



ATRIA WEST

10585-10635 SANTA MONICA BOULEVARD
LOS ANGELES, CA



ATRIA WEST



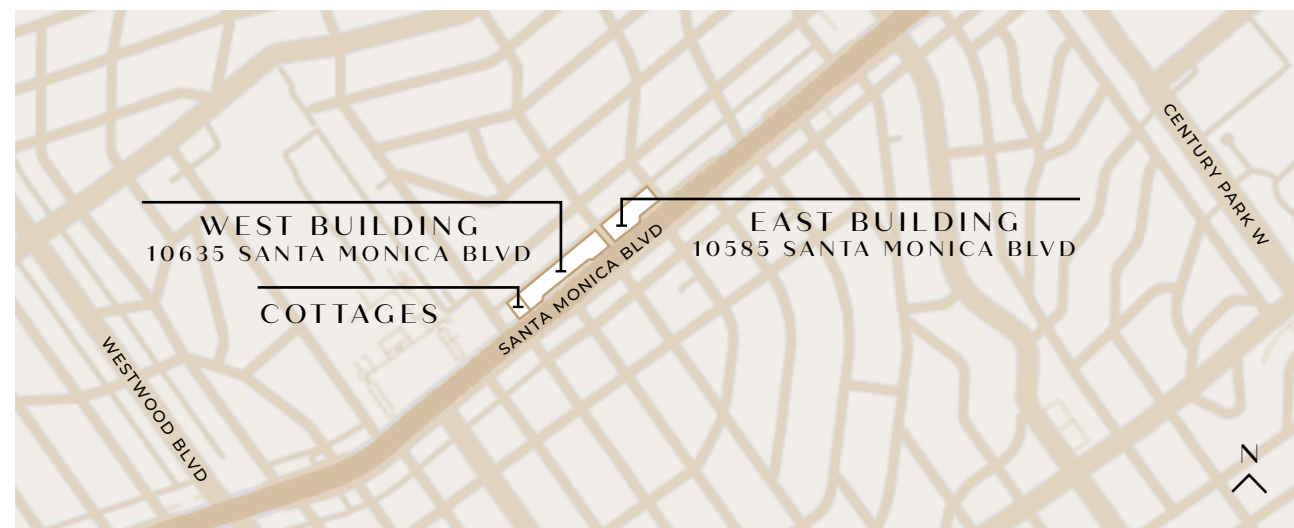
WELCOME TO ATRIA WEST, A MAGNETIC OFFICE HUB STRATEGICALLY SITUATED IN THE THRIVING HEART OF WEST LOS ANGELES

Where creativity meets connectivity. This exceptional two-building office campus boasts a seamless fusion of modern design, flexible workspaces, unique on-site cottage spaces, and an environment tailored for forward-thinking ideas, networking, and growth.

At Atria West, we understand the value of stability and reliability. With institutional ownership at the helm, our on-site property management prioritize tenant satisfaction, ensuring an unrivaled level of service and support.

WHY TENANTS CHOOSE ATRIA WEST

- Magnificent **three-story glass atriums** with abundant natural light
- **Floor-to-ceiling windows, high ceilings, and balconies** throughout
- Tenant **gym, locker rooms, lounge** and **conference center**
- **Prominent signage opportunity** along Santa Monica Boulevard
- **Above standard parking** ratio of up to 3:1,000
- Attentive **on-site property management** and security














CLICK  TO VIEW FLOOR PLAN



WEST BUILDING
10635 SANTA MONICA BLVD

	SUITE	SF	NOTES
	105	1,355	2 offices, 1 conference room and open work area
	115	1,849	New spec suite with 2 offices, kitchen and open work area
	135	2,834	New spec suite with 2 offices, conference room, and kitchen
	145	5,306	Move-in ready, fully furnished spec suite. 8 offices, 2 conference rooms reception area, kitchen, and open work area
	160	1,769	Move-in ready suite consisting of 3 offices, 1 conference room, storage, reception area, and kitchenette
	190	767	1 office, and open work area
	305	3,032	3 offices, 1 conference room, reception, kitchen, and open work area
	315	1,049	1 office, reception area and open work area
	340	1,742	Move-in ready, 2 offices, 1 conference room, reception area, storage, and open work area

EAST BUILDING
10585 SANTA MONICA BLVD






FULLY LEASED!





