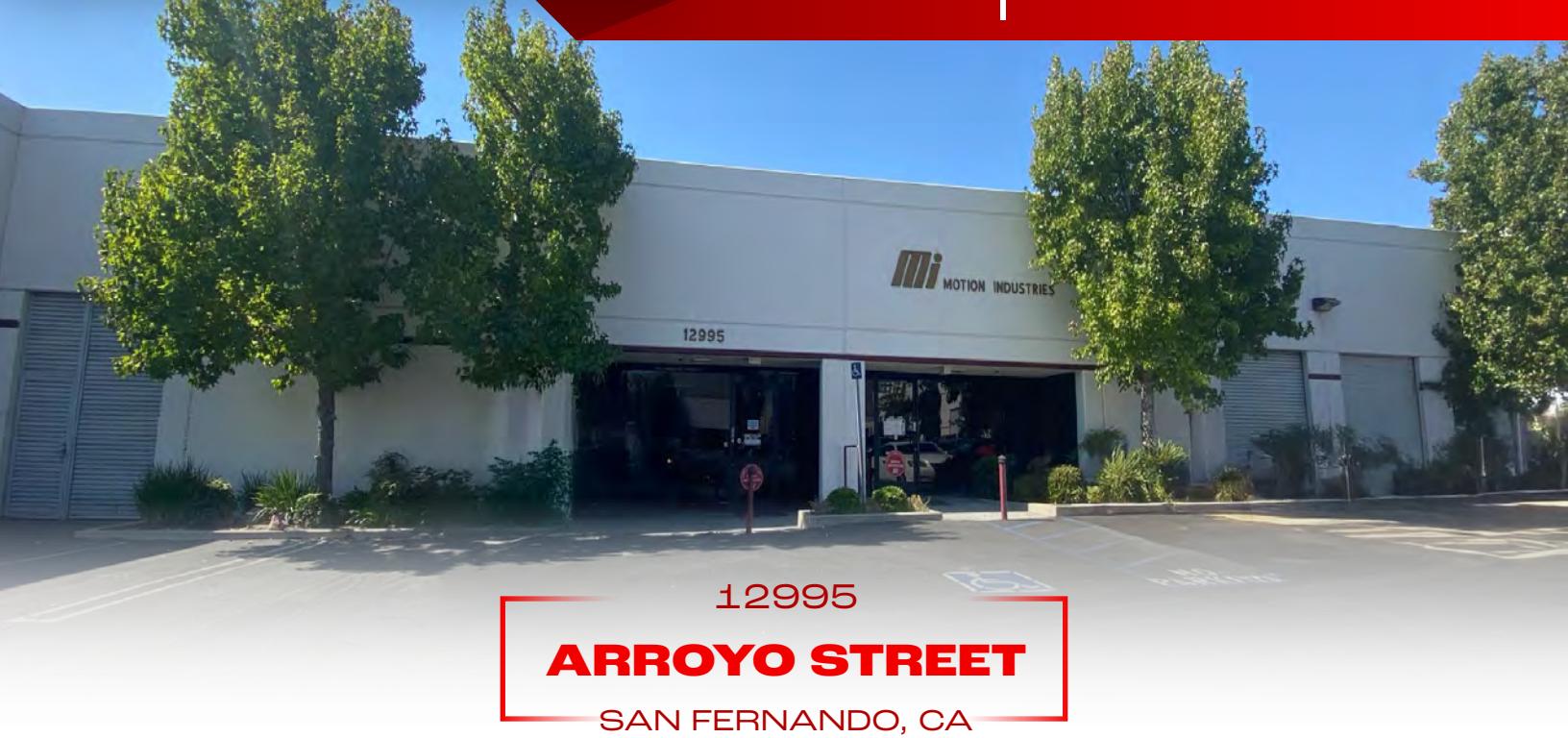


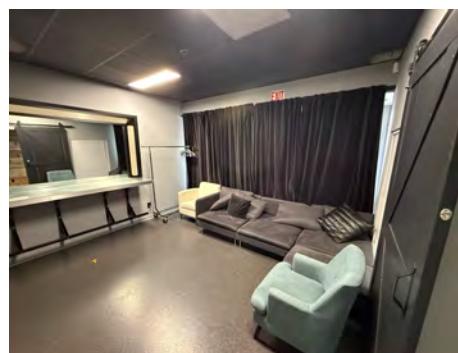
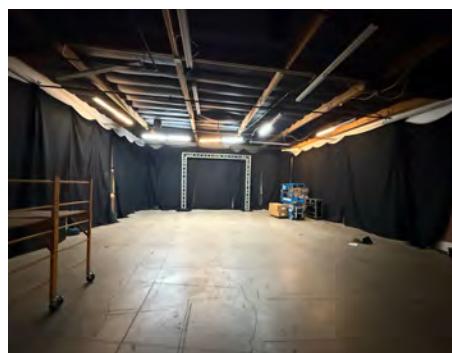
FOR LEASE

