

7998

SANTA  
MONICA  
BLVD



RETAIL | OFFICE | RESTAURANT IN WEST HOLLYWOOD

**JAY LUCHS**

Vice Chairman

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CA RE Lic. #01260345

**JAYLUCHS.COM**

**JAMES NUGENT**

Associate

310-407-6584

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CA RE Lic. #02218437

**NEWMARK**





## ADDRESS

7998 Santa Monica Boulevard  
West Hollywood, CA 90046



## USE

Retail | Office | Restaurant



## SIZE

Ground Floor

**Suite B:** ±1,154 SF

2nd Floor

**Suite A:** ±1,369 SF



## RENT

\$5.25 PSF per month NNN



## NNN

Approximately \$1 PSF  
per month



## HIGHLIGHTS

- On the corner of Santa Monica Boulevard and N Laurel Avenue
- Approximately 128' frontage on Laurel Avenue
- Large windows and great lighting
- Signage opportunity
- Parking lot in rear

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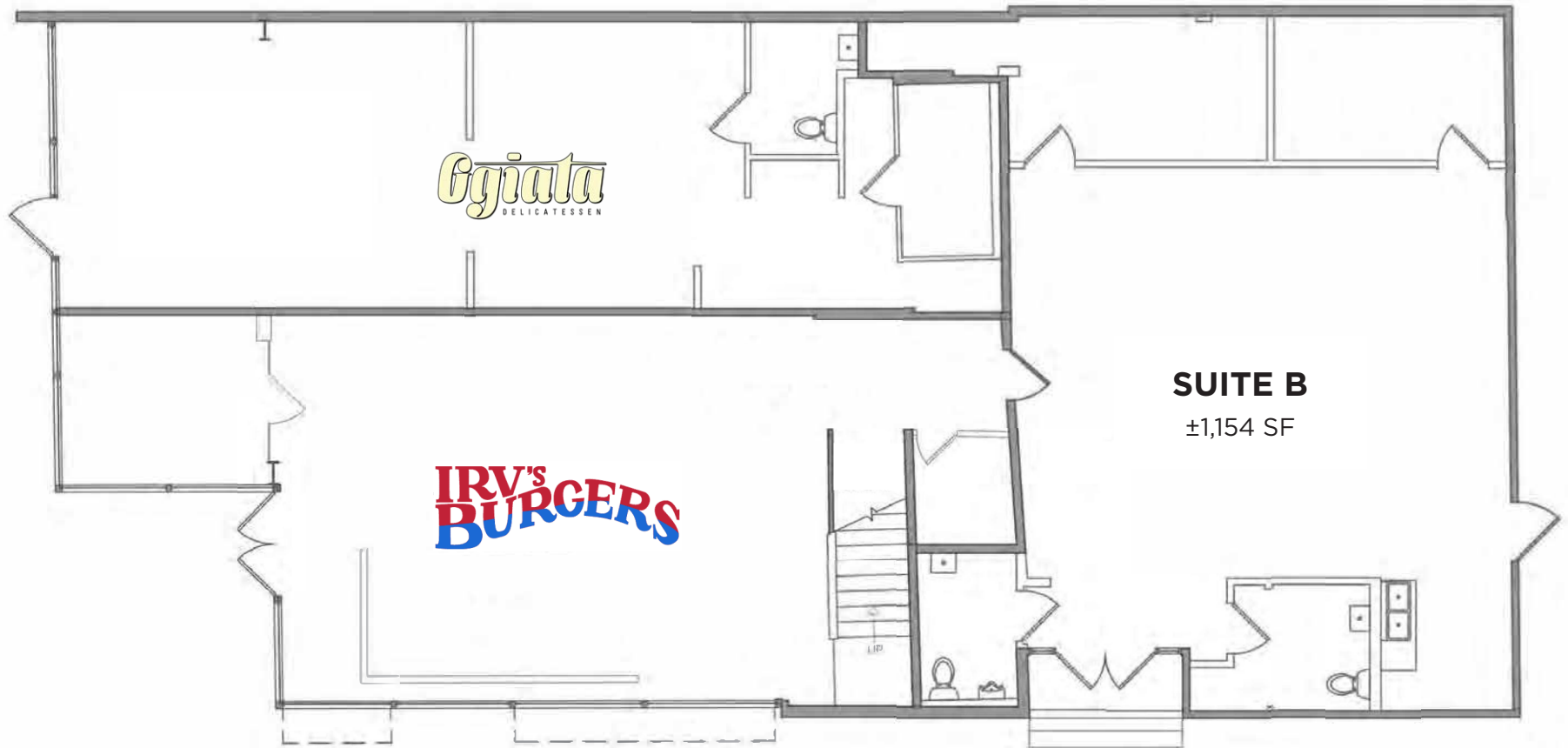
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# FLOORPLAN