GROVE COTTAGES

10669-10685 SANTA MONICA BLVD

ADDRESS	SF	NOTES
 16075A Santa Monica Blvd	1,383	2 offices, kitchen, and open work area
 10681 Santa Monica Blvd	1,363	Bungalow can function as office or restaurant. 2 offices, private restroom, full sized kitchen, and open area
 10683 Santa Monica Blvd	919	1 offices, open area, and private restroom
 10685 Santa Monica Blvd	1,638	2 offices, open area, conference room, and kitchen
 10669 Santa Monica Blvd	959	1 office, 1 conference / meeting room, 2 private restrooms, kitchen, and open work area

LOCATION



BRENTWOOD 3.3mi | 13min

UCLA

WESTWOOD 1.5mi | 7min

▲ **SANTA MONICA** 6mi | 15min

I-405

COTTAGES

WEST BUILDING
10635 SANTA MONICA BLVD

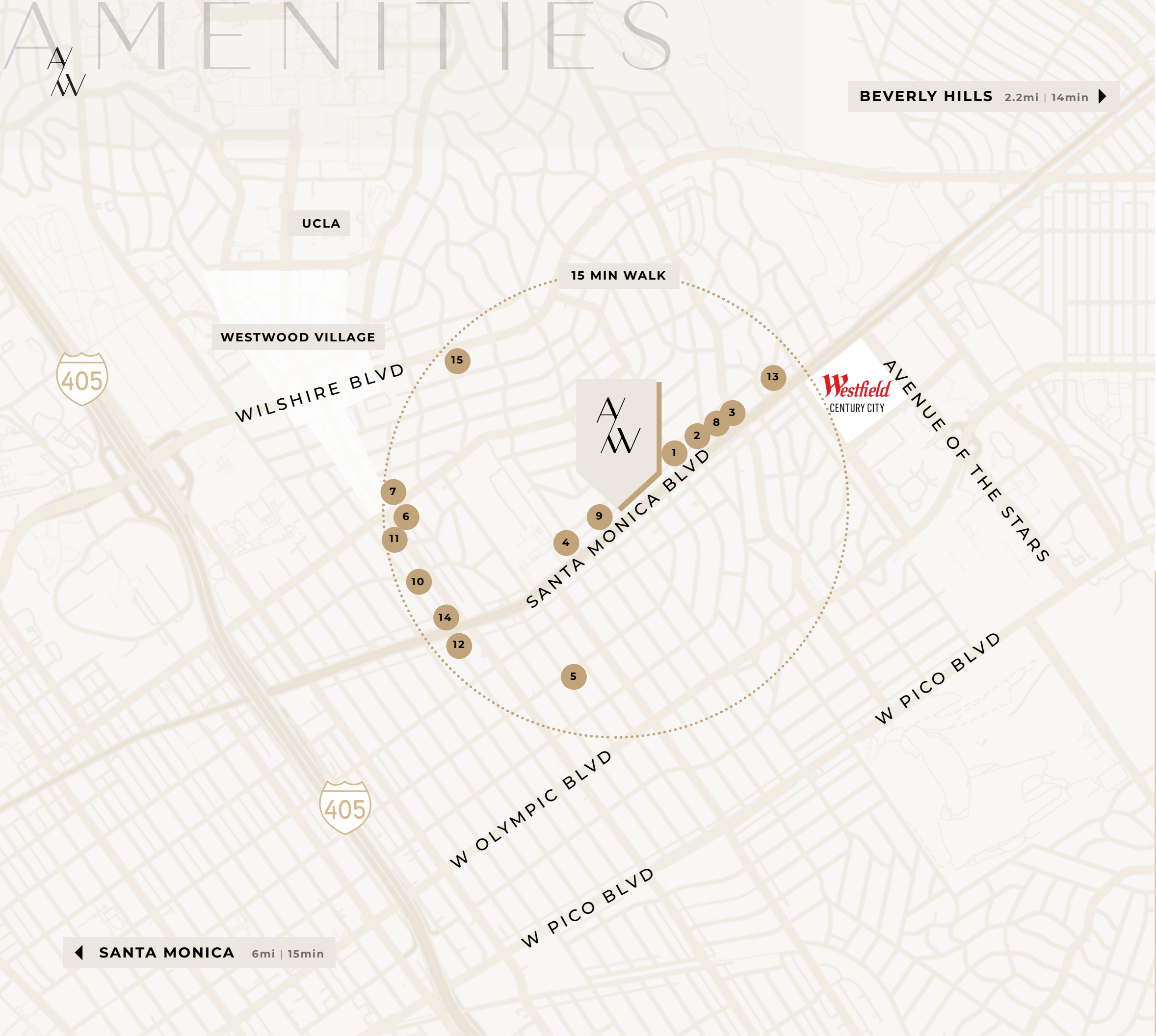
SANTA MONICA BLVD

EAST BUILDING
10585 SANTA MONICA BLVD

BEVERLY HILLS 2.2mi | 14min ▶

CENTURY CITY 2mi | 8min ▶

AMENITIES



Westfield CENTURY CITY

- | | | |
|--------------------|---------------------|---------------------|
| 85° Bakery Cafe | Kate Spade New York | Shoe lab |
| Adidas | Kiehl's | Skechers |
| Aesop | La Columbe | SKIN FIVE |
| Aldo | Lacoste | Steve Madden |
| All Saints | Leaff Waffles | Sugarfina |
| Anthropologie | L'occitane en | Swarovski |
| Asicas | Provence | Sweetgreen |
| Aveda | Lorna Jane | Ted Baker |
| Banana Republic | Lululemon | Tendergreens |
| Blue Bottle Coffee | LUSH Handmade | Terra |
| Brandini Toffee | Cosmetics | Tesla Motors |
