



For Lease

11501 Hart Street Los Angeles, CA 91605

89,452 SF Industrial Building

David Harding

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Accelerating success.

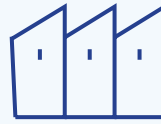
Building Highlights



Excellent North Hollywood Location



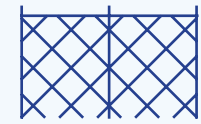
Heavy Power



Bow Truss Ceiling



M2 Zoning



Includes 30,000 SF Yard / Parking Area

Available SF	89,452
Asking Rate Per Month	\$111,815
Asking Rate PSF Per Month	\$1.25 G
Clear Height	12'-20'
GL Doors / Dim	10 (10'x12')
Power	2500A, 480V, 3P, 4W
Parking Spaces / Ratio	100 / 1.12:1
Office & Showroom SF	11,861
Restrooms	4
Yard	Fenced/Paved
Zoning	M2
APNs	2320-001-003, 2320-004-018, 2320-004-020
To Show	Call Agent



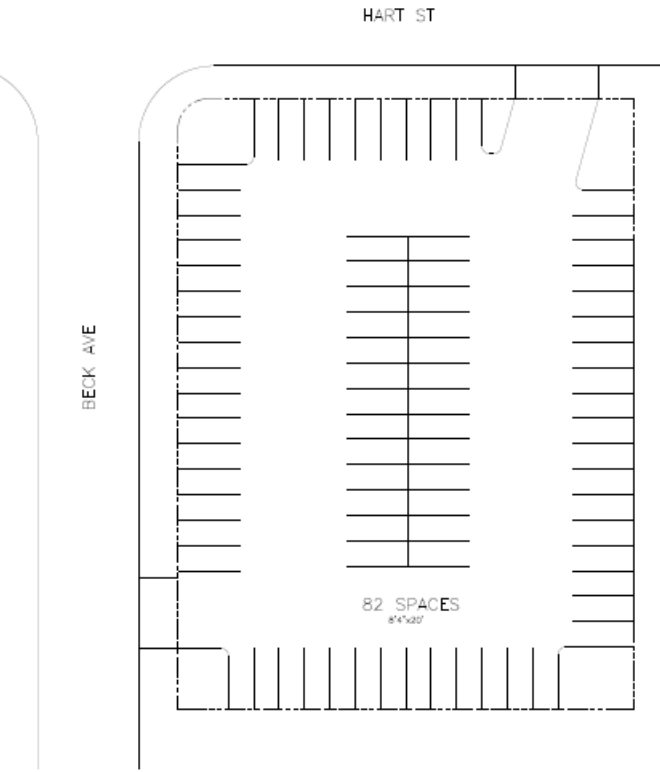
Notes: Electrical service quoted above is from info listed on power panel(s), however, that info may not be accurate. Buyer is responsible to have a licensed electrician confirm actual service & confirm zoning allows buyer's use.


