

2029

THIRTEENTH STREET
MANHATTAN BEACH, CA

±5,020 SF FREE STANDING OFFICE



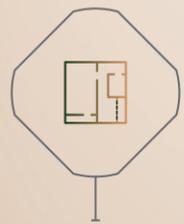
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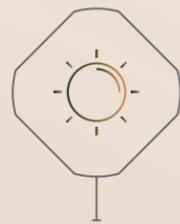
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Each level basks in sunlight, pierced by the vibrant ribbon of a living plant wall

THE ESSENTIALS



±5,020 SF available in 3-level free-standing building



Abundant, natural sunlight throughout



Newly built, intentionally constructed design



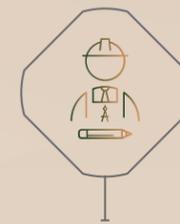
Ground-level garage offers dedicated on-site parking



All levels accessible via elevator or stairs



Ideally nestled in the heart of Manhattan Beach



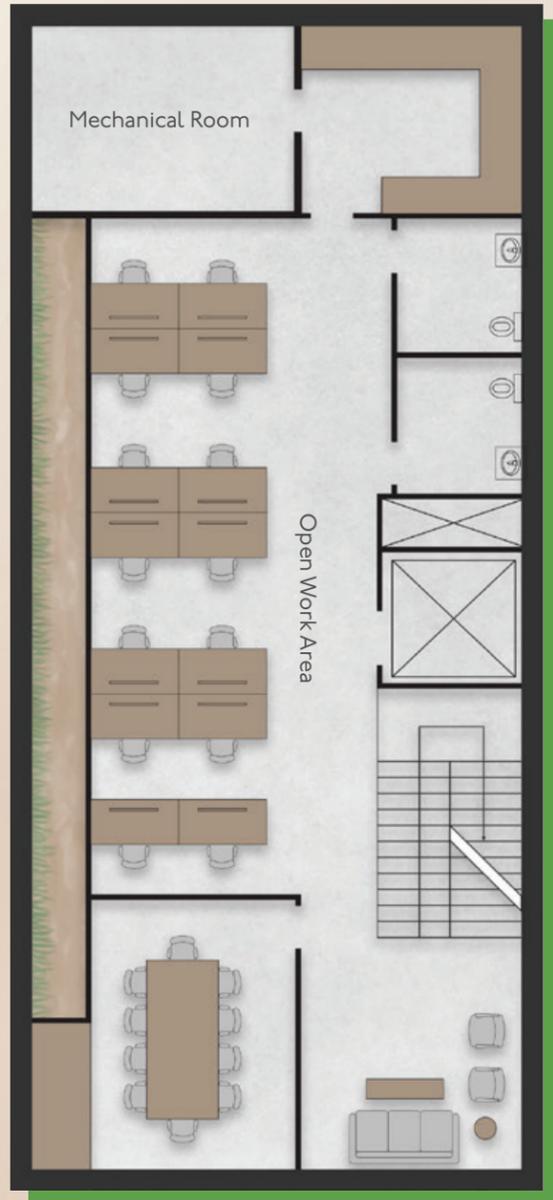
Crafted by distinguished local firm, Laney LA



THIRTEENTH STREET
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±5,020 SF FREE STANDING OFFICE

LAYOUT
DESIGNS



LOWER LEVEL
±1,500 SF

Open Plan Office
Conference Room
2 Bathrooms
Elevator Access



GROUND LEVEL
±1,700 SF

±650 SF Main Entry & Receiving Area
±820 SF Garage/Additional Office Space
±230 Front Patio Space
Elevator Access
Floor-to-Ceiling Window Façade



UPPER LEVEL
±1,550 SF

Private Offices, Conference Room,
1 Bathroom, Elevator Access,
Floor-to-Ceiling Windows Throughout,
Grand Skylight Ceilings

