

HAZELTINE COMMERCE CENTER  
**±3,723 SF**  
VAN NUYS, CA

AVAILABLE FOR LEASE

**\$1.75 PSF/ MG**  
**+ \$0.20 CAM**



PROPERTY DETAILS

- **3,723 SF w/ 1,848 SF Office** in Hazeltine Commerce Center
- **Mezzanine** open second floor space
- **Best in Class** warehouse facility with 17' ceiling clearance
- **Central Valley** Location with easy access to the 405, 5, 170, and 101 Freeways
- **Rear roll-up door** for seamless loading and unloading
- **Front unit entrance** for optimal accessibility
- **Ideal** for businesses seeking a well-located, functional warehouse space

GET IN TOUCH

 **FEDER & ASSOCIATES**  
COMMERCIAL REAL ESTATE  
SERVICE BEYOND EXPECTATION®



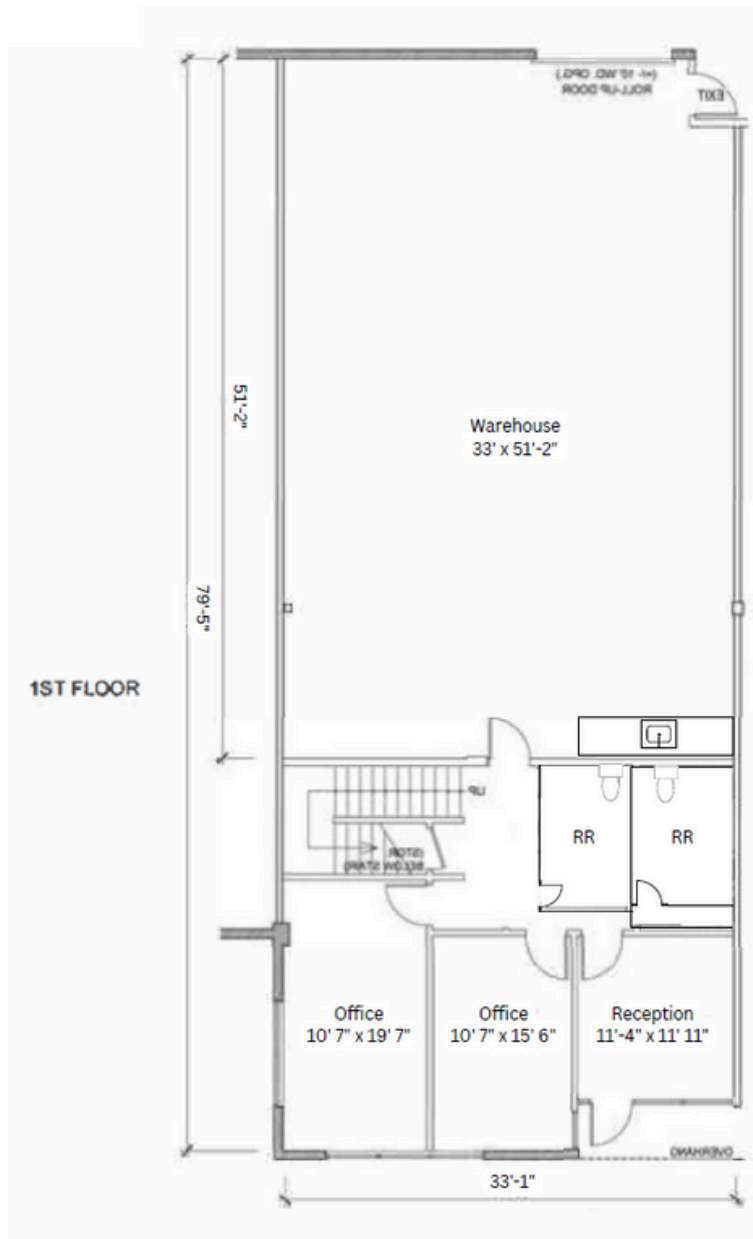
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**AS-BUILT PLAN**  
14141 COVELLO STREET  
SUITE 9D  
VAN NUYS, CA 91405  
1ST & 2ND FLOORS