Photos

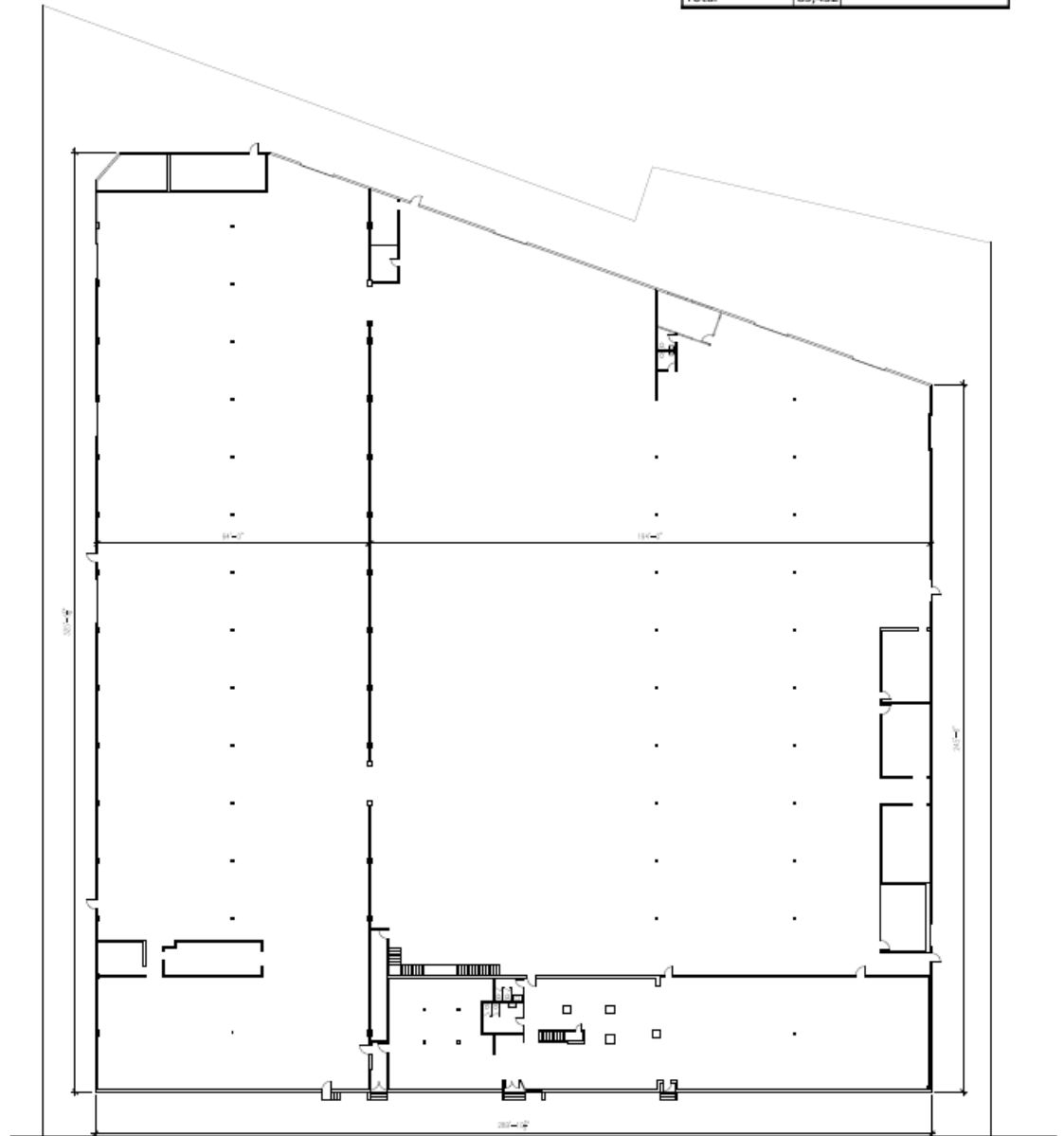


Layout

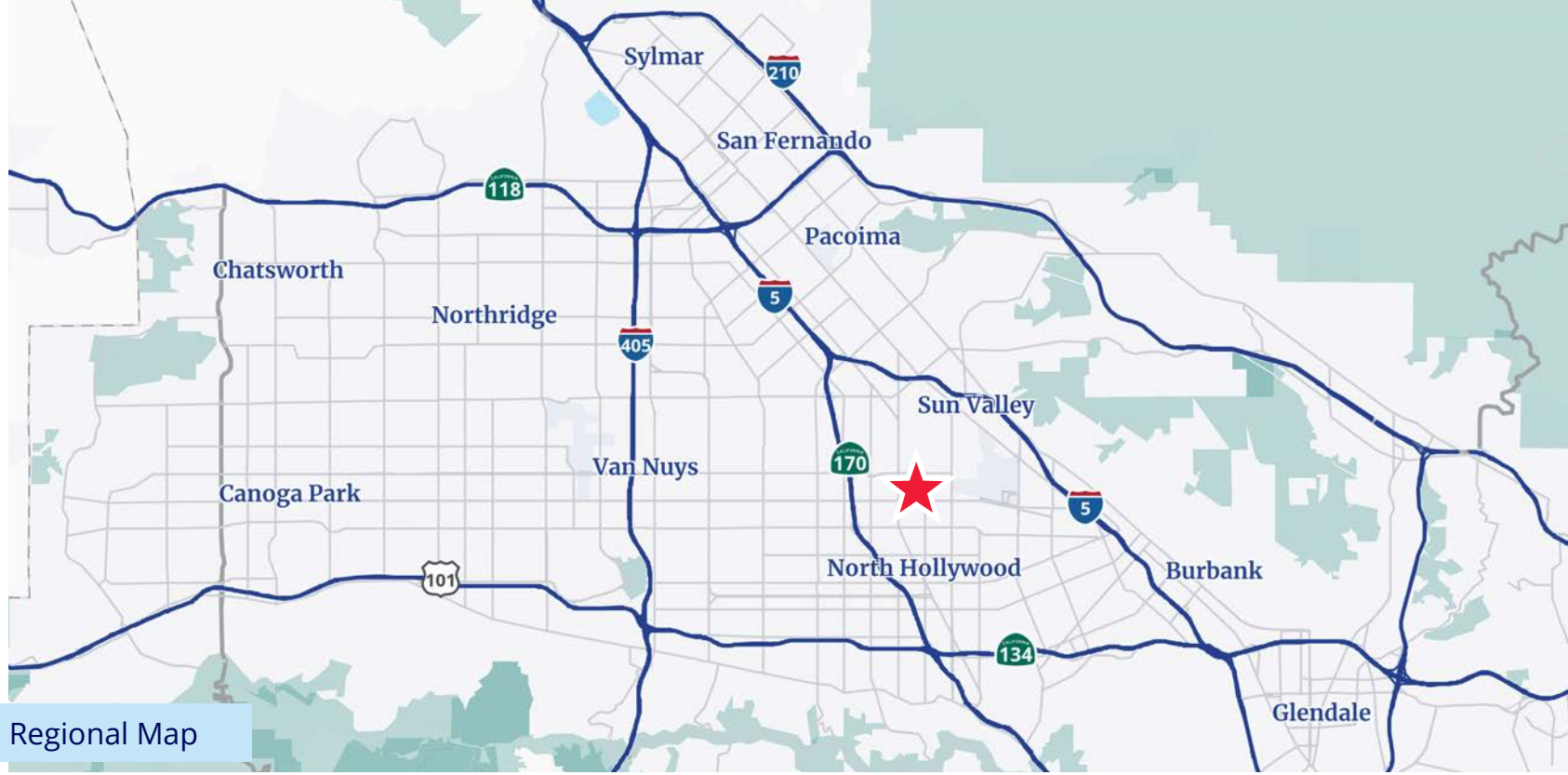
BOMA INDUSTRIAL DRIP LINE AREA CALCULATION	
Ground Level	85,391
Upper Level	4,061
Total	89,452



