

# WESTLAKE ATRIUM

31225 LA BAYA DRIVE. | WESTLAKE VILLAGE, CA  
NEWLY RENOVATED BUILDING/NEW OWNERSHIP



LEE & ASSOCIATES  
COMMERCIAL REAL ESTATE SERVICES



**BRETT SAUNDERS**  
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DRE# 01991011

**JONATHAN BRUCE**  
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**WESTLAKE VILLAGE OFFICE SPACE AVAILABLE**



## PROPERTY DETAILS

**Lease Rate:** \$2.00 RSF Full Service Gross For First 12 Months

**Parking:** 2.4/1,000

## PROPERTY HIGHLIGHTS

- On Site Management
- Free Common Area WiFi
- Outdoor Seating
- Highly Improved Suites / Move-In Ready

## AVAILABILITY

SUITE	SQ. FT.	RATE	SUITE	SQ. FT.	RATE
111***	1,146 RSF	\$2.00 FSG	115	967 RSF	\$2.00 FSG
112***	2,375 RSF	\$2.00 FSG	211	1,596 RSF	\$2.00 FSG
113	2,366 RSF	\$2.00 FSG	214	1,395 RSF	\$2.00 FSG
114	1,290 RSF	\$2.00 FSG	215	1,793 RSF	\$2.00 FSG



\*\*\* 111 & 112 contiguous for 3,521 RSF

FIRST FLOOR PLAN

# WESTLAKE ATRIUM

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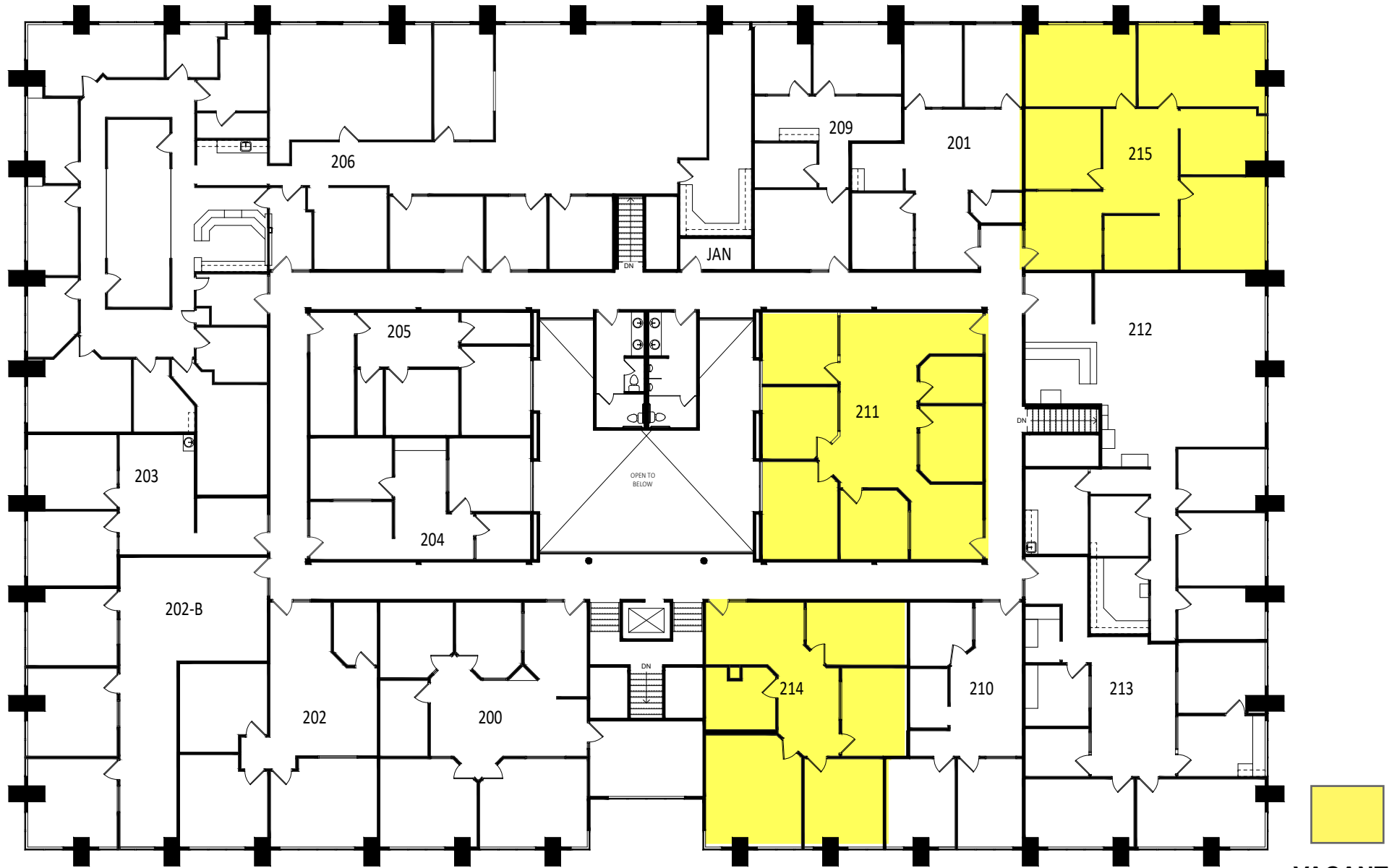
**VACANT**

\*Not to scale

# WESTLAKE ATRIUM

SECOND FLOOR PLAN

31225 LA BAYA DRIVE. | WESTLAKE VILLAGE, CA



VACANT

\*Not to scale

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## LEASING INFORMATION

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COMMERCIAL REAL ESTATE SERVICES

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