

Office Bungalows at Whitley Court

1720-1728 Whitley Avenue
Los Angeles, CA



1,000 - 4,000 SQUARE FEET
AVAILABLE FOR LEASE

**AVISON
YOUNG**

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Principal

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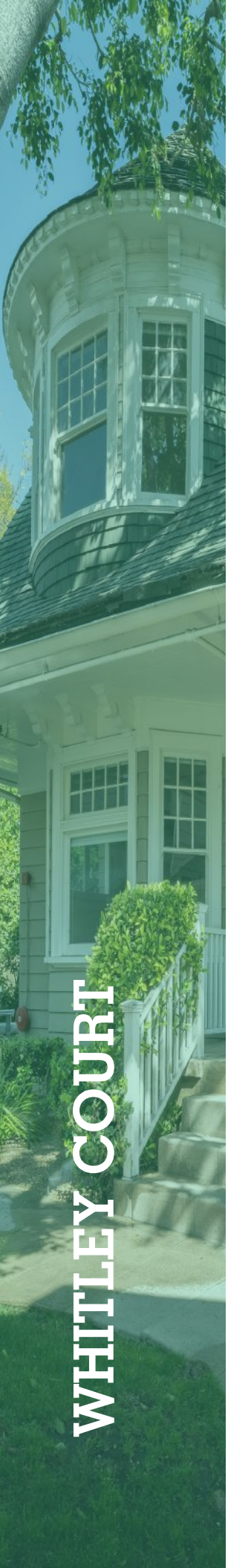
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WHITLEY COURT

1720 - 1728 WHITLEY AVENUE HOLLYWOOD, CA 90028

DESCRIPTION

Whitley Court represents a truly unique office environment. Five historic Hollywood Bungalows encircle a fully gated park like compound with fountain, lush greenery and intimate seating areas. Home to high profile celebrity entertainment tenants.

| SPACE AVAILABLE | SIZE | AVAILABLE |
|-----------------------|------------|-------------|
| 1720 ½ Whitley | 1,000 RSF | Immediately |
| 1722 - 1722 ½ Whitley | 2,000 RSF* | Immediately |
| 1726 ½ Whitley | 1,000 RSF | Immediately |

** Suites 1722 and 1722 ½ divisible and available as two (2) 1,000 RSF units*

LEASE RATE: Negotiable

TERM: Negotiable

PARKING: 3/1,000 SF in adjacent attended surface lot, under separate ownership, at market rates.

