

10390 SANTA MONICA BOULEVARD

CENTURY GATEWAY MEDICAL OFFICE FOR LEASE



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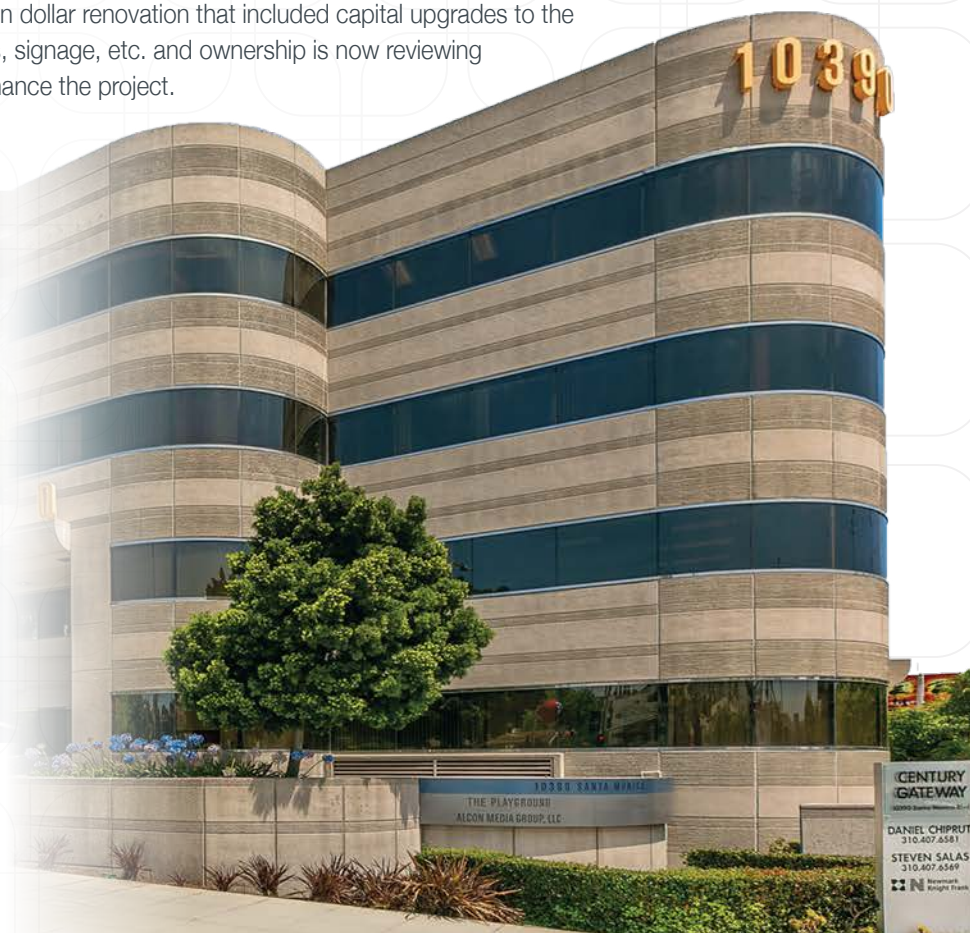
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|-----------------|--|
| Rental Rate | \$4.75/SF MG |
| Available Space | Suite 100: ±8,120 RSF Suite 120: ±6,279 RSF* Suite 300: ±1,766 RSF Suite 305: ±1,055 RSF Suite 310: ±3,620 RSF |
| | Contiguous to ±6,441 RSF |
| Availability | Suite 120: January 1, 2020 Suite 300: March 1, 2020 |
| Term | Suite 300: 3-10 Years |
| Building Type | Class A Office |
| Parking | 3.0/1,000 SF Tandem Reserved: \$120/Month Single Unreserved: \$155/Month Single Reserved: \$240/Month |

* Divisible to ±3,000 RSF

10390 Santa Monica Boulevard - Century Gateway is a class A, fully secure office medical building located at the gateway to Century City and Beverly Hills, at Beverly Glen Boulevard and Santa Monica Boulevard. The building is steps away from the Westfield Century City Mall, now complete with a \$850 million expansion that will create 1.2 million SF and more than 200 luxury brands, most notable being the West Coast's first Eatly celebrating Italian culture and cuisine.

Century Gateway is strategically well located for entertainment, legal and medical uses. Anchored by Alcon Entertainment, 10390 is located less than 4 blocks from the newly built, California Rehabilitation Institute- a 138-bed all-private-room physical medicine and rehabilitation hospital; a partnership of Cedars-Sinai, UCLA Health and Select Medical. As well as less than 2 miles from Ronald Reagan UCLA Medical Center and 3 miles from Cedars Sinai Medical Center (see map). Doctors can conveniently service patients from the 405 Fwy to Beverly Hills.

