

A tall, modern skyscraper with a grid of windows, illuminated from within, stands prominently in a city skyline at dusk. The sky is a mix of blue and orange. Other buildings are visible in the background, some with their own lights on. The AON logo is visible at the top of the main building.

AON

707 WILSHIRE BLVD.

DOWNTOWN LOS ANGELES

Class A Office Spaces For Lease

REACH NEW HEIGHTS

Rising over 60 stories, encompassing nearly the entire block, 707 Wilshire embodies ambition. Every element pushes the envelope – creating an empowering space where over the top is the average, and going the extra mile isn't far enough.

It's not just customizable, open configurations.

It's where tomorrow's market-changers are equipped to stay competitive, creative and productive.

It's not just a gym.

It's a brand new, Olympic-inspired facility built inside a bank vault.

It's not just near the Metro.

It's at the center of everything and accessible by anything, even helicopters.

It's not just an office space.

It's 707.





**Land on Top -
Private Use Helipad**



**Define the LA Skyline
with Building Top Signage**

HOW WOULD YOU SPEND \$15M?

We spent every
penny on you.

Over the past 10 years, 707 Wilshire has been renovated from top to bottom, upgrading everything from the elevator and mechanical systems to building a state-of-the-art fitness center. Recertified as Leed Platinum in 2020, 707 spares no expense for excellence.



**Efficient
Floor Plans**



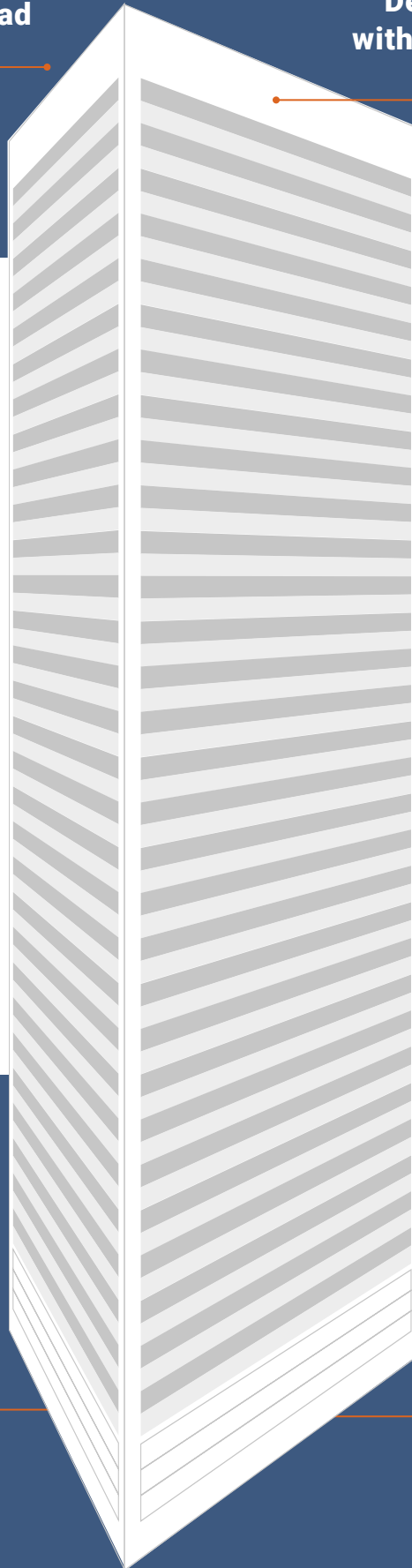
**Unobstructed,
360° Views**



**Olympic-Inspired
Fitness Facility Inside
a Bank Vault.**



**Valet Parking &
EV Charging
Stations**





MAKE ANY COMMUTE CONVENIENT

Whether it's by train, car, bike or bus, 707 Wilshire's unmatched location and accessibility makes commuting the easiest parts of your day.

Ready for takeoff?

707 Wilshire has one of the few helipads approved for private use. Fly over traffic, bypass congested roadways and land on top the 62nd floor.



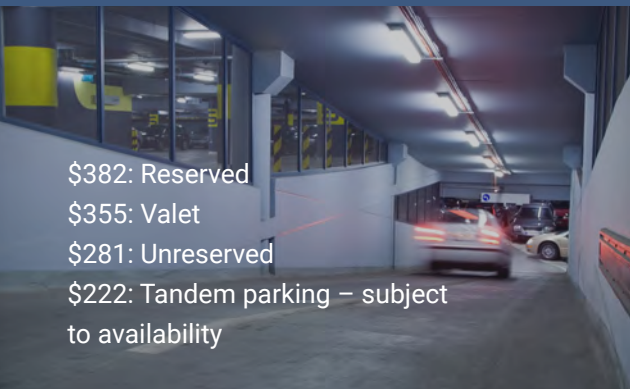
How about the Metro?

