

12432 FOOTHILL

FOR LEASE

district
REALTY GROUP

12432 FOOTHILL BLVD || SYLMAR, CA

ASKING RATE: \$1.40 NNN (+ \$0.17/SF/Mo NNN Charges)

AVAILABLE SPACE: 15,524 RSF

PARKING: Plentiful Onsite Spaces (Uncovered)

ZONING: MR1P1

PROPERTY HIGHLIGHTS

- Plentiful Onsite Parking
- Soaring High 24' Ceilings
- Open Floor Plan
- Ground Level Loading/Drive-Ins

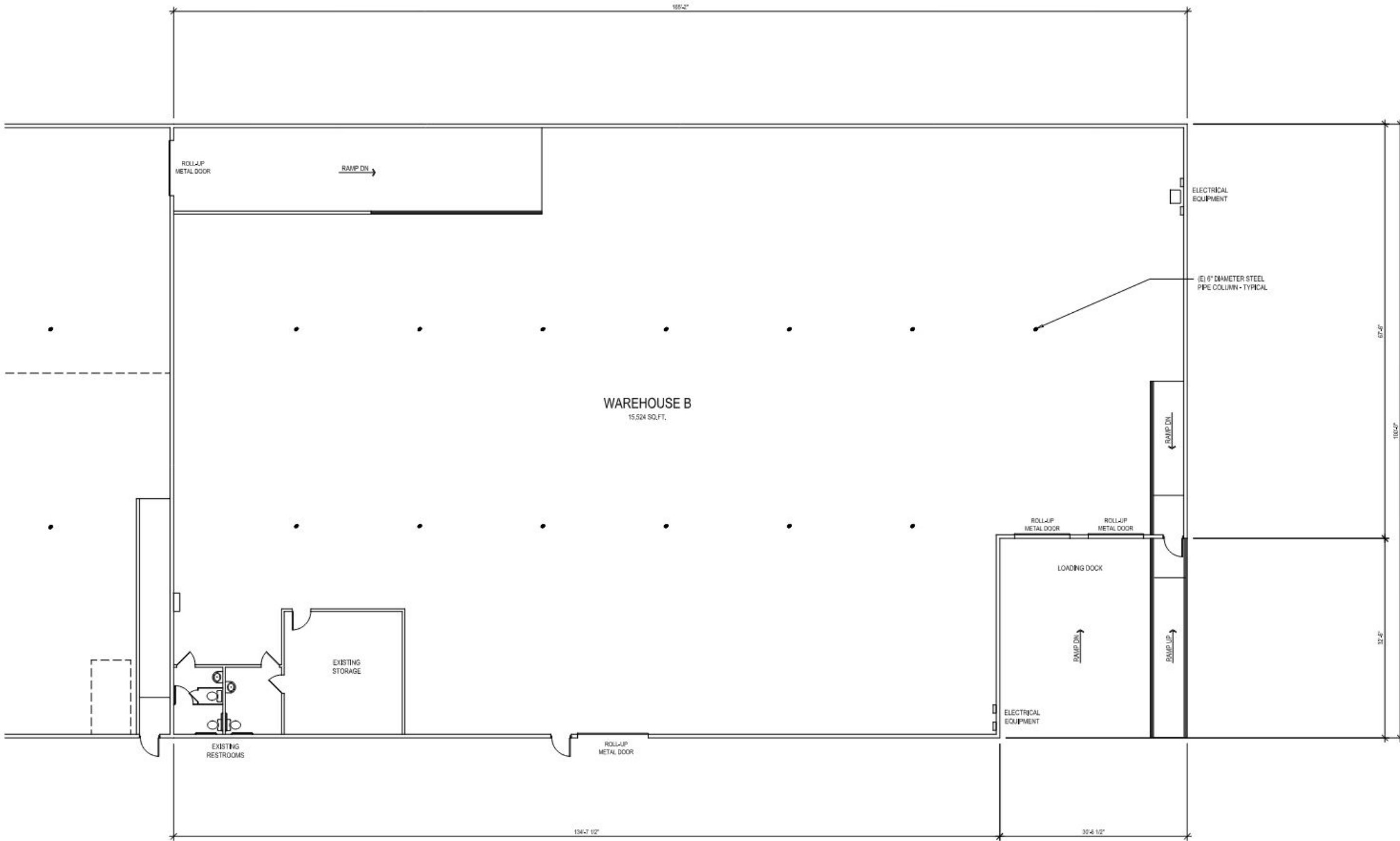
THE AREA

- Adjacent To The 210 and 118 Freeways
- 7 Minutes to Whiteman Airport, 8 Minutes to Hansen Golf Course and Hansen Dam
- Convenient to Numerous Restaurants, Retail, and Other Amenities