5,664 SF | \$1.45 PSF GROSS



PROPERTY HIGHLIGHTS

- ± 2,764 S.F. OF HIGHLY IMPROVED OFFICE/PRODUCTION SPACE
- ± 2,896 S.F. OF WAREHOUSE
- FUNCTIONAL WAREHOUSE W/16' CLEARANCE
- HIGH-IMAGE INDUSTRIAL PARK
- LOCATED NEAR THE 210 & 118 FREEWAYS
- GREAT FOR PRODUCTION AND PODCASTING



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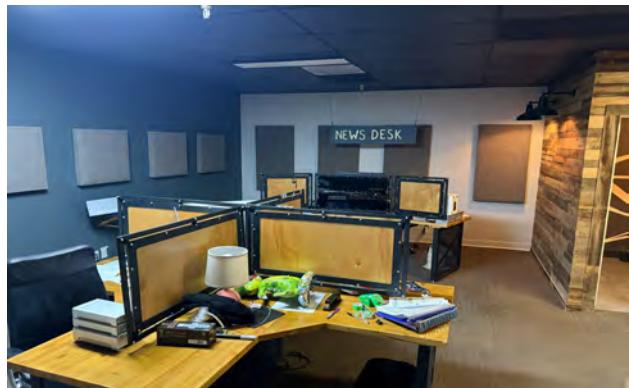
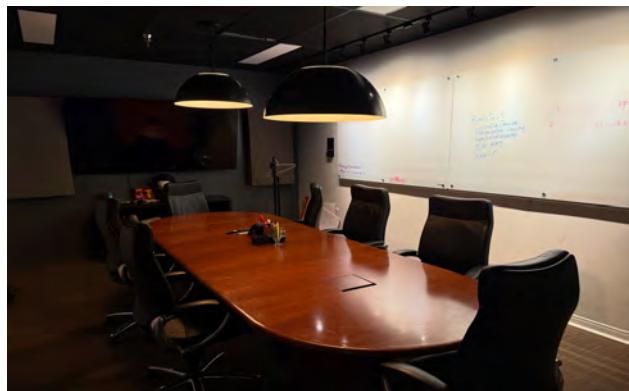
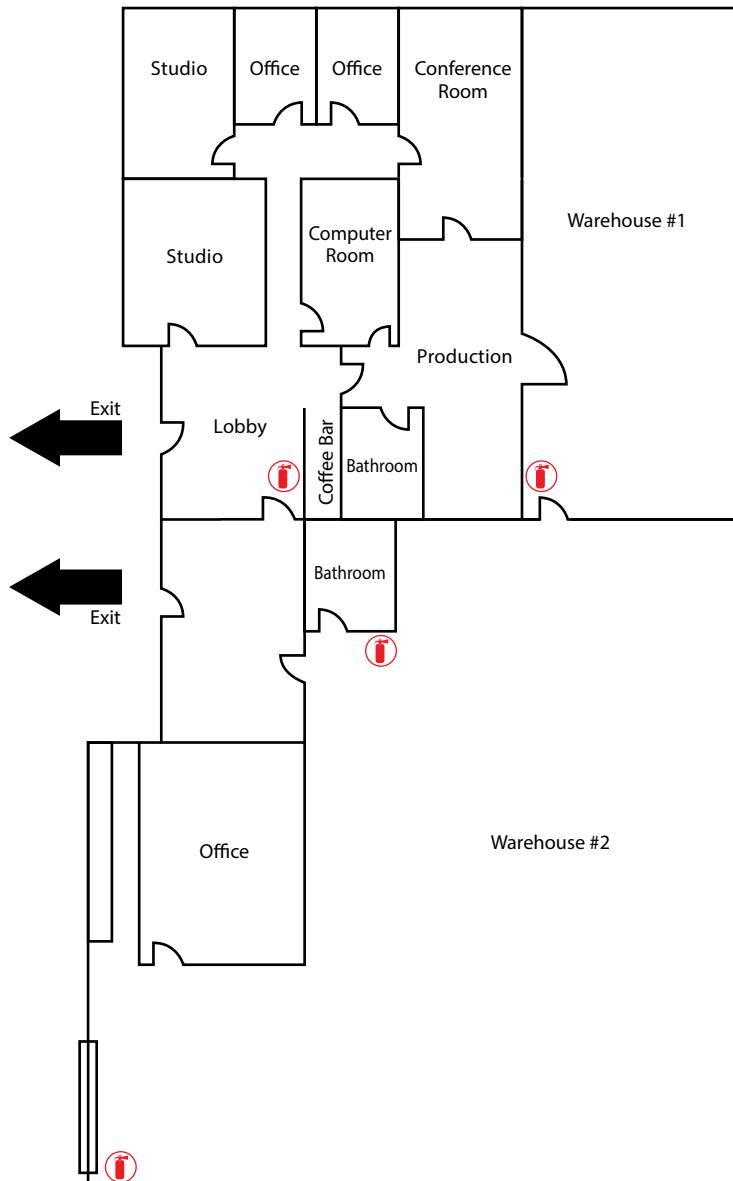


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