Ground Floor

SANTA MONICA BOULEVARD



N LAUREL AVENUE

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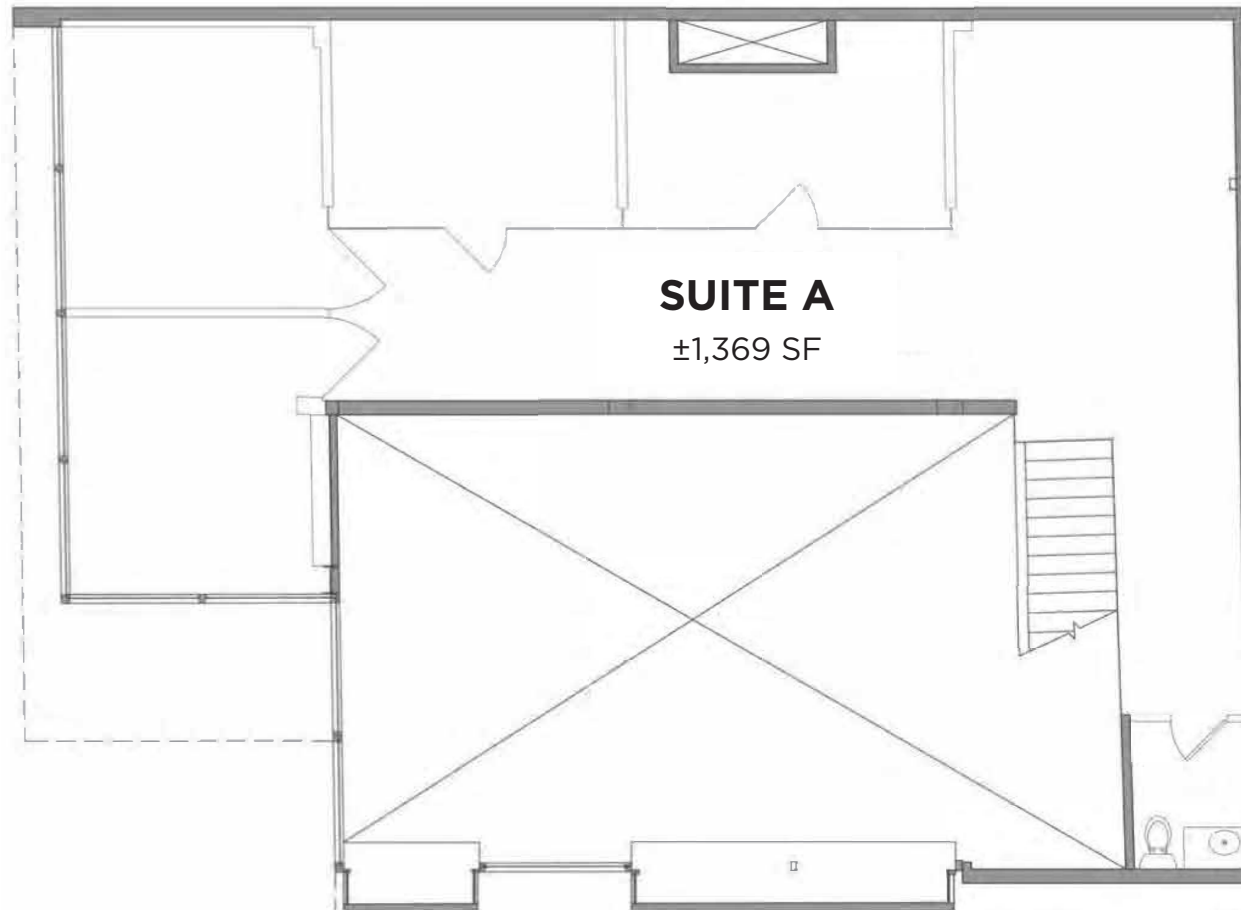
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# FLOORPLAN