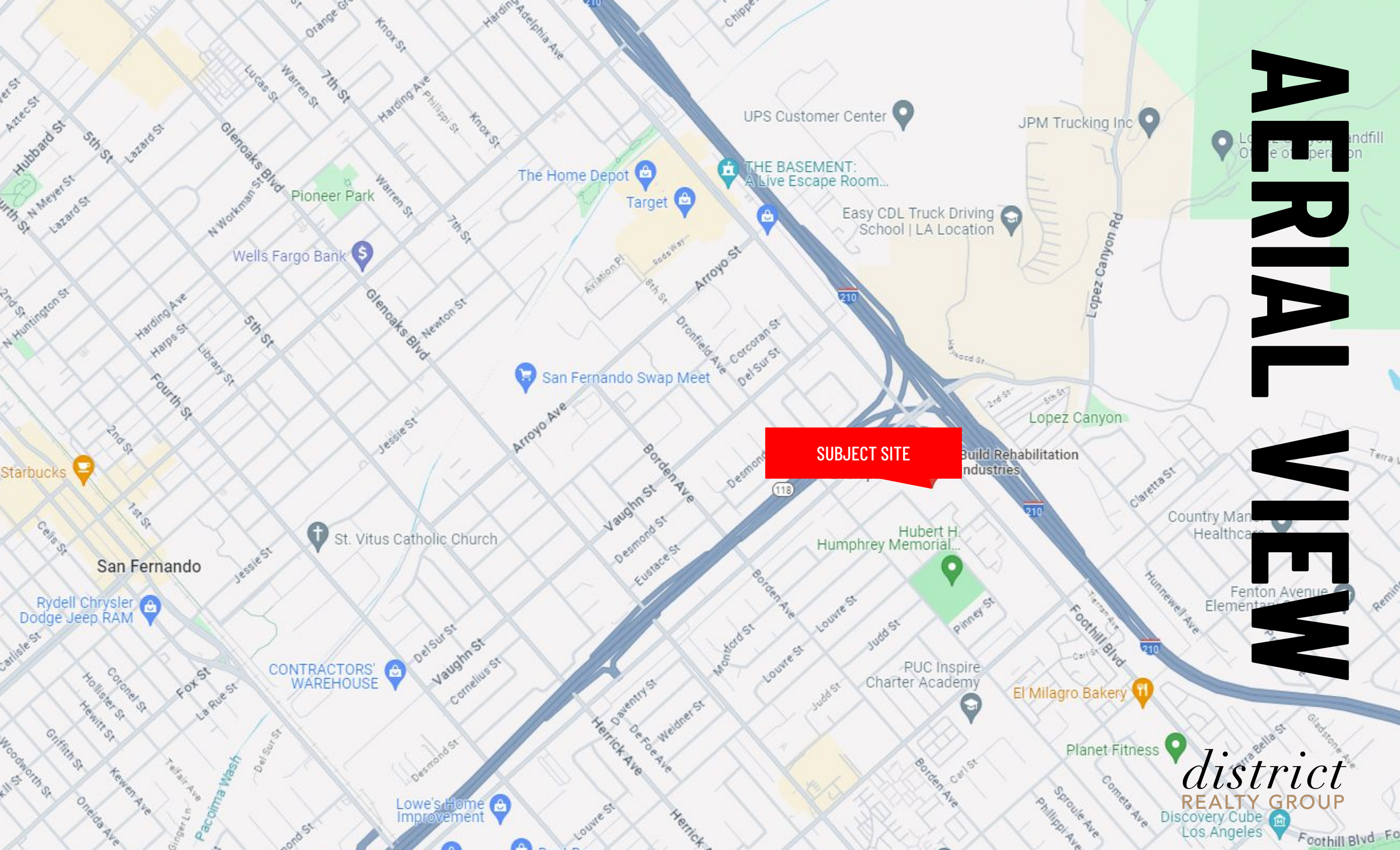
**All uses, sizes, information, and dimensions contained herein must be verified by buyer/tenant and subject to terms and conditions.*



FLOOR PLAN



AERIAL VIEW



SUBJECT SITE



SUBJECT SITE

High Temp Metals

Vision Scenery Corporation Inc

Creative LA

Print 2Day

Pacific Pads, Inc

J. Gabin Plumbing Corporation

Hillary T. Broadous Elementary School

Hillary Broadous Early Educational Center

Wholesale Arts & Frames Art supply store

LA. Wheel and Wheel store

Picture Build Award-Winning Pool Designs

Extra Space Storage

TecStone

district
LakeView Terrace
APARTMENTS GROUP



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REALTY GROUP

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