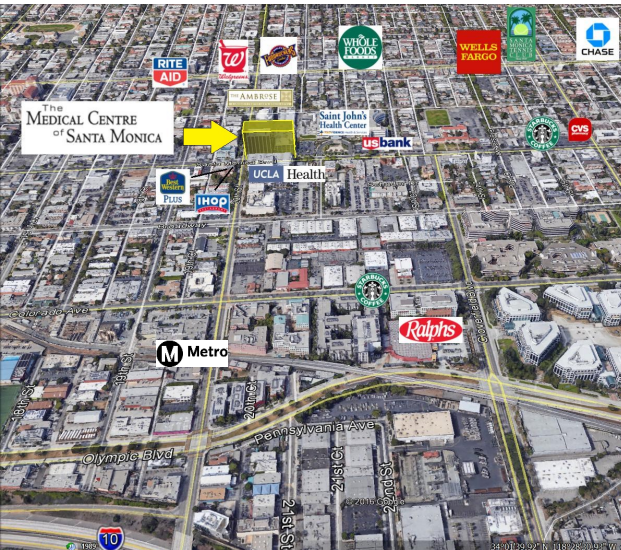
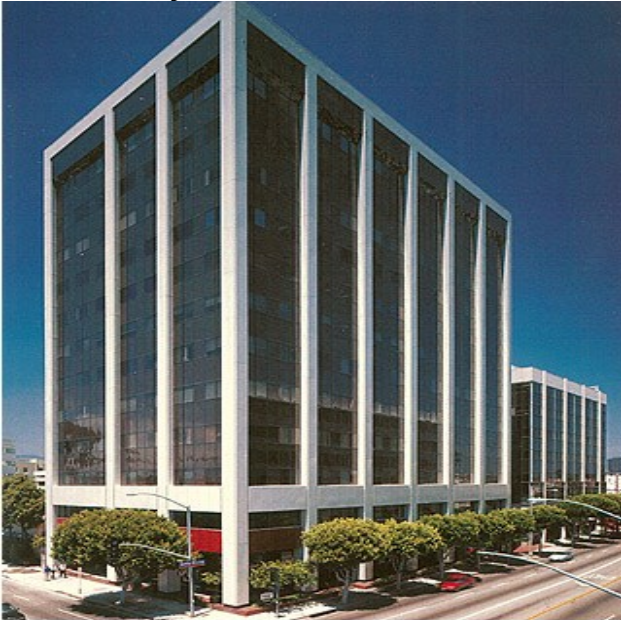


# The Medical Centre of Santa Monica



## LEASING OPPORTUNITIES July 2023

### 2001 Santa Monica Boulevard

SUITE	RENTABLE SQ. FEET	DESCRIPTION
490-W	2,522	Southwest views. Waiting room, Storage Room, Breakroom, Offices, Consult Rooms, Exam Rooms, Procedure Room and Restroom
590-W	2,605	Southwest views. Waiting Room, Nurses Station, Business Office, Exam Rooms and Restroom.
660-W	1,441	Available 4/1/2024
690-W	2,315	Southwest views. Corner Suite.
765-W	2,077	Waiting Room, Nurses Station, Storage Area Business Office, Exam Rooms and Restroom
855-W	1,508	Waiting Room, Storage Room, Restroom, Office, Consult Room and Exam Rooms. Can be combined with 890-W for a total of 4,014 rsf.
868-W	677	Available 9/1/2026
880-W	2,506	Waiting Room, Storage Rooms, Restroom, Business Office, Consult Room and Exam Rooms.
890-W	2,506	Waiting Room, Restroom, Business Office, Consult Room, Exam Rooms and OR Room Can be combined with 855-W for a total of 4,014 rsf.

### 2021 Santa Monica Boulevard

104-E	2,514	Lobby, Storage, Business Office, Multiple Exam and Consultation Rooms.
212-E	2,177	Southeast Views. Reception Area, Waiting Room, Office Space and Exam Rooms.

## Building Amenities and Information

- Café on premises
- Pharmacy On Site
- Located adjacent to St. John's Health Center and Health Center
- Abundant on-site visitor & tenant parking at \$125.00 per car per month upper level and \$145.00 per car per month lower level.
- MTA Expo line & Santa Monica (10) Freeway accessible.

- Rental rates: Start at \$5.60 per rentable square foot
- Lease terms: 5-10 years
- Tenant improvements: Negotiable
- Area amenities include: Gateway Hotel Santa Monica, UCLA Medical Center & The Ambrose Hotel

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