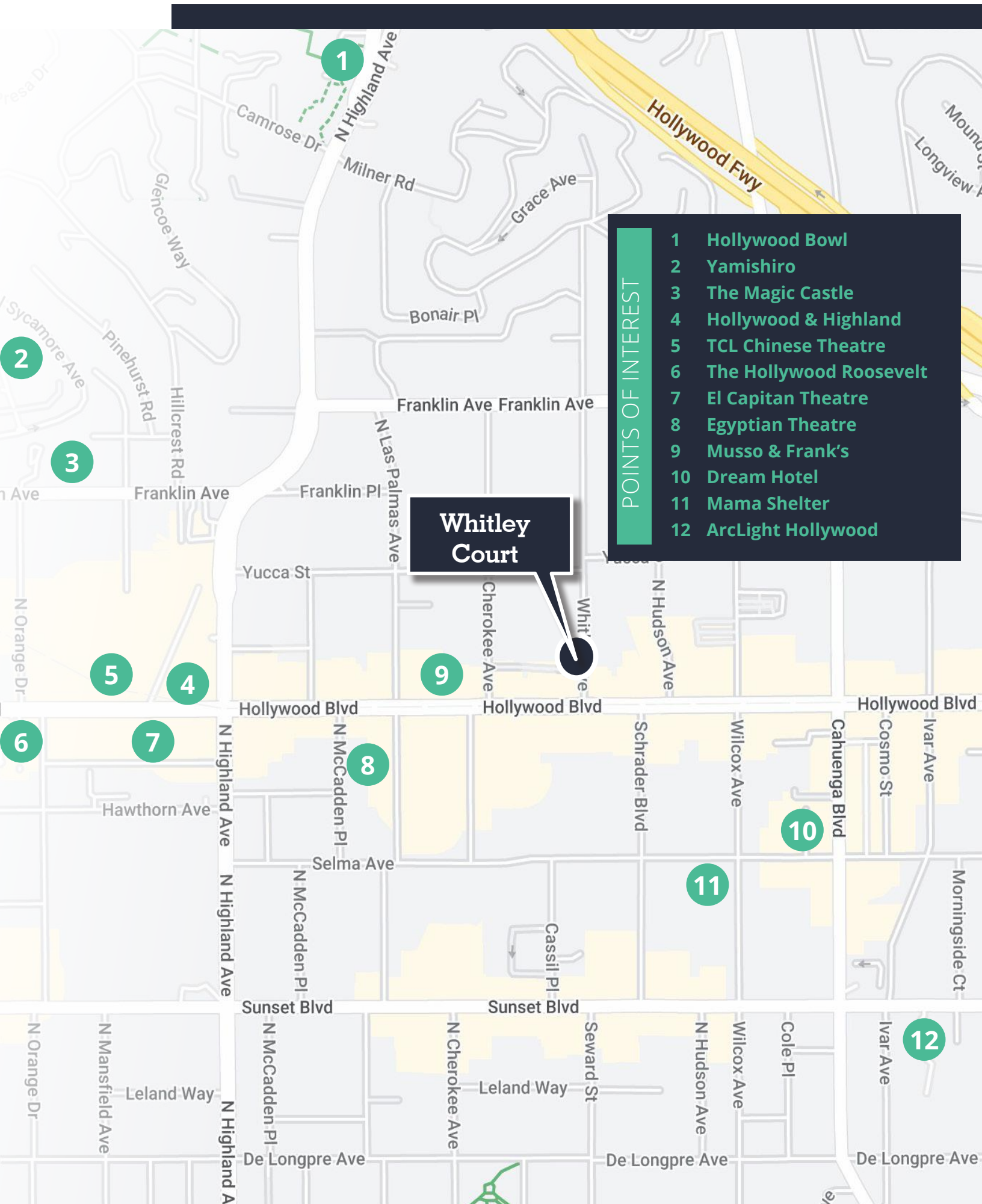
Additional Parking at 1710 Cherokee structure:
City operated parking structure with direct access across Whitley.

Rate: \$144/space/month (386 total)

IMPROVEMENTS

Impeccably restored to the standards of the Secretary of Interior and listed on the National Historic Register, the bungalows feature turn-of-the-century details and craftsmanship updated with modern amenities for today's office users. Features include new central air conditioning, distributed CAT-5 cabling, operable windows, hardwood floors and spectacular natural light. The magic created at Whitley Court is legendary. Past tenants include Natalie Portman, The Weitz Brothers, Will Ferrell, Adam McKay, Dany McBride, Edgar Wright, Michael Bay, Michael Connelly, Netflix and HBO. Current tenants include Phantom Four Productions, Tolmach Productions, Midnight Road Entertainment and the Hill Nadell Literary Agency.