The building recently underwent a multi-million dollar renovation that included capital upgrades to the building elevators, common areas, restrooms, signage, etc. and ownership is now reviewing several potential further improvements to enhance the project.



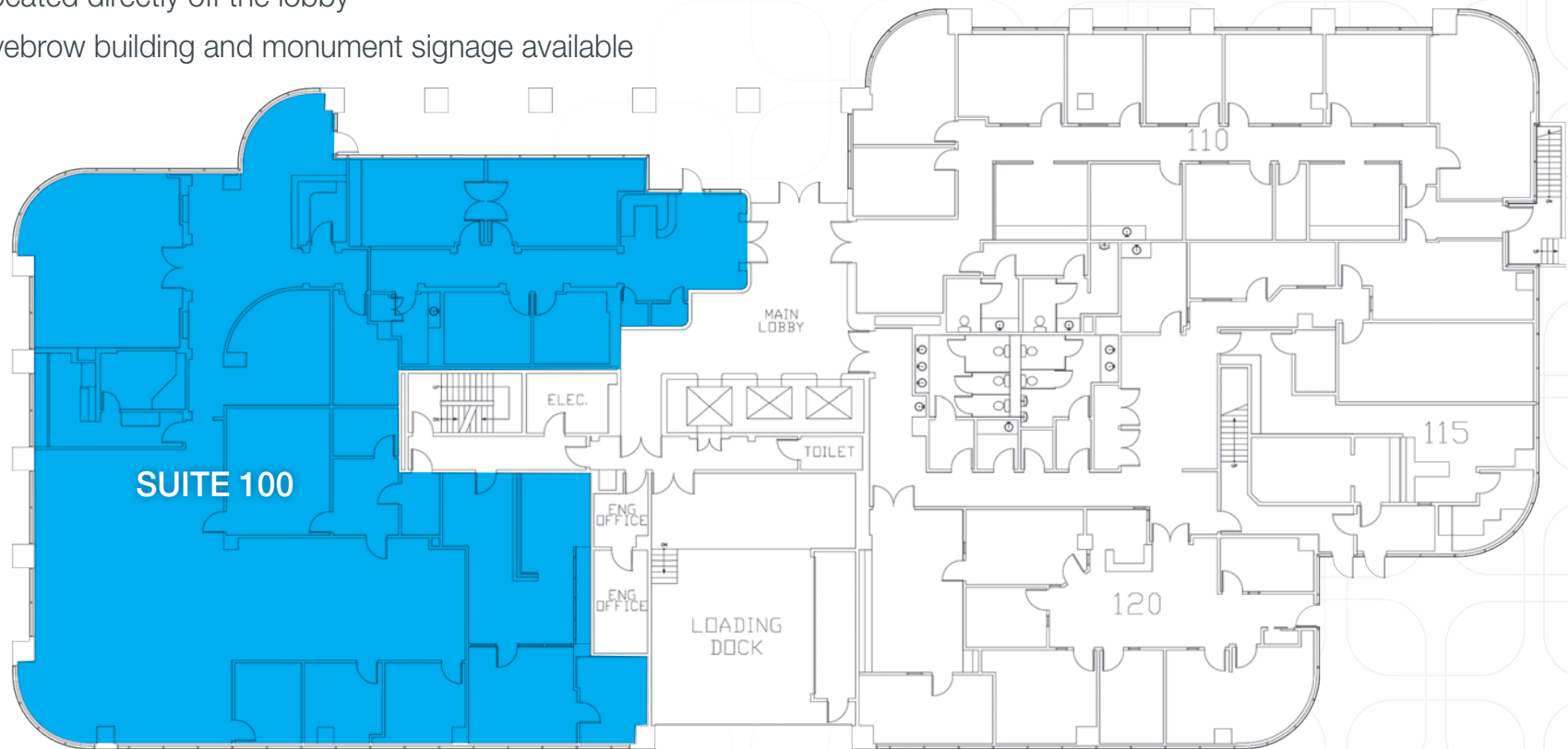
CENTURY GATEWAY
10390 Santa Monica Blvd.,
DANIEL CHIPRUT
310.407.6581
STEVEN SALAS
310.407.6599
Newmark Knight Frank

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SUITE 100 | ±8,120 RSF

- Highly functional space for variety of uses, such as medical, office or therapy
- Great Santa Monica Boulevard frontage with lots of natural light
- Located directly off the lobby
- Eyebrow building and monument signage available

