

# 40 glencoe 63 avenue

*Marina Del Rey*  
CREATIVE OFFICE SUBLEASE



NEWMARK

40  
63



5,146 SF  
SIZE

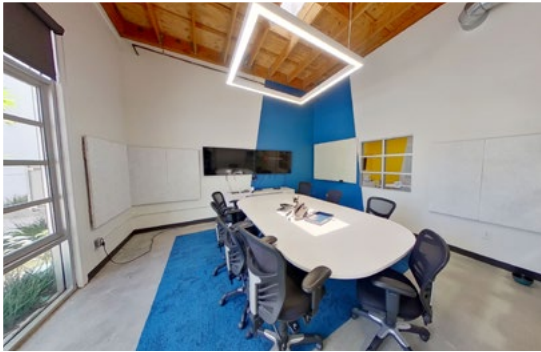
Through November 30, 2024  
TERM

Negotiable  
RATE

30 Days  
AVAILABILITY

# 40 63

## suite highlights



38 Workstations (room for 8 more)



Abundant Natural Light



4 Private Offices



Walking Distance to Amenities



1 Conference Room



All Furniture Available



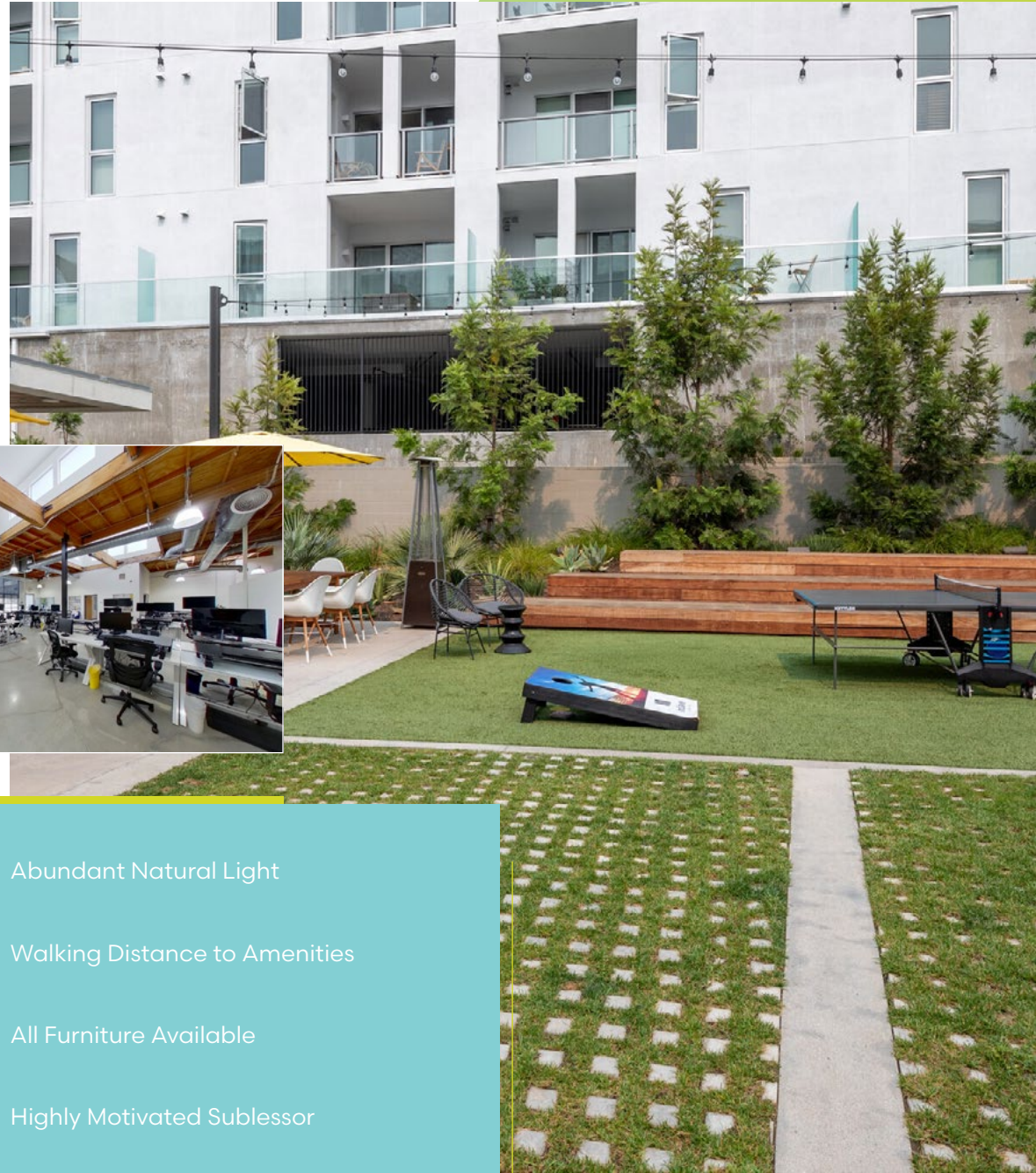
Mix of Open Office and Private Offices



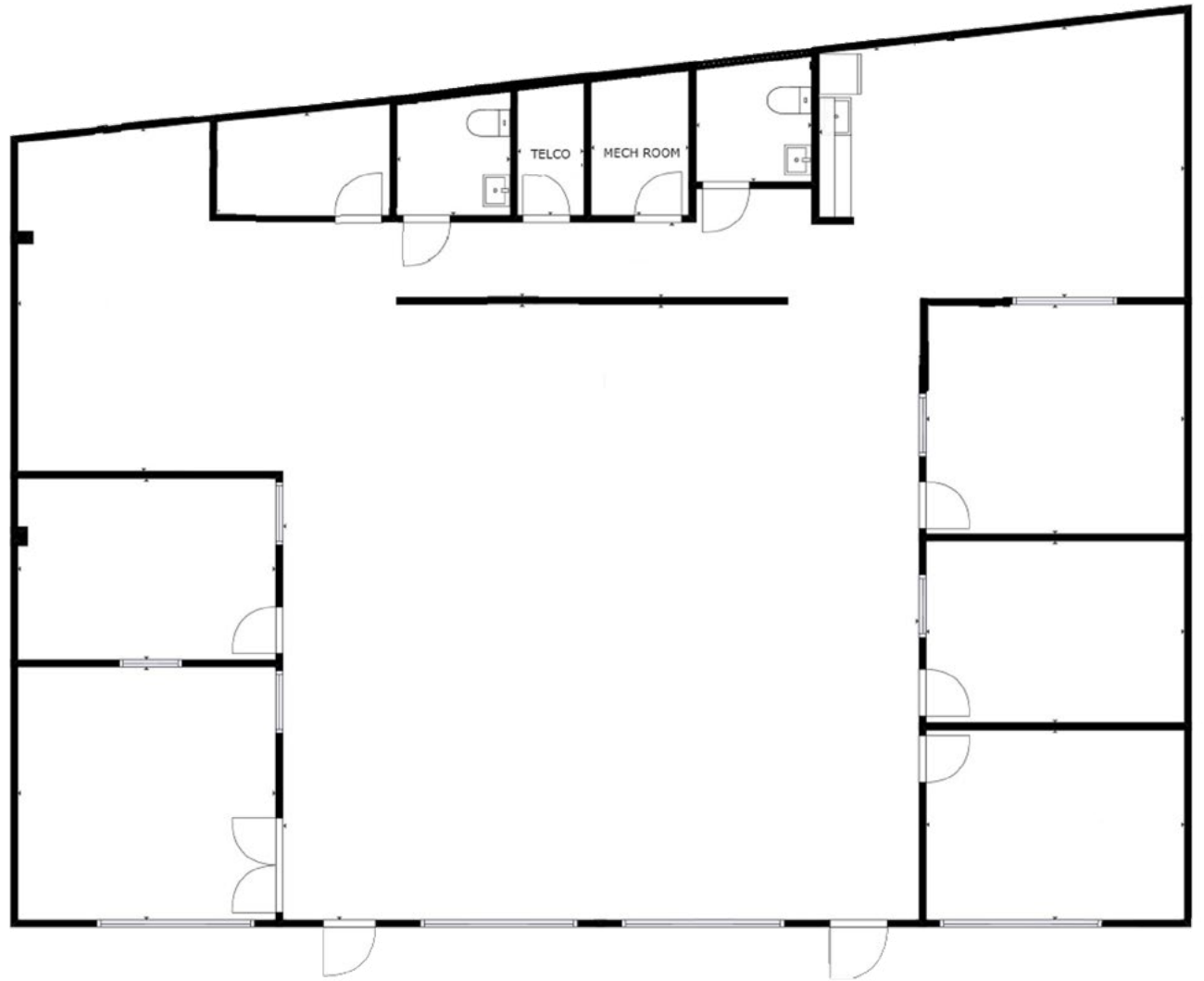
