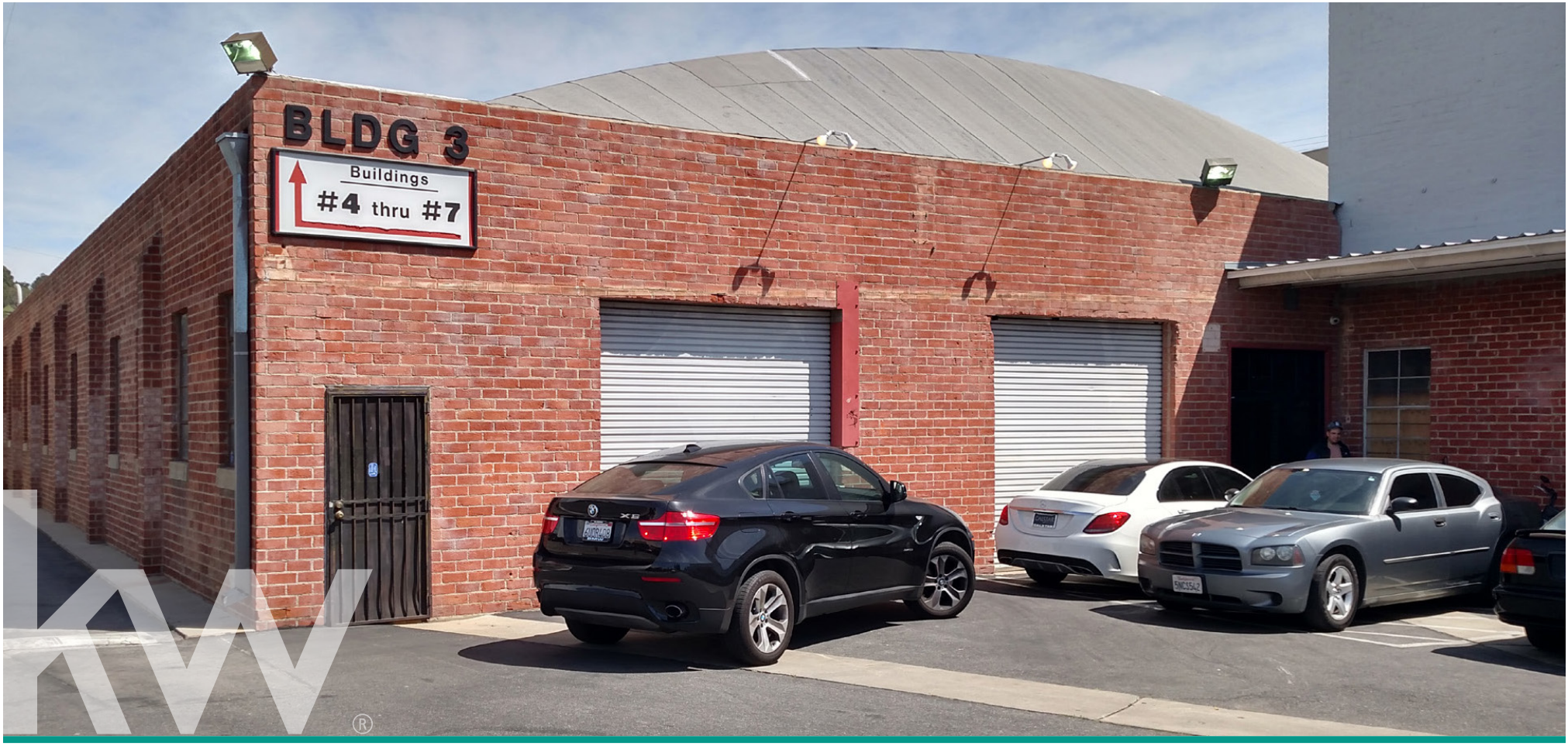


FOR LEASE: GLENDALE FREEWAY BUSINESS CENTER



3235 San Fernando Road, BLDG 3
Los Angeles 90065

LEASE RATE: \$1.45
Plus CAM Fees (\$0.07 cents psf)



