



CAMPUS 2100

#campus2100

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 DWS

 CUSHMAN &
WAKEFIELD

ANEW YOUR CREATIVITY

CAMPUS 2100 IS A UNIQUE 3-BUILDING OFFICE COMPLEX

located in the heart of El Segundo's Superblock submarket. It offers tenants and their visitors an incredibly unique campus environment with secured parking and electric vehicle charging. It has modern finishes throughout and an activated courtyard, complete with outdoor conferencing and additional seating including a fire pit, which enhances the experience of the project. Furthermore, Campus 2100 benefits from being LEED certified and has achieved the WELL Health-Safety Rating.

A new collaborative open air courtyard accompanied by both creative and traditional office environments provide users with a variety of office space choices and sizes. Located less than one mile from the ocean, within a short distance to numerous amenities and freeways, Campus 2100 is the best choice for your company's new home.







A NEW YOUR ENVIRONMENT

A photograph of a modern building courtyard. The scene features a prominent red walkway that curves through the space. In the foreground, a long, curved red bench with a grey concrete base sits on a dark grey paved area. To the right of the bench is a landscaped garden bed with various green plants and small flowers. In the background, a building with a large glass facade is partially visible, and a bright red horizontal overhang spans across the courtyard. Several trees are planted around the courtyard, and the overall atmosphere is clean and contemporary.

NEW LANDSCAPE AND HARDSCAPE
THROUGH-OUT THE CAMPUS



A NEW YOUR FOCUS



UNIQUE 3-BUILDING
CAMPUS SETTING

NEW LANDSCAPE
& HARDSCAPE

COMPLETELY RENOVATED
& REDEVELOPED

COVERED PARKING
STRUCTURE

RETAIL & FOOD WITHIN
WALKING DISTANCE

BISTRO & MEETING AREA

CAMPUS
2100

HIGHLIGHTS

COLLABORATIVE
EXTERIOR COURTYARDS
& SITTING AREA

THEATRE

SUPERB ACCESS TO
PUBLIC TRANSPORTATION
& FREEWAYS

IMMEDIATELY ADJACENT
TO DOUBLETREE HOTEL

RESPONSIVE OWNERSHIP

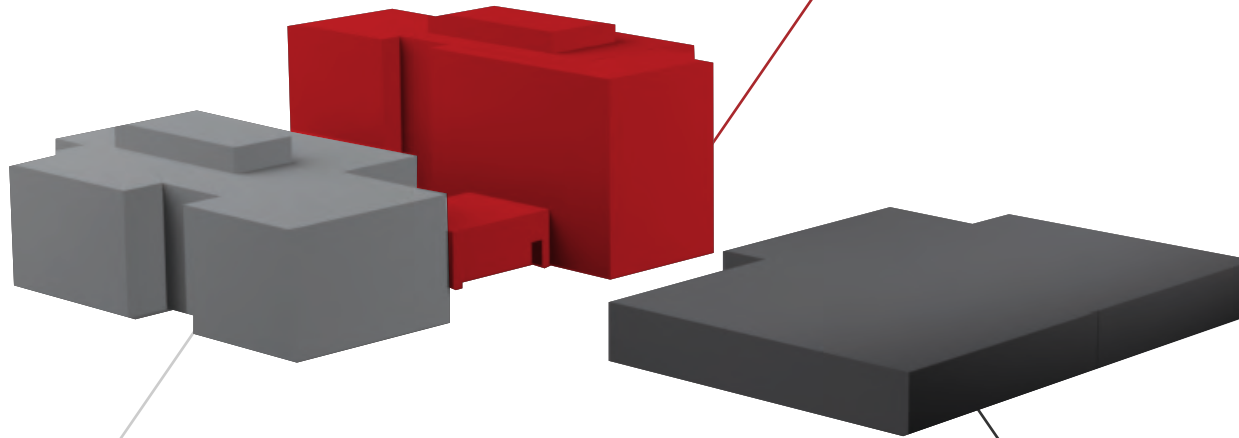
PRO-BUSINESS CITY WITH
LIMITED TAXATION

PROPERTY SPECS & AVAILABILITIES

2100 GRAND

- ▶ Suite 100 - 16,012 RSF
- ▶ Suite 200 - 17,514 RSF
- ▶ Suite 600 - 17,514 RSF

- 6 story office building totaling 103,583 SF
- Excellent full floor creative opportunities
- Highly improved spaces
- Flexible build out available
- Expansive lobby area
- Brand new amenity center in the courtyard
- Fully fenced and secured area
- Excellent window line



2120 GRAND

- ▶ Suite 120 - 7,055 RSF
- ▶ Suite 300 - 23,683 RSF

- 3 story office building totaling 68,755 SF
- Full floor opportunity
- Opens to central courtyard
- Separate defined lobby area
- Fully secure building

2150 GRAND

FULLY LEASED

LAX



I-105



I-405

CAMPUS
2100

PCH-1







CAMPUS 2100

EXCLUSIVE AGENTS

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