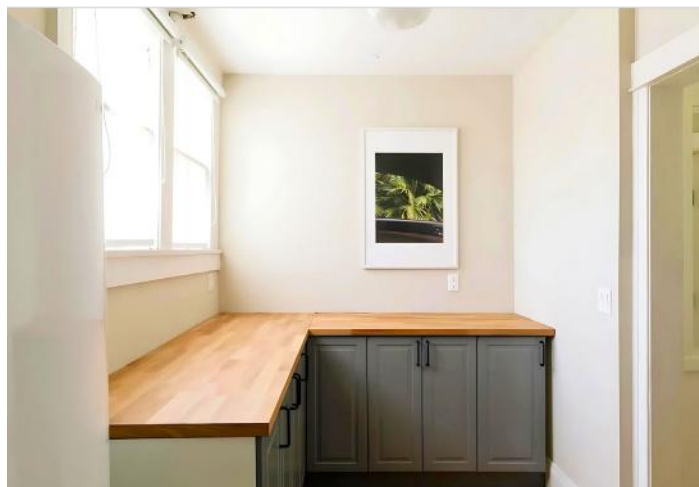
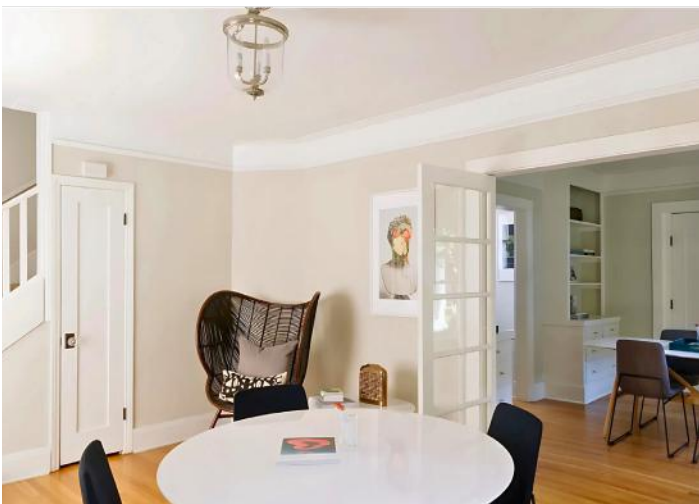
POINTS OF INTEREST

- 1 Hollywood Bowl
- 2 Yamashiro
- 3 The Magic Castle
- 4 Hollywood & Highland
- 5 TCL Chinese Theatre
- 6 The Hollywood Roosevelt
- 7 El Capitan Theatre
- 8 Egyptian Theatre
- 9 Musso & Frank's
- 10 Dream Hotel
- 11 Mama Shelter
- 12 ArcLight Hollywood

PROPERTY PHOTOS

AVAILABLE SUITES







Notable Tenants of Whitley Court



WILL FERRELL

Will Ferrell is a SoCal-based actor, writer, and comedian. whose career began as a cast member of Saturday Night Live. He soon emerged as one of the film industry's biggest comedic draws through hits like Old School (2003) and Anchorman (2004). Additionally, Ferrell co-founded the popular video streaming site Funny or Die.



ADAM MCKAY

Adam McKay (born April 17, 1968) is an American screenwriter, director, comedian, and actor. McKay has a comedy partnership with Will Ferrell, with whom he co-wrote the films Anchorman, Talladega Nights, and The Other Guys. Ferrell and McKay also founded their comedy website Funny or Die through their production company Gary Sanchez Productions.



**NATALIE
PORTMAN**

Natalie Portman is an Oscar-winning, Israeli American actress known for her role in films such as 'Black Swan,' 'Jackie,' 'Thor' and the 'Star Wars' franchise.



**DANNY
McBRIDE**

Daniel Richard McBride is an American actor, comedian, producer, and writer. He starred in the HBO television series Eastbound & Down, Vice Principals, and The Righteous Gemstones, also co-creating the former two with frequent collaborator Jody Hill while creating the latter himself.



EDGAR WRIGHT

Edgar Howard Wright is an English director, screenwriter, producer, and actor. He is best known for his comedic Three Flavours Cornetto film trilogy consisting of Shaun of the Dead (2004), Hot Fuzz (2007), and The World's End (2013). Additional works include Baby Driver (2017) and Last Night in SoHo (2021)



MICHAEL BAY

American director, writer, and producer best known for feature film, Bad Boys (1995), starring Will Smith and Martin Lawrence. Other films include, The Rock (1996), starring Sean Connery and Nicolas Cage, Armageddon (1998), and Transformers (2007).



**MICHAEL
CONNELLY**

Michael Connelly is an internationally best selling author of detective and Crime fiction, notably those featuring LAPD detective Harry Bosch and criminal defense attorney Mickey Haller. His executive producer credits include The Lincoln Lawyer, Bloodwork, and the Bosch and Bosch Legacy series.