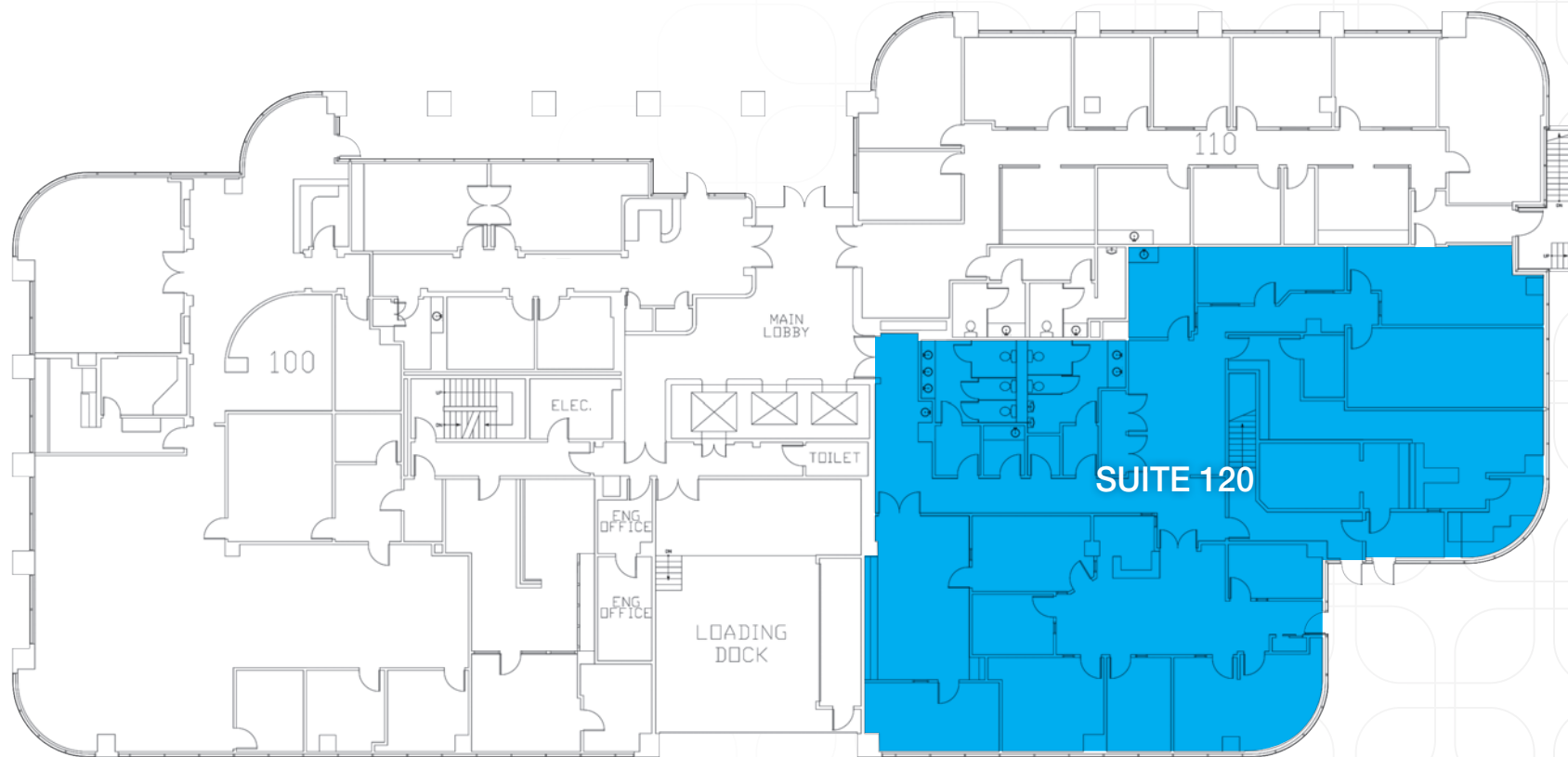


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SUITE 120 | $\pm 6,279$ RSF (Divisible to $\pm 3,000$ RSF)