The 7th Street Metro station, a direct stop for commuters and the main transfer station for the **entire Metro system**, is only a half block walk.



Driving it is!

With Zingle Valet Parking Service, simply request your vehicle via text message. Then, take advantage of unique, auto-amenities including Hand Car Wash, EV Charging Stations, Window Washing Stations, and complimentary Jump Starts/Tire Inflation Station. And, enjoy the best priced parking in DTLA.



\$382: Reserved
\$355: Valet
\$281: Unreserved
\$222: Tandem parking – subject to availability

TENANT AMENITIES



Spacious lobby filled with soft seating and light



Complimentary Conference Center

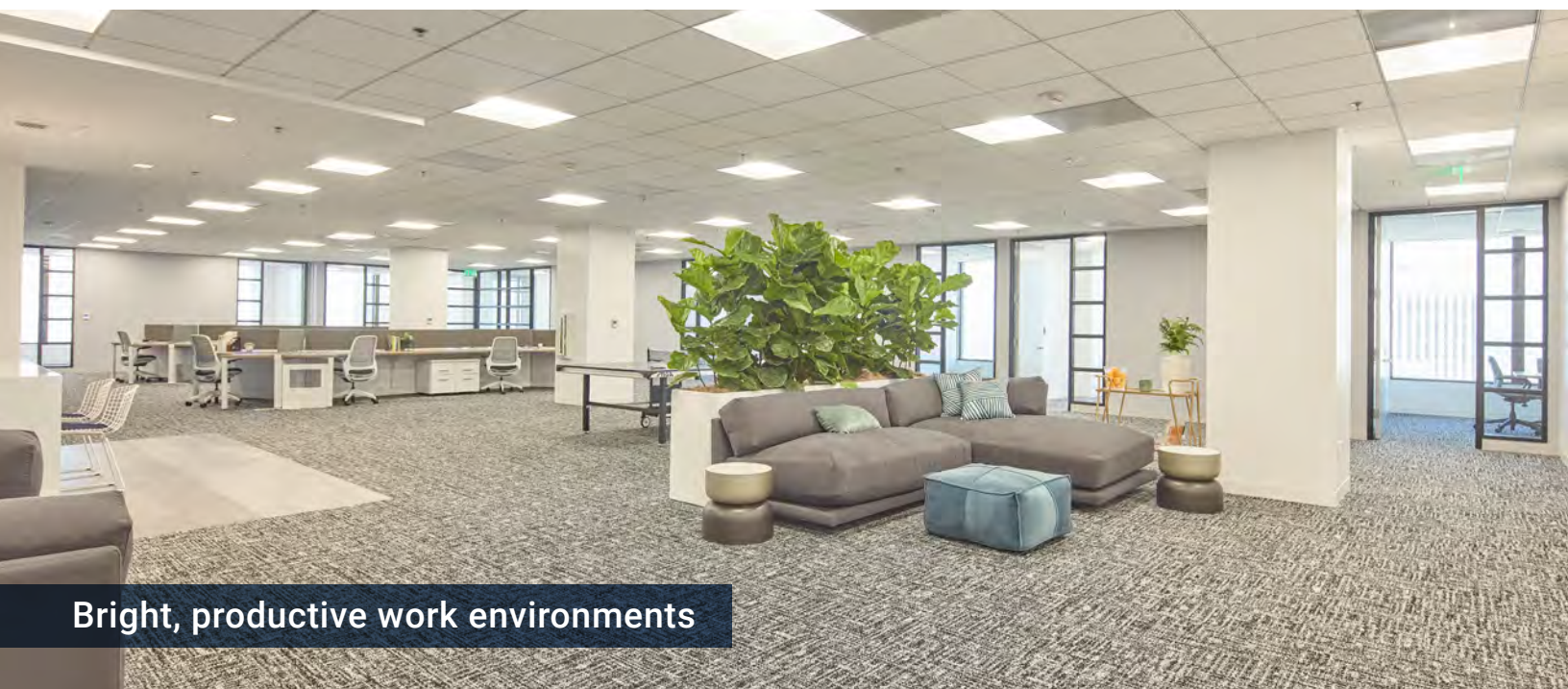


Stadium-style conference room equipped for 90+

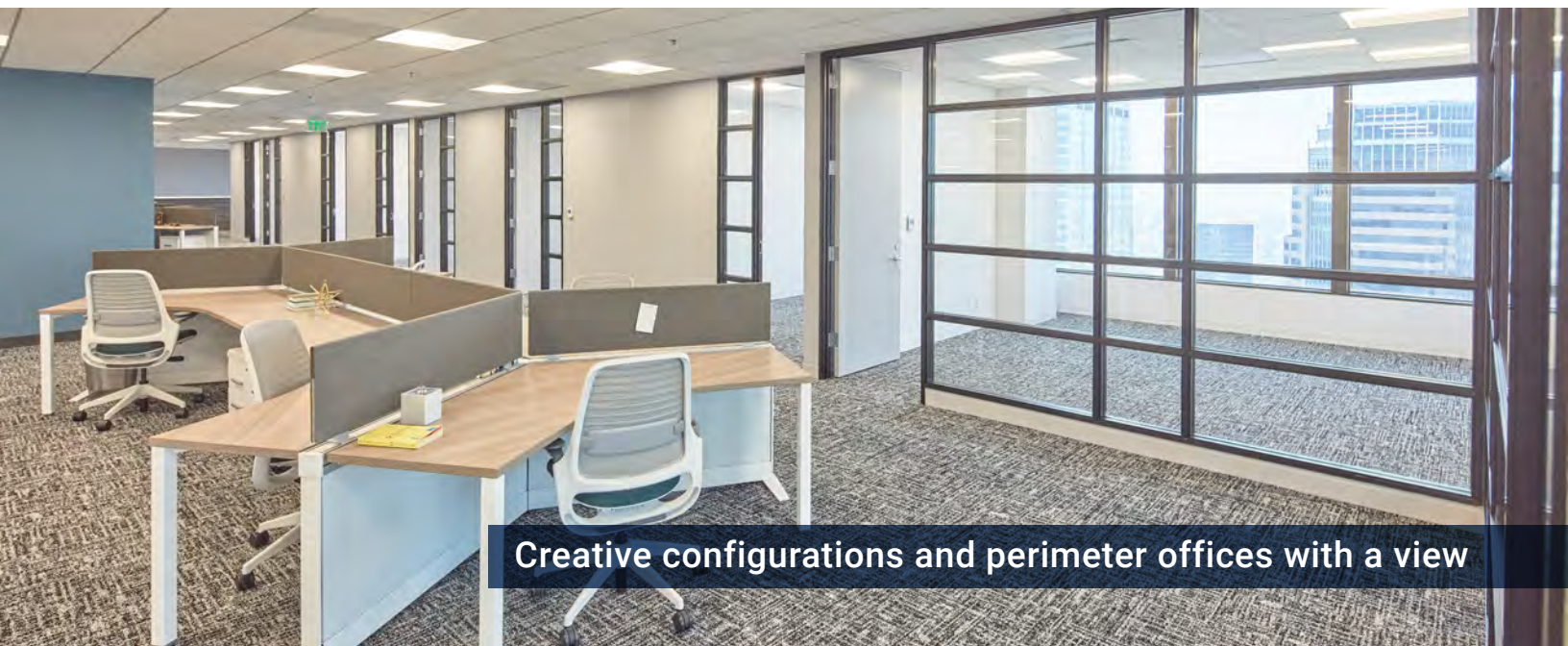
TENANT AMENITIES



Plug-in stations and collaborative spaces



Bright, productive work environments



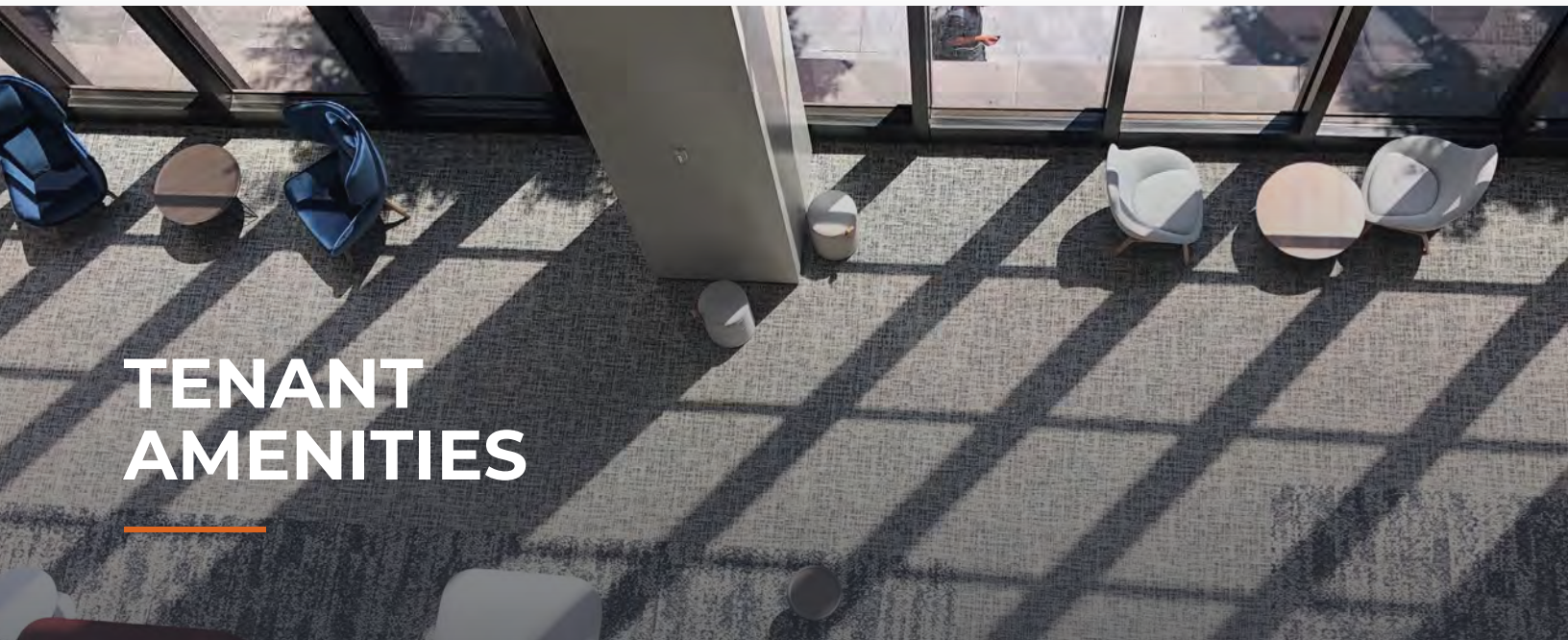
Creative configurations and perimeter offices with a view



Sophisticated lobby and first-class valet services



Dramatic and invigorating communal areas



TENANT AMENITIES



RE-ENERGIZE AND EXERCISE IN THE 707 FITNESS VAULT

That's right. Vault.

With help from Gensler, the original bank vault was transformed into the ultimate fitness facility. From state-of-the-art equipment, gaming and nutrition areas to its sleek locker rooms, the 707 Fitness Vault is exclusively available to Tenants without membership fees. To reach a new fitness peak, team up with our fitness partner Kinema Fitness for elite personal training, dynamic classes, and virtual studio-style workouts.

