

## **ALHAMBRA SNAGS \$29-MILLION LEASE**

*Alhambra*—Tenet Healthcare has signed a 10-and-a-half-year, \$29-million lease for 91,000 sf for an expansion at The Alhambra, the Ratkovich Co.'s 45-acre, one-million-sf office development along Fremont Avenue immediately adjacent to the San Bernardino (10) Freeway. The lease, which is among the largest in Los Angeles County this year, will consolidate Tenet operations that have been based in Palm Springs, Orange County and Marina Del Rey. It nearly triples Tenet's facilities at The Alhambra from the previous total of 35,400 sf occupied by two of its divisions. Tim Rose of National Real Estate Services Inc. negotiated the deal for Tenet Healthcare, with Bill Boyd, Linda Lee and Brendan Monaghan of Grubb & Ellis representing The Alhambra. The health-care company will take occupancy in a staggered schedule beginning in February and proceed through spring of 2004. Tenet will centralize all of its Southern California billing from the new space and will have around 500 employees at the site when it becomes fully operational. Tenet is one of a number of health-care organizations that have operations at The Alhambra, including Care 1st Healthplan, the USC Keck School of Medicine, the County of Los Angeles Department of Public Health Services and China International Medical University. The Alhambra development comprises more than 20 low-rise brick buildings grouped together around a landscaped and water-scaped central courtyard. The site also includes 22 acres of undeveloped land on which Ratkovich is planning to develop an additional 250,000 sf of build-to-suit facilities. The Ratkovich Co. acquired The Alhambra with partners from Santa Fe US Holdings in November 1999.—

*GlobeSt.com*