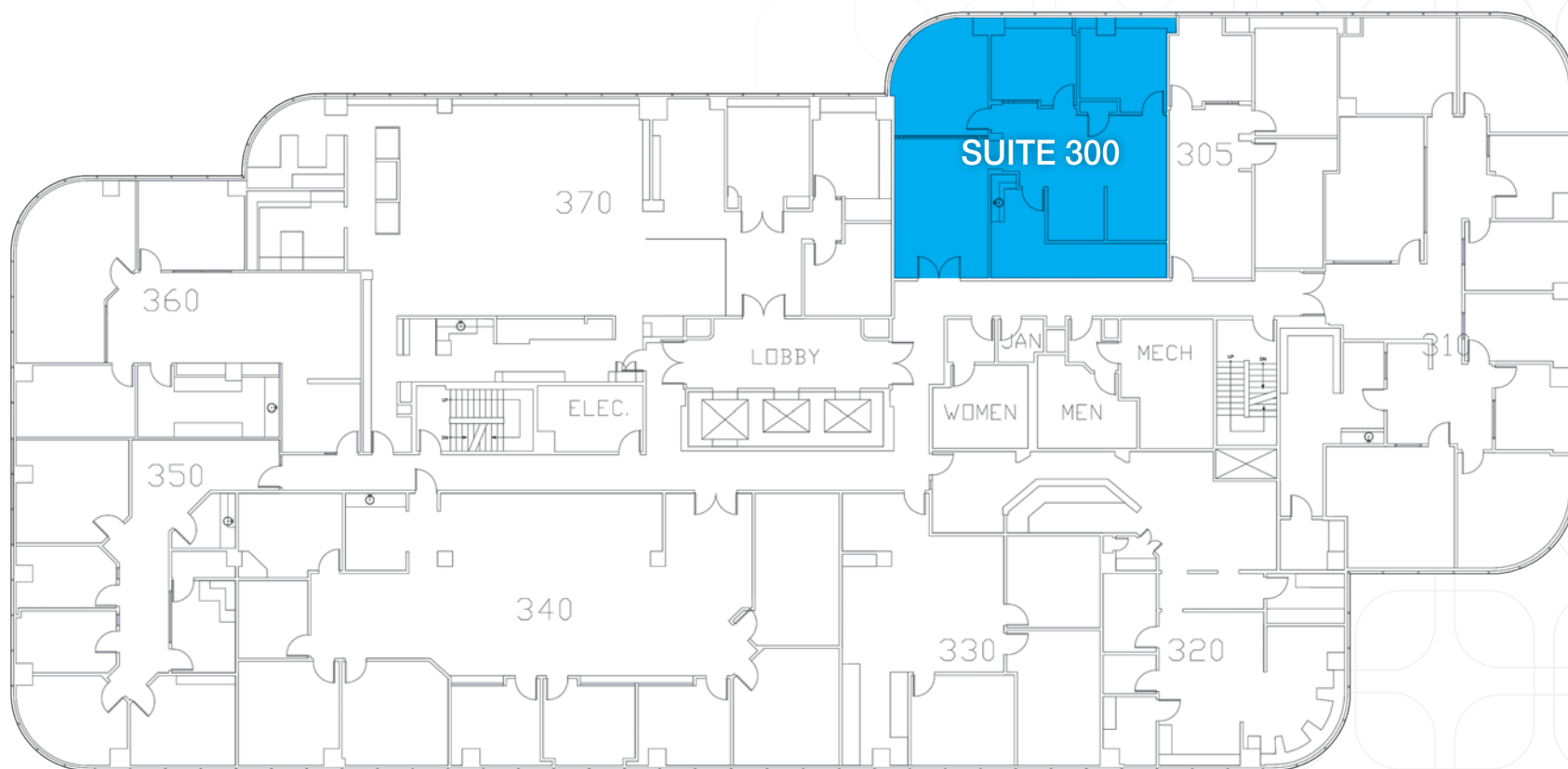
- Direct lobby and street access from Benecia Ave
- Highly functional space for variety of uses