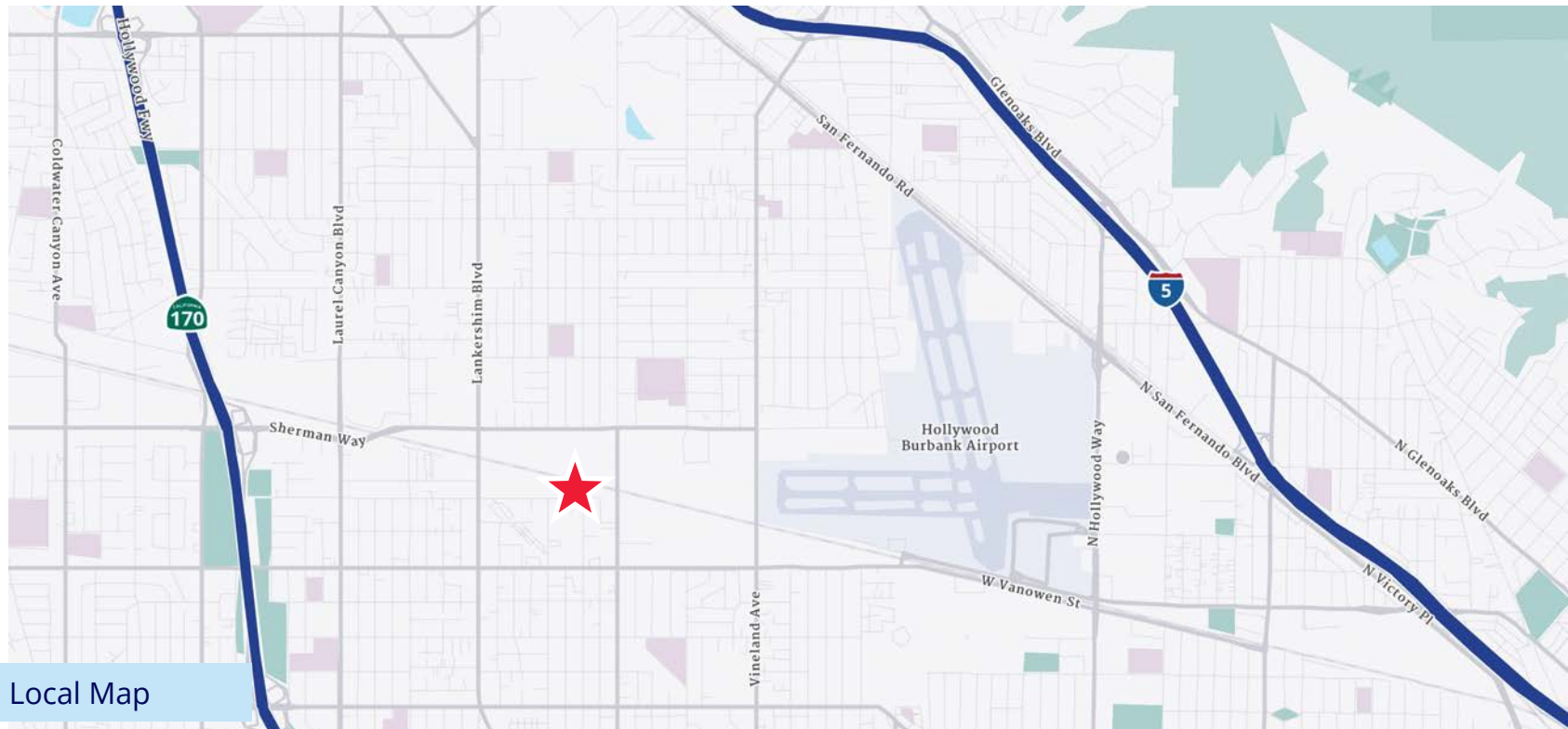
 **POTENTIAL PARKING PLAN AT ADJACENT LOT**
SCALE: 1" = 20'-0"



Location Maps



Regional Map



Local Map



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Contact Info

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