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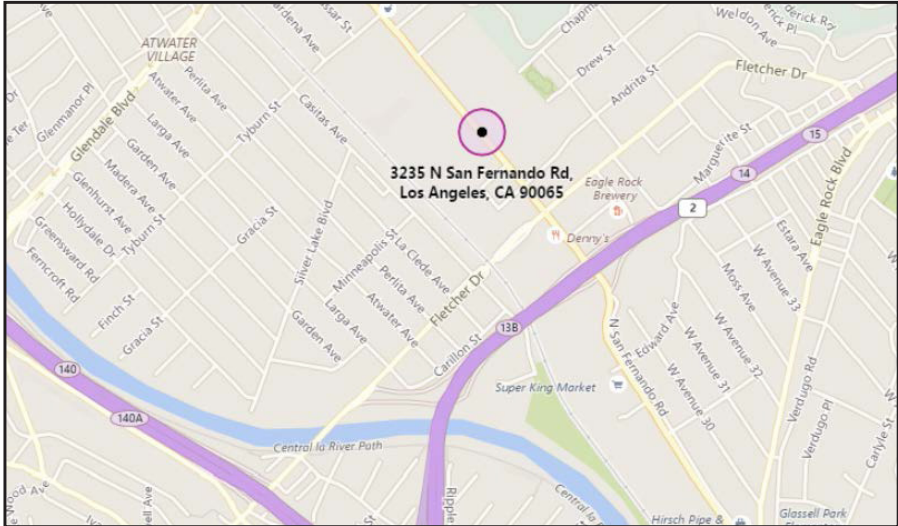


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PHOTOS

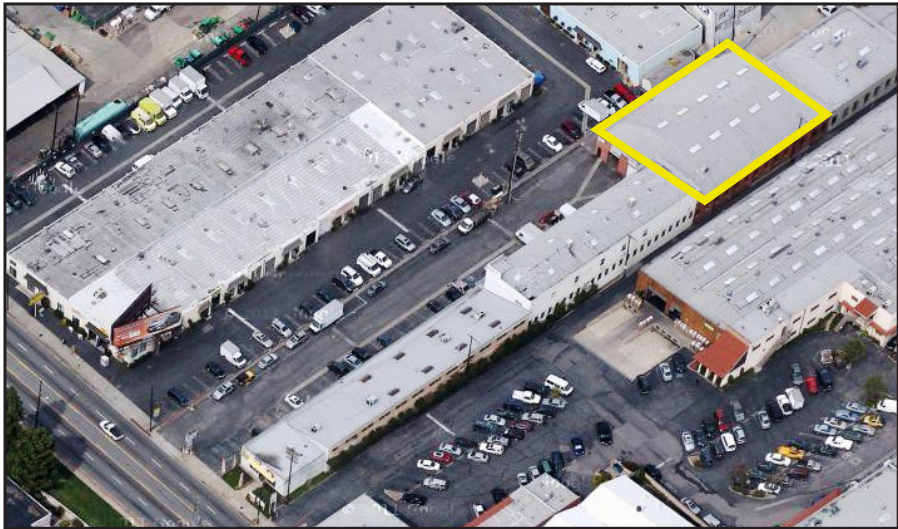
PROPERTY INFORMATION:

- Building Size: ±11,200 SF
- Power: 200A/277-480V/3P/4W
- Clear Height: 21 feet at highest point (Bow Truss)
- Loading: Two (2) ground level 10'x10' and One (1) 10'x12' (3 total)
- Parking: 13 spaces



HIGHLIGHTS:

- Glendale Freeway Business Center
- Immediate Access To 2, 5, and 134 Freeways
- Spacious Bow-Truss Design
- Great San Fernando Road Signage Opportunity
- Functional Loading Layout
- Very low CAM fees (\$0.07 cents psf)



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