| Calmist | M.A.C. Cosmetics | The Body Shop |
| Caudalie | Madewell | The Container Store |
| Chick-fil-A | Malin + Goetz | Tiffany & Co. |
| Cole Haan | Michael Kors | Tory Burch |
| COS | Nordstrom | Travis Mathew |
| Finish Line | NYX Professional | UNTUCKit |
| Free People | Makeup | Urban Decay |
| Healthy Spot | Old Navy | Vans |
| H&M | Pressed Juicery | Volcom |
| Honey Birdette | Randy's Donuts | Warby Parker |
| J. Crew | R.M. Williams | Wolf & Shepherd |
| John Hardy | Rock House Sliders | Zadig et Voltaire |
| Johnston & Murphy | Saint Marc | Zara |
| John Varvatos | Samsonite | Ziba Beauty |
| Joie | Sephora | |
| Jo Malone London | Shake shack | |

DINE

1. McDonald's
2. The Room Sushi Bar
3. Carmine's Restaurant & Bar
4. La Brushetta
5. Tacos Tu Madre
6. Starbucks
7. Attari Sandwich Shop

SHOP

8. Walgreen's
9. UPS Customer Center
10. Sprouts
11. Bristol Farms
12. World Market

SERVICES

13. Noor Nail Bar
14. Mobil Gas Station
15. Kimpton Hotel



OFFICE LEASING:

PETER HAJIMIHALIS

License #01994663
peter.hajimihalis@jll.com
+1 213 239 6399

CASSIE TROSCLAIR

License #02021435
cassie.trosclair@jll.com
+1 310 595 3613

JACLYN WARD

License #01912455
jaclyn.ward@jll.com
+1 310 595 3618



Jones Lang LaSalle Brokerage, Inc., Real estate license #01856260

Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. © 2024 Jones Lang LaSalle IP, Inc. All rights reserved.