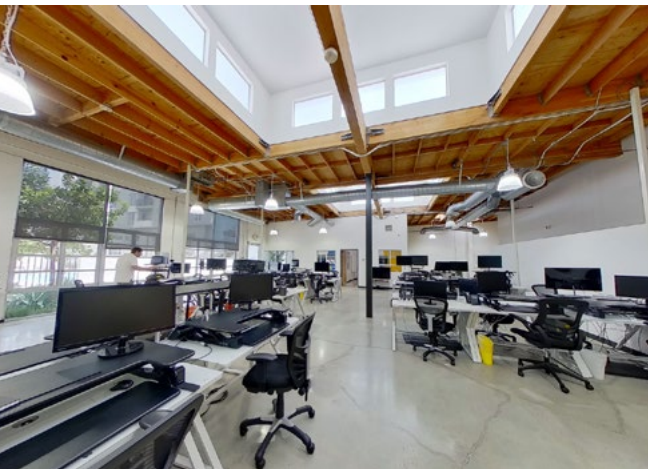
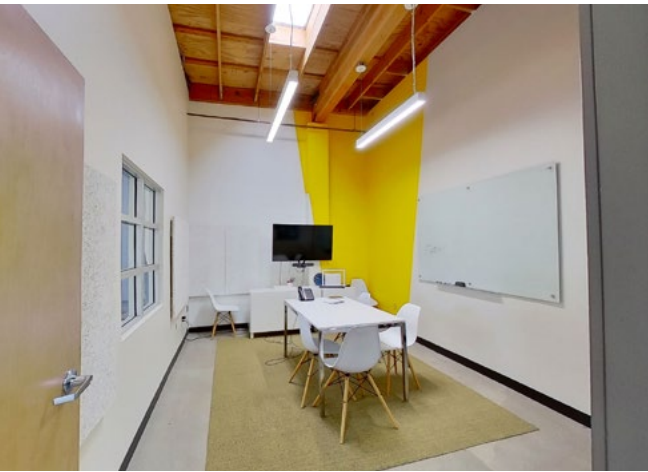
Highly Motivated Sublessor



Large Private Kitchen



# 40 63 floor plan



 TAKE A  
VIRTUAL TOUR

# 40 63

## property highlights



Three building campus around open grassy common area



281 parking spaces: 4 short-term surface spaces and 277 in a subterranean automated parking structure by AutoPark It



On-site management and security



Ten by Bar Nine café



Campus-Wide WiFi

**Other Amenities:** Pool and spa area with pool pavilion, restrooms with showers; outdoor bleachers and game area; parking for food trucks; dog play area; fully-equipped fitness center and separate yoga studio; community room with large kitchen and game area; business center with conference rooms for up to 24, 8 and 6 people.



# location



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FOR MORE INFORMATION,  
PLEASE CONTACT:

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UP TO 8 WEEKS FREE  
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