



## For Lease

### 26,579 SF Industrial Building

14600 Arminta St  
Panorama City, CA 91402



Accelerating success.

**Matt Dierckman**

License No. 01301723

+1 818 334 1870

Matt.Dierckman@colliers.com

**David Harding**

License No. 01049696

+1 818 334 1880

David.Harding@colliers.com

**Greg Geraci**

License No. 01004871

+1 818 334 1844

Greg.Geraci@colliers.com

**Billy Walk**

License No. 01398310

+1 818 334 1898

William.Walk@colliers.com

**Colliers**

505 N Brand Blvd  
Suite 1120  
Glendale, CA 91203

**www.colliers.com**

# Building Highlights



Prime Central Valley  
Location



Excellent 405  
Freeway Access



Dock High  
Loading



Heavy  
Power



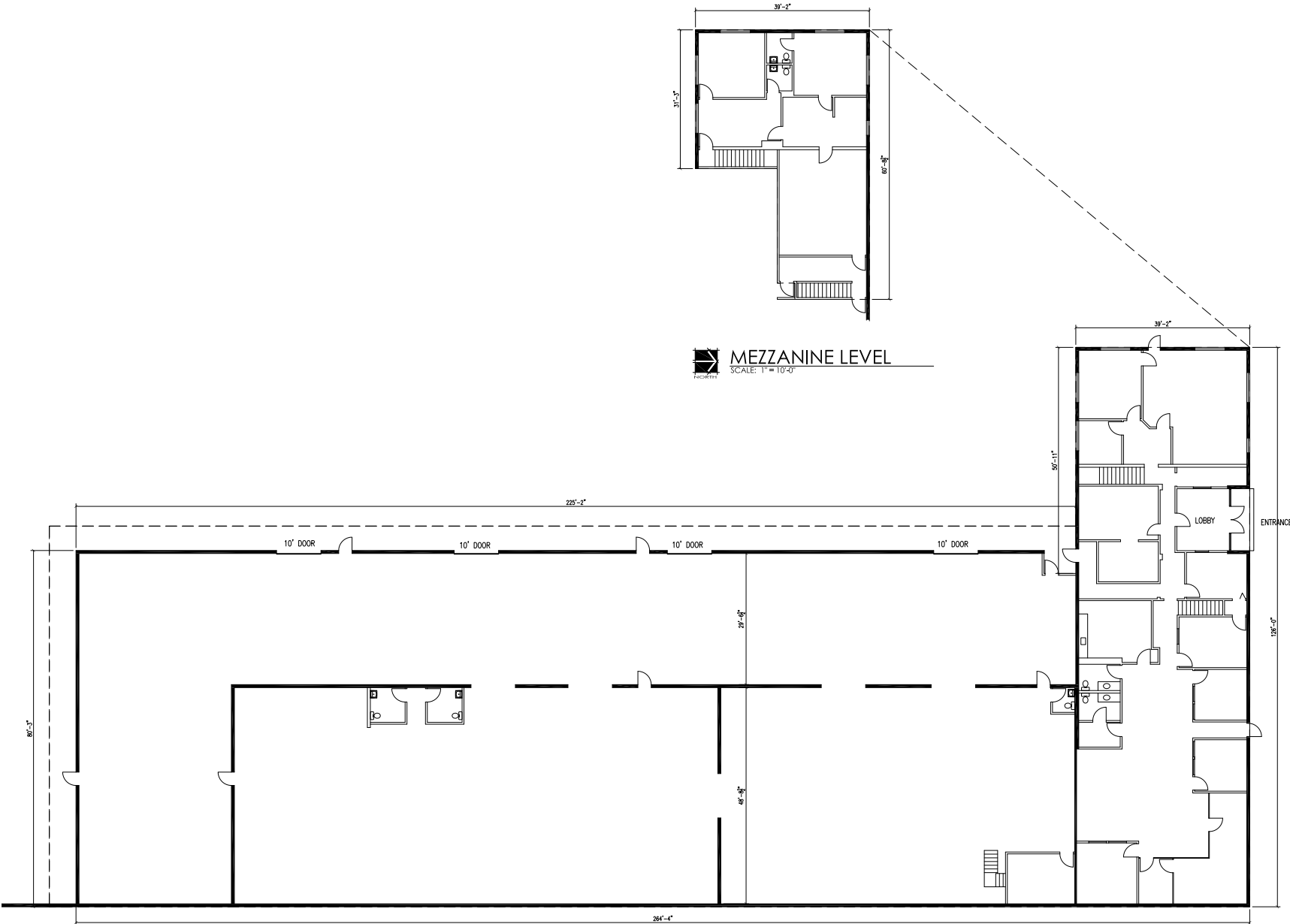
Low Cost  
Alternative

|                |                                    |
|----------------|------------------------------------|
| Available SF   | 26,579                             |
| Lease Rate PSF | \$1.15 Gross                       |
| Monthly Rent   | \$30,566                           |
| Clear Height   | 15' - 16'                          |
| DH Doors       | 2                                  |
| GL Doors       | 4                                  |
| Power          | A: Estimated 800-1400, Ph: 3, W: 4 |
| Parking Spaces | 40 / 1.5:1                         |
| Office SF      | 6,756                              |
| Restrooms      | 3                                  |
| Zoning         | LAM2                               |
| Yard           | Fenced / Paved                     |
| To Show        | Call Broker                        |



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

# Floor Plan





## Contact Info

### Matt Dierckman

Executive Vice President

Lic. 01301723

+1 818 334 1870

Matt.Dierckman@colliers.com

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+1 818 334 1880

David.Harding@colliers.com

### Greg Geraci

Executive Vice President

Lic. 01004871

+1 818 334 1844

Greg.Geraci@colliers.com

### Billy Walk

Senior Vice President

Lic. 01398310

+1 818 334 1898

William.Walk@colliers.com

### Kevin Carroll

Senior Associate

Lic. 02078759

+1 818 334 1892

Kevin.Carroll@colliers.com



505 N Brand Blvd  
Suite 1120  
Glendale, CA 91203  
[www.colliers.com](http://www.colliers.com)

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