2nd Floor

SANTA MONICA BOULEVARD



N LAUREL AVENUE

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Irv's Burger Rendering



Suite A 2nd Floor



Suite A 2nd Floor



Suite A 2nd Floor

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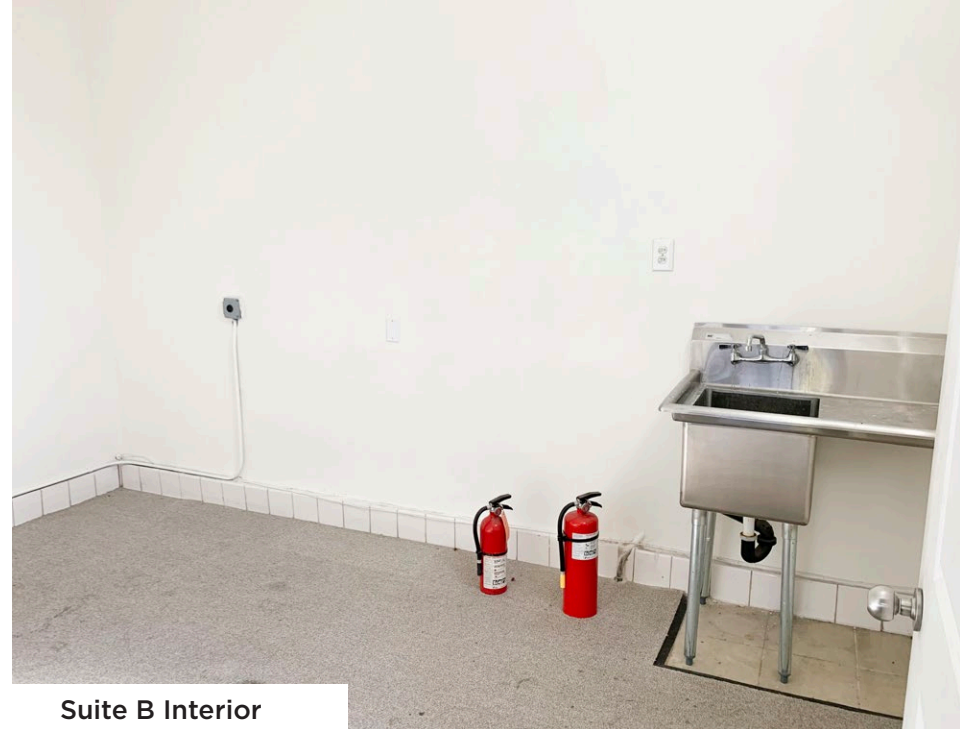
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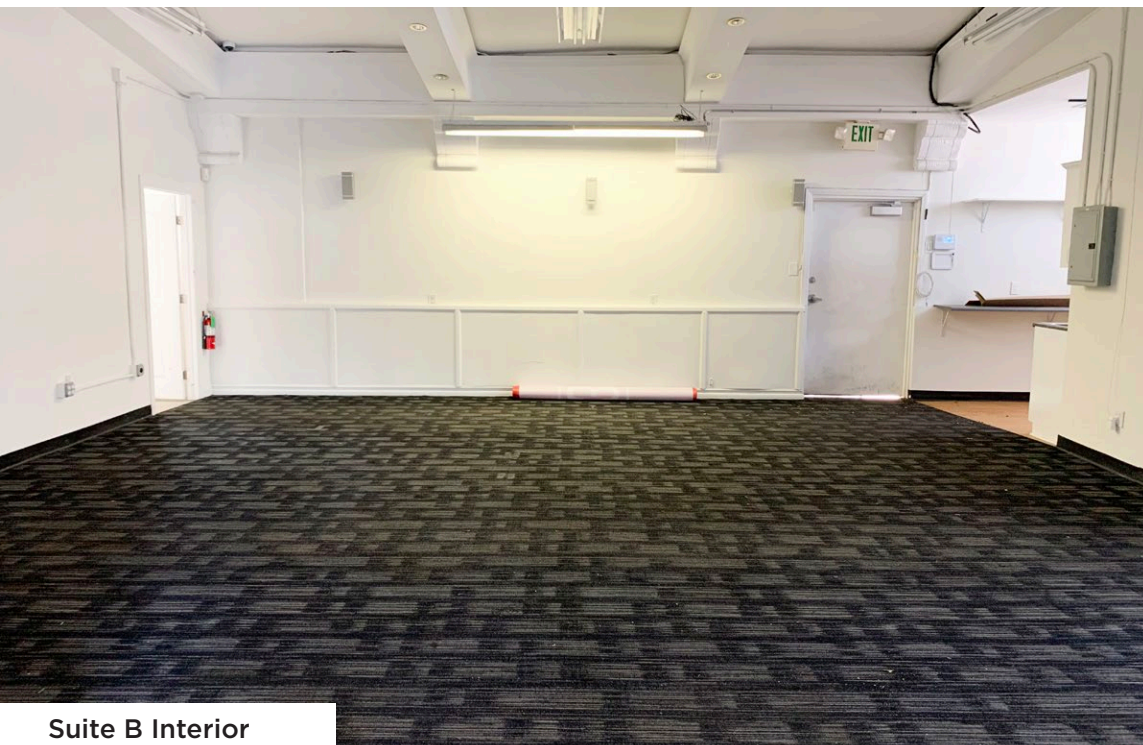




Suite B Interior



Suite B Interior



Suite B Interior



Suite B Exterior

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SANTA  
MONICA  
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LAUREL HARDWARE

FOUR SEASONS CLEANERS & LAUNDRY

MONICA WEST HAIR SALON

MARCO'S TRATTORIA

WEST HOLLYWOOD CITY HALL

GELSON'S

PURA VITA

IPPUDO

HUGO'S

BASIX

NORAH

GO GET EM TIGER

CONNIE & TED'S

N LAUREL AVENUE

SANTA MONICA BOULEVARD

BELLA'S HAND & FOOT SPA

N LAUREL AVENUE

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