

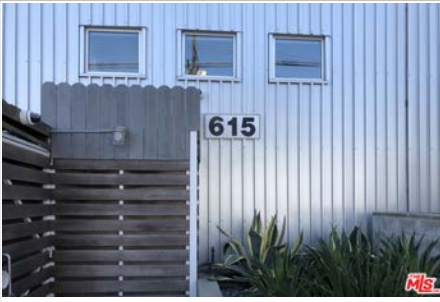
615 Hampton Dr #C101
Venice, CA 90291

1
Beds

Baths 2.00
(1F 0T 1H 0Q)

1,800/VN
Sqft

Lease
LP \$5,500



Expected on Market	
Area	11 Venice
Subdivision	
List Price Per Sqft	\$3.06
Lot Size	0/OT
SFR or Condo/Apt	CA
Furnished	Unfurnished
MLS#	20-624246
APN	4286-009-083

Directions: 3 blocks north of Abbot Kinney Boulevard, 1 block east of Main Street, 2 blocks south of Rose Avenue and 2 blocks to Venice Beach.

Remarks: Spacious architectural loft in the highly sought-after Venice Art Lofts. Perfect for creative office use or as true live/work environment. Designed by William Brantley AIA, this awesome mixed-use space features an open floor plan with an expansive 2-story volume, gallery art walls, gleaming hardwood floors throughout, industrial island kitchen with stainless appliances, ADA-accessible first floor bath and large sunny patio. Above is the sizable loft/bedroom with a full master bath and a large closet. Plus, there's more washer/dryer, two covered secure parking spaces. 2 pets allowed (35 pounds max). Located in the middle of the complex on the first floor (no stairs to the main level), this is one of the largest units in the project at 1800 sq. ft. Full security building. Phenomenal location in the heart of Venice with close proximity to Abbot Kinney, Rose Ave, Main St and the beach.

Agent Remarks: Owner holds active California real estate license.

Showing Remarks: Appointment with listing agent. Call 310.773.6945 or email. NO TEXTS, please.

Lease Terms	
Security Deposit	\$11,000
Available Date	08-26-2020
Credit Report Amount	
Credit Report Req.	Yes
Lease Terms	1-Year, 1+Year
Lease Length	
Month to Month	No
Deposit Garage	
Deposit Key	
Deposit Other	
Deposit Pet	
Tenant Pays	Cable TV, Electric, Gas, Insurance

Structure Info	
Year Built/Source	2004/Vendor Enhanced
Stories	3
Attached/Detached	Loft, Attached
Building Type	Loft, Attached
Unit Floor #	1
Style	Architectural
View	No
# in Complex	51
Unit Location	Center
Exposure	North
Guest House	None

Contract Info		DOM 0
List Date	08-27-2020	
List Price	\$5,500	
Orig List Price	\$5,500	
Status Date	08-27-2020	
Change Date/Type	08-27-2020/New Listing	
CSO	3%	
Disclosure	As Is, Coastal Zone, CC and R, Handicap Access	
For Sale	No	
Lease Option	No	

Community/Development	
Pets Allowed/Rules	Yes
Assoc Amenities	Assoc Pet Rules, Assoc Maintains Landscape, Elevator, Gated Community, Gated Parking, Guest Parking
Community Features	
Highrise Amenities	

Parking Details	
Parking Type	Auto Driveway Gate, Community Garage, Controlled Entrance, Covered Parking, Gated Underground, Parking for Guests - Onsite, Subterr Side by Side
Total Spaces	2
Covered Spaces	2
Uncovered Spaces	
Garage Spaces	2
Carport Spaces	

Showing Info	
Contact Name	
Contact Phone	
Gate Code	
Lockbox Location	
Lockbox Type	
Occupancy/Show	Call LA 1, Listing Agent Accompanies, Registration Required, Vacant, Appointment Only
Occupant Type	

Interior Features	
# Fireplaces/Details	None
AC/Cooling	Air Conditioning
Heating	Central
Equip/Appl	Ceiling Fan, Dishwasher, Dryer, Garbage Disposal, Hood Fan, Washer, Refrigerator, Range/Oven
Flooring	Hardwood
Levels	Two Level

Exterior Features	
Pool	No
Spa	None
Tennis/Courts	
Patio	
Laundry	In Unit, Laundry Closet Stacked

CJ Cole
The Agency DRE#: 01904054
LA1 CALDRE#: 00960322

Phone / Cell	p: 310-773-6945 / c: 310-773-6945
Email	cjc.mls3@venicebeachliving.com
Office Phone	424-835-7230

NOTICE: Due to COVID-19, DOM was frozen and not recorded in the history from March 15, 2020 to July 5, 2020. Broker/Agent does not guarantee the accuracy of the square footage, lot size or other information concerning the conditions or features of the property provided by the seller or obtained from Public Records or other sources. Buyer is advised to independently verify the accuracy of all information through personal inspection and with appropriate professionals. The property may have video/surveillance devices. VESTAPLUS™ Copyright © 2020 by TheMLS™. Information deemed reliable but not guaranteed. Presented by: CJ Cole CALDRE# 00960322

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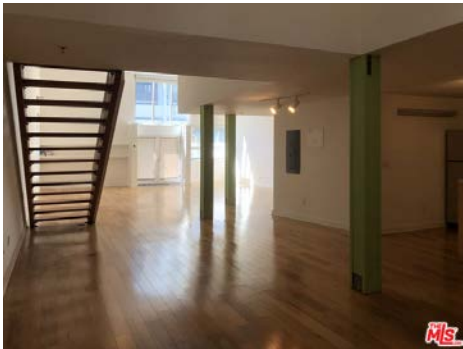
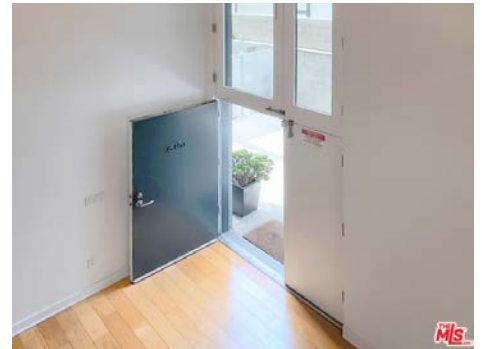
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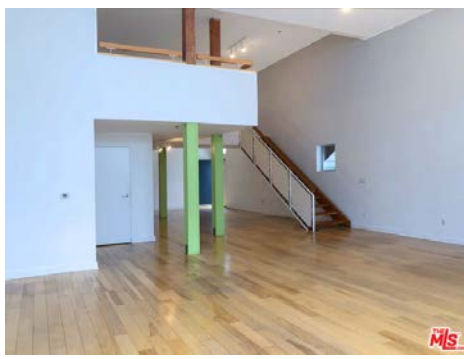
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Active





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