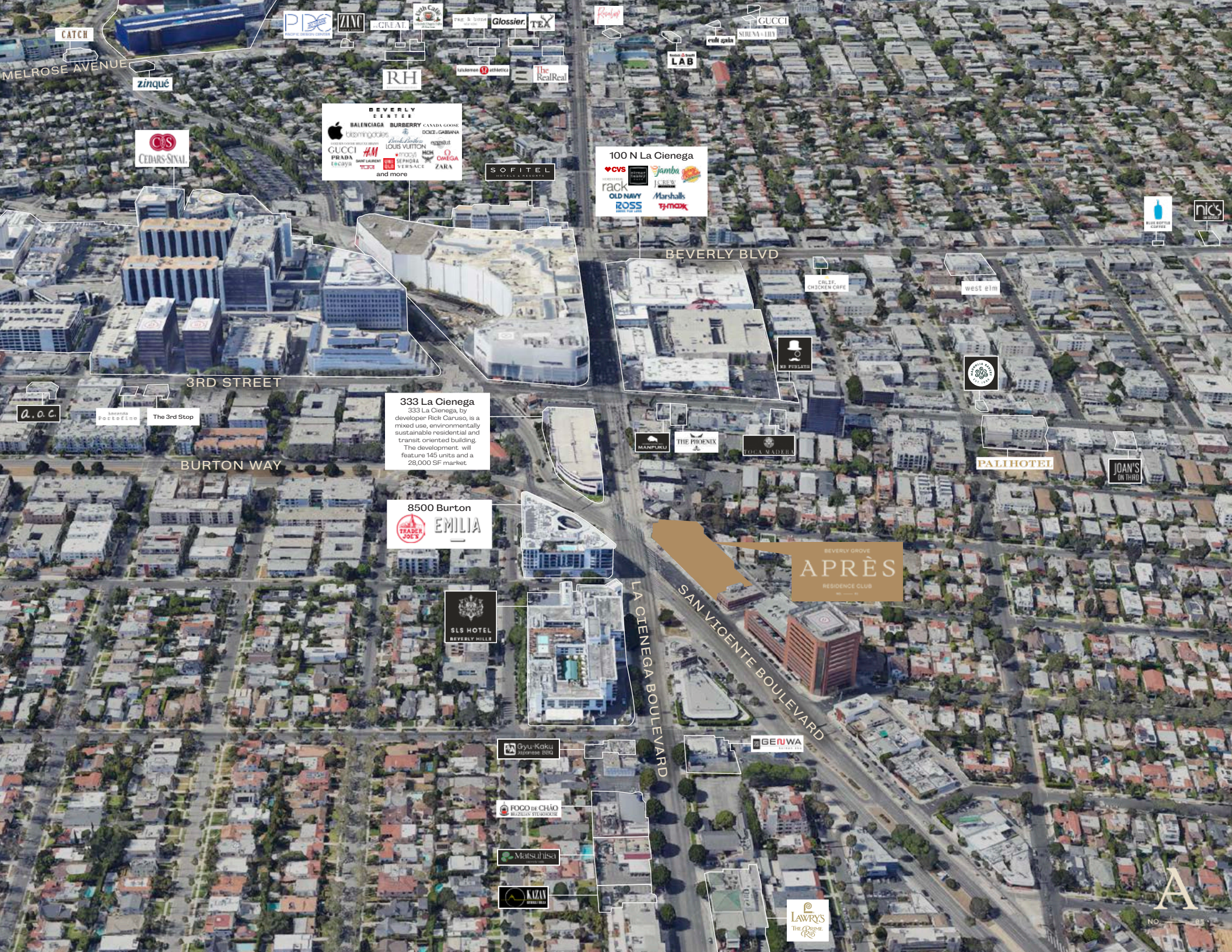
ceiling heights

Approximately 14 feet



Restaurants in the immediate area include:





CATCH

zinqué

CECARS-SIXAL

a.a.c.

Amorino
The 3rd Stop

3RD STREET

BURTON WAY

333 La Cienega
333 La Cienega, by developer Rick Caruso, is a mixed use, environmentally sustainable residential and transit oriented building. The development will feature 145 units and a 28,000 SF market.

8500 Burton
EMILIA
TRADER JOE'S

SLS HOTEL
BEVERLY HILLS

Gyu-Kaku
Japanese BBQ

POCO DE CHÃO
Brazillian Steakhouse

Matsuhisa

ANZA
SUSHI BAR

BEVERLY CENTER
BALENCIAGA BURBERRY CANADA GOOSE
LOUIS VUITTON
GUCCI PRADA
and more

SOFITEL

100 N La Cienega
CVS Jamba
OLD NAVY
ROSS
Marshalls
TJMAXX

MANFUKU

THE PHOENIX

LOCA MADERA

LA CIENEGA BOULEVARD

SAN VICENTE BOULEVARD

BEVERLY GROVE
APRÈS
RESIDENCE CLUB

GENWA
SUSHI BAR

LAWRY'S
THE CRIME CLUB

Blue BOTTLE COFFEE

nics

CRISTO CROCCINI COFFEE

west elm

THE BAKERY

PALIHOTEL

JOAN'S
ON THIRD

A

NO 100 105



BEVERLY CENTER

BALENCIAGA BURBERRY CANADA GOOSE
 bloomingdale's DOLOCE GABBANA
 GUCCI Louis Vuitton
 PRADA H&M MACYS
 TUMI SEPHORA
 UNIQLO VERSACE
 and more



100 N La Cienega

CVS Jamba
 rack JCREW
 OLD NAVY Marshalls
 ROSS T.J. MAXX

BEVERLY BLVD



3RD STREET

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BURTON WAY



PALIHOTEL

8500 Burton

TRADER JOE'S EMILIA



LA CIENEGA BOULEVARD

SAN VICENTE BOULEVARD

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