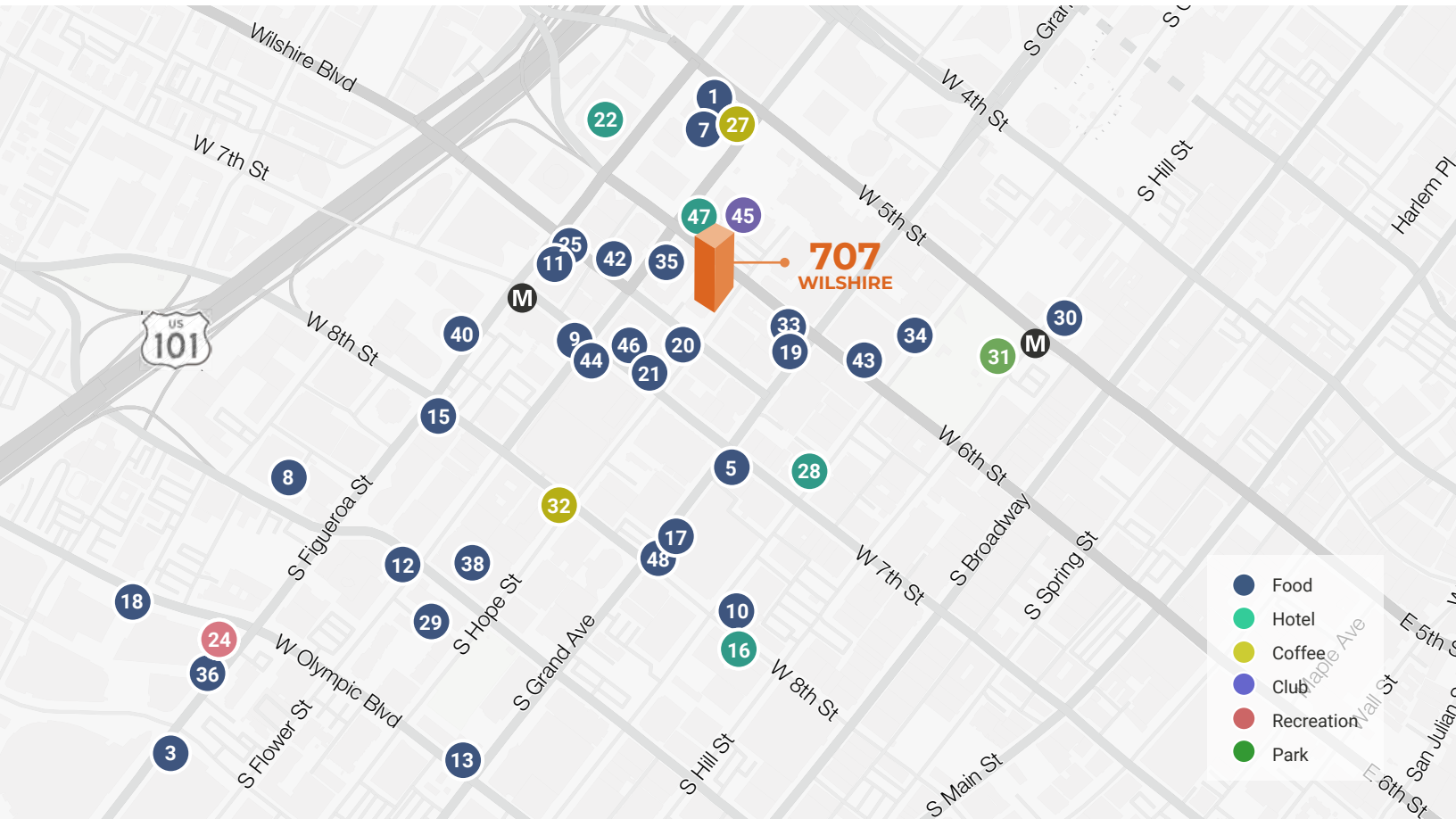
[LEARN MORE](#)

707
FITNESS VAULT



AMENITIES MAP

When it's time to balance work with some play, take your pick from hundreds of options within a 2-block radius. 707 Wilshire is adjacent to Restaurant Row, cutting edge restaurants, and LA's most prestigious private clubs.



- | | | | | | |
|----|------------------------|----|-----------------------------|----|-------------------------|
| 1 | 505 FLOWER FOOD COURT | 17 | FUNDAMENTAL | 33 | PINCHES TACOS |
| 2 | 85 DEGREES BAKERY | 18 | GLANCE LOBBY BAR | 34 | PITCHOUN |
| 3 | AMENTE LAWRY'S CARVERY | 19 | INDUSTRIEL | 35 | PUBLIC SCHOOL 213 |
| 4 | BACKYARD BOWLS | 20 | JINYA RAMEN BAR | 36 | ROCK'N FISH |
| 5 | BOTTEGA LOUIE | 21 | JOEY DTLA | 37 | SALATA EXPRESS |
| 6 | BROKEN SHAKER | 22 | JONATHAN CLUB | 38 | SIMPLY SALAD |
| 7 | DRAGO | 23 | KATSUYA | 39 | SMASHBURGER |
| 8 | CASA NOSTRA | 24 | LUCKY STRIKE LANES & LOUNGE | 40 | SPRINKLES TWIST & GRILL |
| 9 | WOKCANO | 25 | MIRO | 41 | SUGARFISH |
| 10 | COLORI KITCHEN | 26 | NEST AT WP24 | 42 | TAKAMI |
| 11 | ENGINE COMPANY NO. 28 | 27 | NICE COFFEE | 43 | TENDER GREENS |
| 12 | FAITH AND FLOWER | 28 | NOMAD HOTEL | 44 | THE BLOC |
| 13 | FASHION CAFÉ | 29 | PANINI CAFÉ | 45 | THE CALIFORNIA CLUB |
| 14 | FLEMING'S | 30 | PERCH | 46 | THE COUNTER |
| 15 | FOGO DE CHAO | 31 | PERSHING SQUARE | 47 | THE STANDARD HOTEL |
| 16 | FREEHAND HOTEL | 32 | PHILZ COFFEE | 48 | WHOLE FOODS |

Ready to reach new heights?

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