±5,020 SF FREE STANDING OFFICE

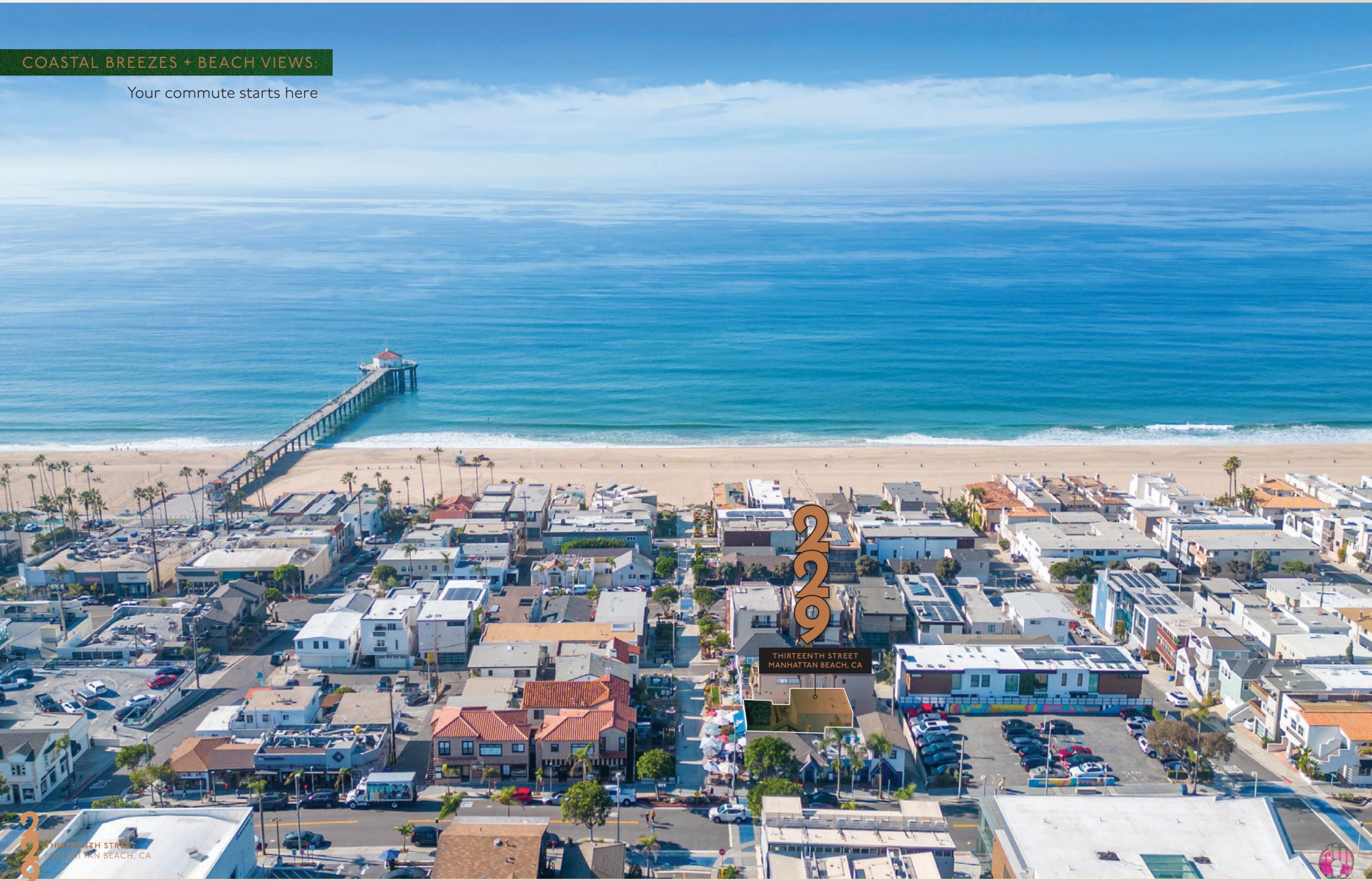
VIEW FROM THE UPPER TERRACE:

Ocean vistas that blur the line between work and inspiration



COASTAL BREEZES + BEACH VIEWS:

Your commute starts here



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ENDLESS AZURE WAVES + GOLDEN SAND



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THIRTEENTH STREET
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ACHIEVE
BALANCE

- Eateries
- Retail
- Hotel
- Landmark



Manhattan Beach's exceptional amenities are just outside your office

MANHATTAN
BEACH



Nestled along Southern California's stunning coast, Manhattan Beach is a picturesque community offering a perfect blend of natural beauty, vibrant culture, and thriving business.

This coastal gem, with its beautiful beaches and breathtaking sunsets, provides an ideal setting for a fulfilling lifestyle. Residents have access

to a range of amenities, including top-tier dining, luxury shopping, and numerous recreational activities. Manhattan Beach is also home to a significant number of Fortune 500 companies, attracting professionals looking for career development and business opportunities. This vibrant coastal paradise, surrounded by a prosperous community, is one of the most coveted zip codes in Los Angeles.



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