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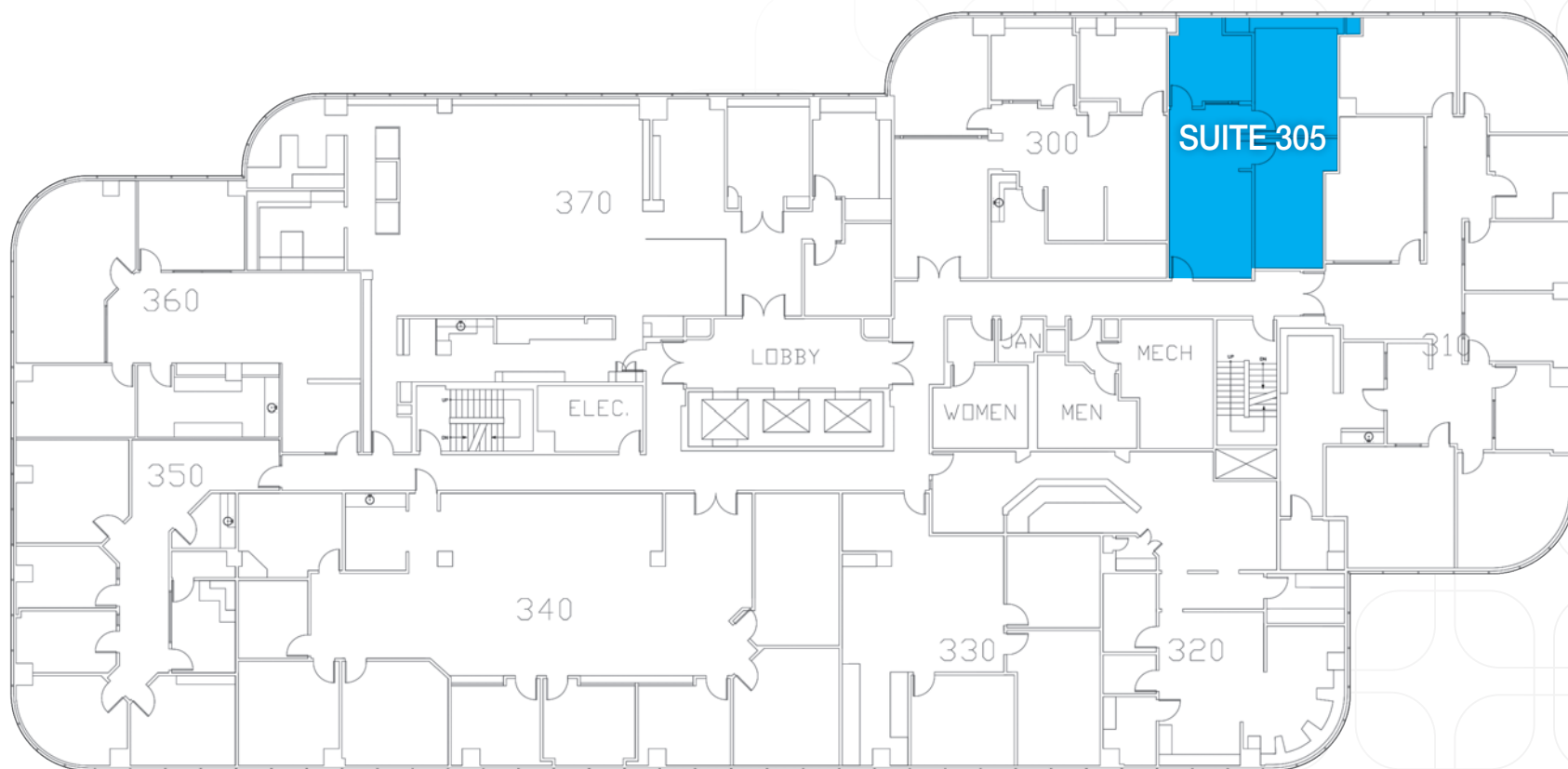
SUITE 300 | ±1,766 RSF



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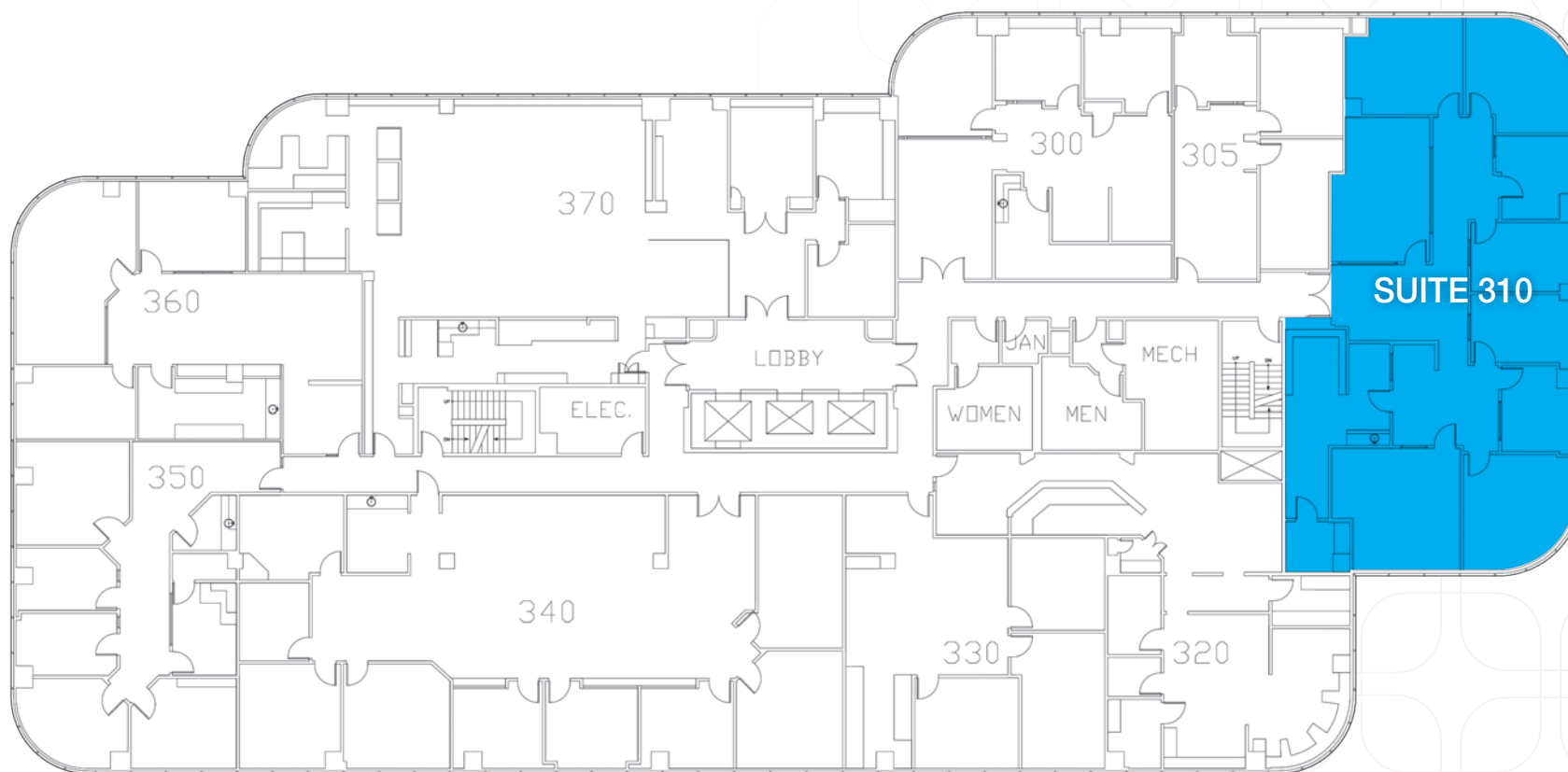
SUITE 305 | ±1,055 RSF