NETFLIX

Netflix, Inc. is an American subscription video on-demand over-the-top streaming service and production company.

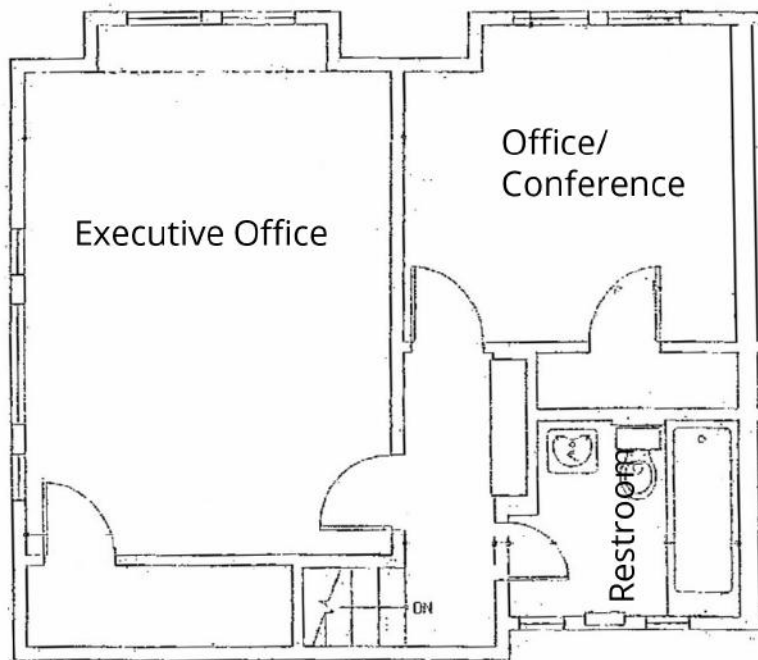


Home Box Office (HBO) is an American premium television network, which is the flagship property of namesake parent subsidiary Home Box Office, Inc

