

## PRESS RELEASE

# MADISON PARTNERS LEASES TROPHY SANTA MONICA MIXED-USE PROPERTY TO 100% OCCUPANCY

**SANTA MONICA, CALIFORNIA – FEBRUARY 13, 2017**

Madison Partners today announced that the company has completed leasing at 1315 Lincoln Boulevard, a Class A, institutional quality creative office and retail building located in Downtown Santa Monica, California. The tenant, Chandler Chicco Agency (CCA), part of inVentiv Health Public Relations Group, a global communications network that helps launch brands and build the reputations of companies working to improve human health, signed a 11,866 sq. ft. lease that doubled their original footprint.

Madison Partners Bob Safai, Tony Ranger and Joe King represented the ownership, Joss Realty LLC, to broker a five year deal with lease considerations in excess of \$3.75 million. Daniel Sullivan and Dan Gallup of Cresa Partners represented CCA. The expansion has brought the 23,557 sq. ft. trophy asset to 100% occupancy with a high-quality tenant roster comprised of media/PR, advertising, banking and fitness companies.

1315 Lincoln Boulevard is located in the heart of Silicon Beach—Southern California’s technology center and home to over 600 tech, media, entertainment, and creative companies. Built in 2005, 1315 Lincoln Boulevard was designed and constructed to the highest institutional quality standards and is highlighted by a unique curvilinear façade with attractive window lines that allows for an abundance of natural light and spectacular views. Additionally, the building includes 136 parking spaces, equating to 5.77 spaces per 1,000 rentable square feet, which is at least double the average parking ratio in Santa Monica.



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**MADISON PARTNERS**  
12121 Wilshire Blvd, 900  
Los Angeles, CA 90025  
310.820.5959

**BOB SAFAI**  
310.442.3399  
DRE Lic #: 00978067  
*CONTACT FOR DETAILS*

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