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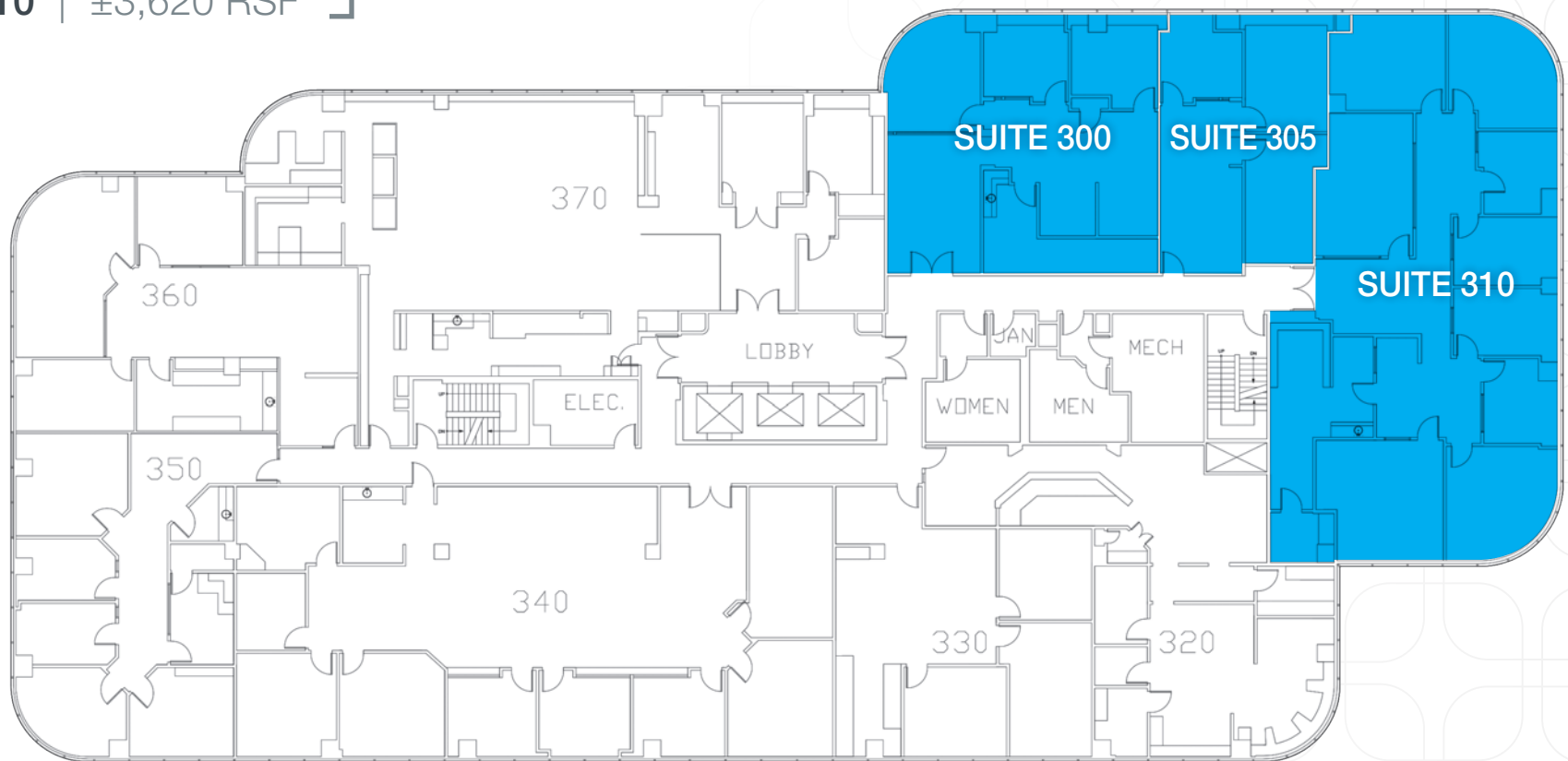
SUITE 310 | ±3,620 RSF