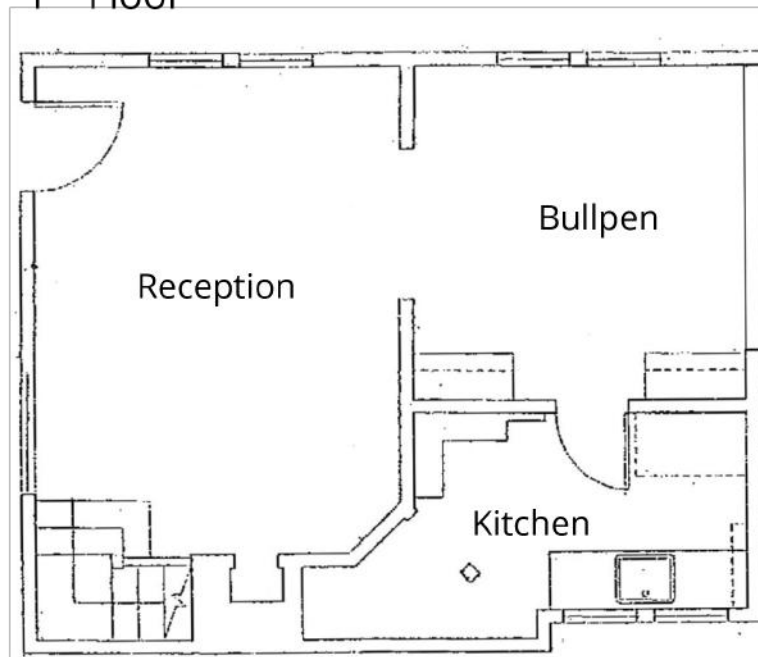


1720 1/2 WHITLEY AVENUE

2nd Floor

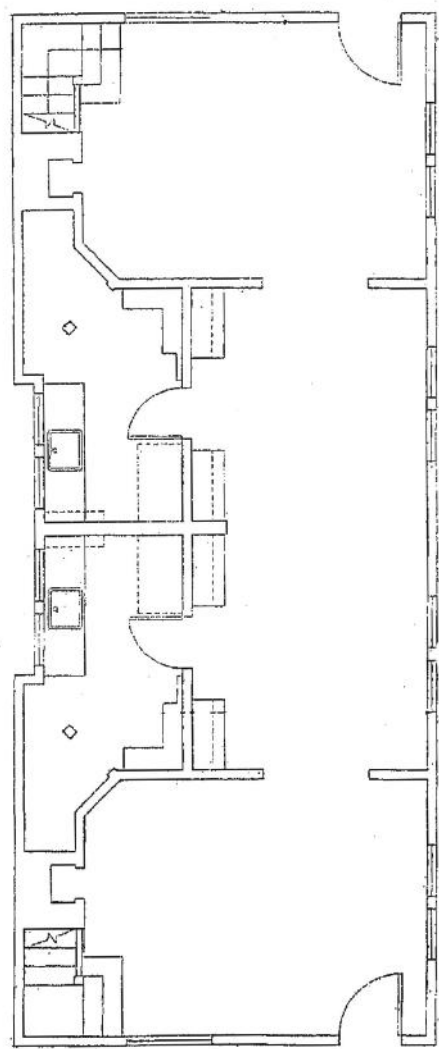


1ST Floor

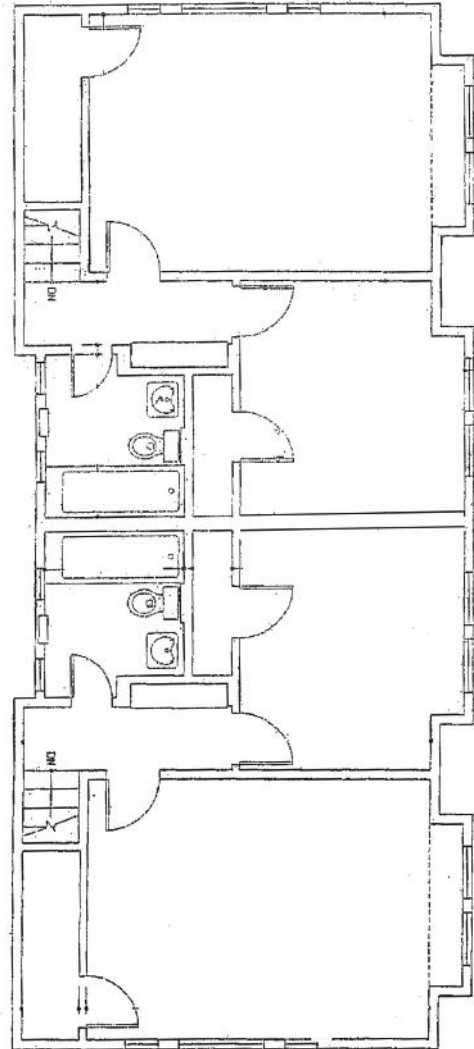




1722 WHITLEY AVENUE



1st Floor



2nd Floor

WALK THE

NEIGHBORHOOD

THE EGYPTIAN THEATER



NO VACANCY



MR. TEMPO CANTINA



MUSSO & FRANK



BLACK RABBIT ROSE MAGIC



Highland Ave

N McCadden Pl

N Las Palmas Ave

N Cherokee Ave

Franklin Ave

Whitely Ave

Yucca St

Hollywood Blvd

Schrader Blvd

Wilcox Ave



- THE WHITLEY COURT BUNGALOWS

THE WHISKY HOTEL

Whisky Hotel is a seven-story 132 room boutique hotel located in the heart of Hollywood, California on the cross streets of Hollywood Boulevard and Wilcox Avenue. The project will have a whisky themed lobby bar and restaurant and a rooftop lounge and bar.



Cahuenga Blvd

Ivar Ave

Vine St

THE ASTER HOTEL



NOIR HOLLYWOOD



DIRTY LAUNDRY



URBAN MASALA



INTELLIGENTSIA





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