

miracle mile tower

5455

WILSHIRE BOULEVARD



ABOUT

Miracle Mile Tower is a 222,000 RSF, 22 story office building located in the heart of Miracle Mile, at the corner of Wilshire Boulevard and Cochran Avenue (two blocks west of La Brea Avenue). Centrally located near Beverly Hills, Hollywood, Downtown LA and West LA, with easy access to the 10 Freeway and two blocks from the future Purple Line Metro Station. The building has a strong amenity base, surrounded by restaurants, housing, retail, banking institutions and cultural centers.

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Exciting Renovations In The Works:

Miracle Mile Tower is scheduled to undergo an extensive exterior and interior remodeling. Planned upgrades include a new building façade, new lobby, upgraded hallways and new creative offices.

DETAILS

- **RATE**
Office Space: \$3.25 - \$3.40/SF FS
Retail Space: \$3.50/SF NNN
- **TERM**
1 - 10 years
- **TENANT IMPROVEMENTS**
Negotiable
- **PARKING**
2 spaces per 1,000 SF
Reserved - \$305
Unreserved Structure - \$180
Unreserved lower level - \$250

FEATURES

- Two blocks from the future Wilshire / La Brea subway station
- On-site management
- Subterranean and structure parking available
- Incredible views of the city from every suite
- Los Angeles County Museum, the redesigned Peterson Auto Museum and The Grove/Farmer's Market are all minutes away.



AVAILABILITY

SUITE	RSF	DESCRIPTION		
100	3,168 - 4,369	Corner suite with frontage on both Wilshire and Cochran. Prominent signage available.	FLOOR PLAN	
101 ●	1,004 - 5,199	Ground floor retail available with prominent signage.	FLOOR PLAN	
705 ■	2,186	Move-in ready creative office with exposed ceiling, concrete floors, large open workspace, conference room, 3 offices, northern views.	FLOOR PLAN	360° VIRTUAL TOUR
715	2,324	Reception, 5 offices, conference room, kitchen and storage room. Southwest facing views.	FLOOR PLAN	
718 ■	1,500	4 offices, open space, storage room. Northeast facing views.	FLOOR PLAN	
806	3,173	Move in Ready Creative Spec Suite with exposed ceilings and concrete polished floors. Three window offices, 1 conference room, open work area, kitchen, Northwestern views.	FLOOR PLAN	
820	2,386	Move in Ready Creative Spec Suite with exposed ceilings and concrete polished floors. Three window offices, 1 conference room, open work area. Northeastern views.	FLOOR PLAN	
825	3,157	New creative office spec suite with exposed ceiling, concrete floors, substantial glass, reception area, 3 window offices, 1 interior office/ storage/ editing room, 1 conference room, kitchen and open space. East facing views.	FLOOR PLAN	
910	2,357	Reception, 5 window offices, conference room, kitchenette. Northwest facing views.	FLOOR PLAN	
914	1,233	Reception, conference room, 3 offices. Northern views	FLOOR PLAN	
1000 ▶	2,321	Move-in ready studio/ production space with 3 soundproofed studios, large open workspace and an open kitchen. Southeastern views.	FLOOR PLAN	
1100	2,481	Reception, Conference room, 4 window offices, 1 interior room, kitchen, open work area, Northwestern views.	FLOOR PLAN	
1150	4,947	Creative office with exposed ceiling, polished concrete floors with a large conference room, 4 offices plus 2 exec sized offices, kitchen, storage and large open spaces.	FLOOR PLAN	360° VIRTUAL TOUR
1200 ●	3,757	Reception, 2 conference rooms, 1 interior office, open space. Northeast facing views.	FLOOR PLAN	
1260 ●	2,747	Creative office with exposed ceiling, polished concrete floors with 4 offices, conference room, kitchen, open space, storage. Southwest views.	FLOOR PLAN	360° VIRTUAL TOUR
1280 ●	3,676	Reception, large conference room, 8 window offices, storage room, kitchen. Southeastern views.	FLOOR PLAN	
1402	3,741	Creative office and specialty recording studio. 6 offices, conference room, production room, green room, 2 studios, kitchen and open workspace. Southeastern views.	FLOOR PLAN	
1406	4,601	11 window offices, conference room, kitchen, storage room, large open space. Northeastern views.	FLOOR PLAN	
1502 ●	1,667	3 window offices, 2 interior rooms and a large open space. Eastern views.	FLOOR PLAN	
1505 ●	1,609	Large open workspace, 3 window offices and 1 interior. Southwest views. Available with 30 days notice.	FLOOR PLAN	
1507 ●	3,063	Move-in ready creative office. Exposed ceiling, concrete floors, reception, conference room, 6 window offices, kitchen. Southeast facing views.	FLOOR PLAN	360° VIRTUAL TOUR
1600	1,857	Reception, 4 offices, storage room. Southeastern views	FLOOR PLAN	
1601	1,769	3 window offices, conference room, kitchen, open space. Southwestern views.	FLOOR PLAN	
1615	3,591	Reception, 3 offices, 2 conference rooms, storage, kitchen. Eastern views.	FLOOR PLAN	
1800	3,677- 4,753	Reception, 3 standard offices, 1 large office, 2 conference rooms, large open workspace, kitchen. Southeast views	FLOOR PLAN	
1903 ▶	1,812	5 offices, kitchen and open area. East facing views.	FLOOR PLAN	
1930 ▶	1,316	3 window offices, 2 interior rooms, open space. Northeast views.	FLOOR PLAN	360° VIRTUAL TOUR
2020	5,178	Move in ready Creative Spec suite with exposed ceilings and concrete polished floors. Five window offices, 1 Executive Office, 1 Conference room, kitchen, open work area. Northeastern views.	FLOOR PLAN	

● Suites 101, 102 & 103 are contiguous for 5,199 rsf

■ Suites 705 & 718 are contiguous for 3,686 rsf

● Suites 1200, 1206 & 1208 are contiguous for 10,180 rsf

● Suites 1502, 1505 & 1507 are contiguous for 6,339 rsf

▶ Suites 1903 & 1930 are contiguous for 3,128 rsf



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