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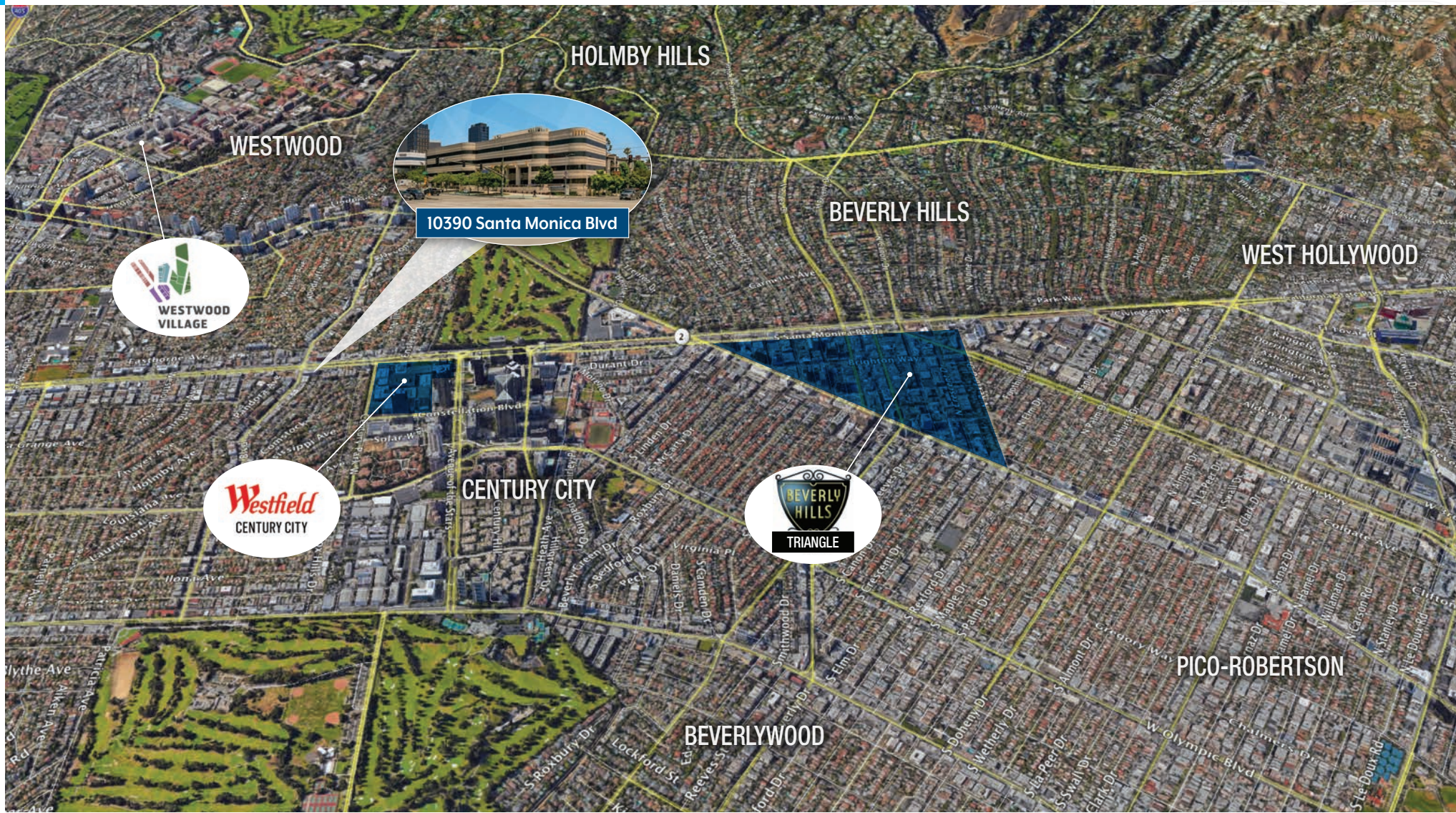
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| | | |
|------------------|------------|-------------------------------|
| SUITE 300 | ±1,766 RSF | } Contiguous to ±6,441 RSF |
| SUITE 305 | ±1,055 RSF | |
| SUITE 310 | ±3,620 RSF | |



