JLL

FOR SALE | FOR LEASE

2815 Winona Ave

Burbank, CA 91504

CORPORATE IMAGE / INDUSTRIAL PERFORMANCE / SELLER FINANCING

The Offering

Prestige Meets Performance in Prime Burbank

JLL presents a rare opportunity to acquire or lease a premier corporate image industrial facility in Burbank's coveted M2 zoned corridor. This exceptional property delivers the perfect balance of corporate prestige and industrial functionality, positioned with immediate access to major transportation arteries and Hollywood's entertainment district. The facility offers unmatched versatility for discerning owner-users or investors seeking premium industrial assets that command marketleadership in the Greater San Fernando Valley. Buyer has the option for seller to carry a 1st Trust Deed. Call agent for details.

Property Highlights:

Exceptional Parking Density:
2.14/1,000 SF (55 spaces)

Private Yard Expansion Potential:
Secure fencing capability

Premium Loading Infrastructure:
22′ clear height + dock high access

Pricing:

For Sale:
$415/SF ($10,673,800)

For Lease:
$1.75/SF/NNN

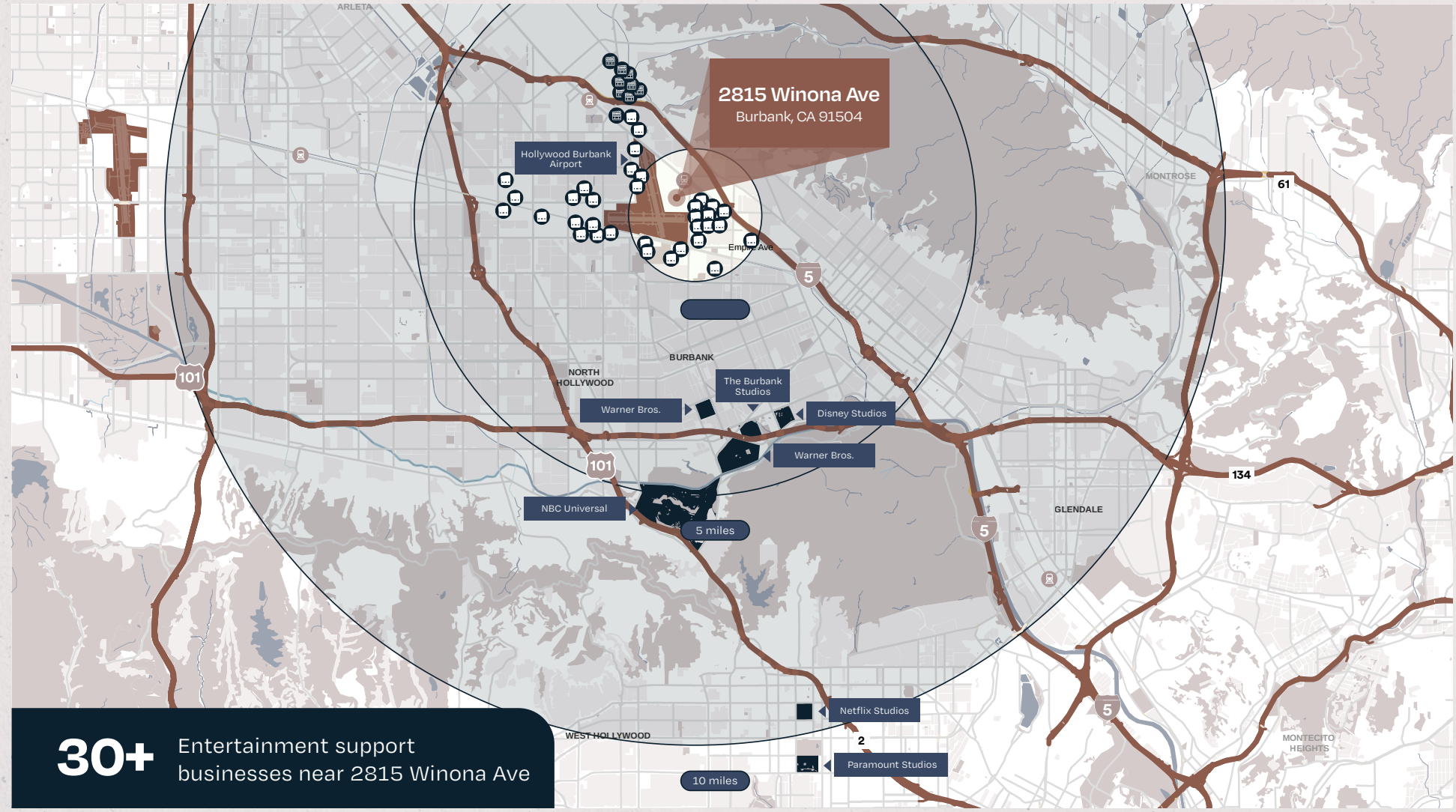
Major Studios & Entertainment Hub

Bob Hope Airport Proximity:
Direct access to national transportation network

Major Freeway Connectivity:
I-5, 134 and 101 intersection for logistics efficiency

Entertainment District Access:
Minutes from Hollywood's major studios and production facilities

Corporate Prestige:
Premium business address in LA's most sought-after industrial market



30+ Entertainment support businesses near 2815 Winona Ave

JLL

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