



THE OPPORTUNITY

Located at Wilshire Rodeo Plaza, this 4th Floor sublease offers versatility in a trophy, landmark office and retail complex. Situated on the corner of Wilshire Boulevard and Rodeo Drive, a chance to be in the world-famous Beverly Hills Triangle.

SUBLEASE HIGHLIGHTS

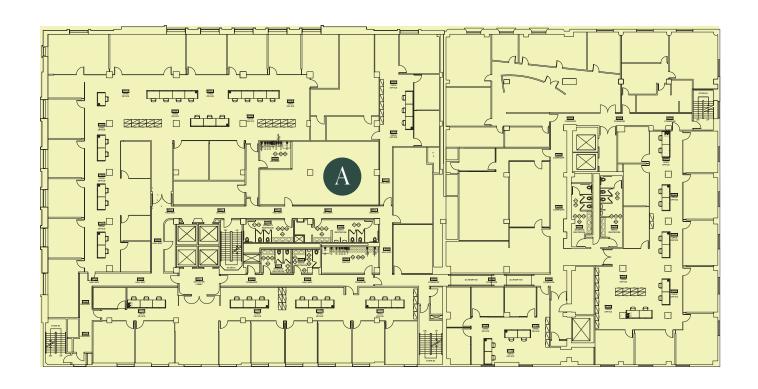
- 39,922 RSF divisible plug-n-play office sublease
- Sublease term through 6/30/2027
- Available now in **two configurations**

1 Full 4th floor

 $02^{\tiny 7 \text{ suites ranging from} \atop 995 \text{ rsf to } 14,829 \text{ rsf}}$

BUILDING HIGHLIGHTS

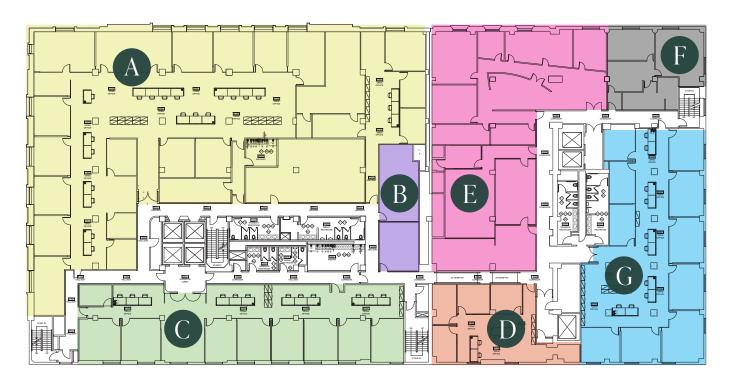
- Coveted Beverly Hills Triangle location
- Steps from Beverly Hills' best retail and dining options
- · Across the street from Beverly Wilshire Hotel
- High-end, newly renovated building lobby
- Convenient underground parking 2.8 / 1,000 RSF
- Visitor valet parking



SINGLE-TENANT OPPORTUNITY

FULL 4TH FLOOR

Suite A 39,922 RSF



MULTI-TENANT OPPORTUNITY

4TH FLOOR

39,922 RSF divisible to 995 RSF

- Suite A 14,829 RSF
 - Suite B 995 RSF
- Suite C 4,977 RSF
- Suite D 1,763 RSF
- Suite E 6,246 RSF
- Suite E 0,2 10 1(8)
- Suite F 1,468 RSF
- Suite G 5,206 RSF













Saky Avenue

WHERE EXCEPTIONAL IS THE STANDARD

Walk to world-class dining, retail, and hospitality amenities of Bevery Hills' Triangle.

W

WALDORF ASTORIA

the BEVERLY HILTON

THE PENINSULA

















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9560

WILSHIRE BLVD

BEVERLY HILLS, CA

AVAILABLE FOR SUBLEASE