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Kiehl's



Shake Shack



Nordstrom's



Eataly



Javier's



Tocaya Organica



Din Tai Fung



Zara

2XU
7 For All Mankind
85° C Bakery Café
Abercrombie & Fitch
Adidas
aerie
Aesop
Ajisen Ramen
Aldo
Allen Edmonds
All Saints
Amazon Books
AMC Theaters
American Eagle Outfitters
Anthropologie
Apple Store
Aritzia
Asian Box
Asics
Aveda
Bacio di Latte
Bailey 44

Bar Verde
Beaming Organic Superfood Café
BHLDN
Bibigo
Big Fish Little Fish
Bloomingdale's
Blue Bottle Coffee
Bonobos
Bose
BOSS
Breitling
Brilliance New York
California Pizza Kitchen
Carlyle Avenue
Caudalie
Century City Optometry
Chan Luu
Chase
Chick-fil-A
Chipotle
Cole Haan
Compartes Chocolates
COS

Cotton On
Cotton On Kids
Currency Exchange International
CURRENT/ELLIOTT
Daniel Wellington
Del Frisco's Double Eagle
Steakhouse
Designer Eyes
Din Tai Fung
Disney Store
Dreamscape
Eataly
EQUINOX
EQUIPMENT
Everytable
Everything But Water
Fast Fix Jewelry & Watch Repair
Finish Line
Forty Carrots
Free People
Forward
francesca's
Free People

Fresh
Gap
Gearys Rolex Botique
Gelson's The Super Market
Gerard Darel
Gloveworx
Go Green Auto Spa
gorjana
Grom
Halo Top Scoop Shop
Healthy Spot
Hello Darling Hair Salon
H&M
Horton & Converse Pharmacy
House of Polish
Javier's
J Crew
John Hardy
Johnny Was
Johnston & Murphy
John Varvatos
Joie
Jo Malone London

Kate Spade New York
Kendra Scott
Kids Atelier
Kiehl's
La Colombe
Lacoste
La Vaca Brazilian Grill
Leaf Waffles
'Lette Macarons
Lifehouse Tonics + Elixirs
L'Occitane en Provence
lululemon
LUSH Homemade Cosmetics
MAC Cosmetics
Macy's
Madewell
Maison Margiela Replica
Fragrances
Pop Up Maje
Malin + Goetz
Massis Kabob
Meizhou Dongpo
MeUndies

Michael Kors
Microsoft
Minamoto Kitchoan
MODERNBEAST
Moleskine
Monica Rich Kosann
NEXT HEALTH
Nordstrom
Nordstrom E-Bar
NYX Professional Makeup
Oak+Fort
Obica Mozzarella Bar
Orangetheory Fitness
Origins
Panda Express
Panini Kabob Grill
Papyrus
Peloton
Petros
Presented By Amazon
Pressed Juicery
Rams House
Randy's Donuts

Redstraw Tea Bar
R.M. Williams
RockSugar Pan Asian Kitchen
Rodd & Gunn
Rori's Artisanal Creamery
Rosa Cha
Saint Marc
Saje Natural Wellness
Sama Eyeware
Samsonite
Sandro
Save My Bag
Seafolly
See's Candies
Sephora
Shake Shack
Shoe Lab
Skechers
SKIN FIVE
Smitten Ice Cream
Spice Affair
Stance
Steve Madden

Stop N' Shine
Sugarfina
Suitsupply
SunLife Organics
Superdry
Swarovski
Sweetgreen
TAGS
Ted Baker
Tender Greens
Terra
Tesla Motors
The Body Shop
The Coffee Bean & Tea Leaf
The Container Store
The Crack Shack
The Detox Market
Tiffany & Co.
Tocaya Organica
Tory Burch
Tosai Sushi
Toscanova
Travis Mathew

Tumble Leaf Play Space:
Presented by Amazon
Tumi
Typo
Uber Lounge
UCLA Health
UNOde50
UNTUCKit
Urban Decay
USPS-United States Postal
Service* Vans
Video & Audio Center
Vineyard Vines
Vintage by Petros
Volcom
Warby Parker
Wexler's Deli
Wolf & Shepard
Yogourt & Bougatsa
Yogurtland
Zadig et Voltaire
Zara

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