



Prime San Fernando Valley Location / Exceptional High Image Facility
Unique One Of A Kind Opportunity / Newly Renovated
Terrific Access to 5 & 2 Freeways / Close Proximity to Disney,
Dreamworks, & Arts District



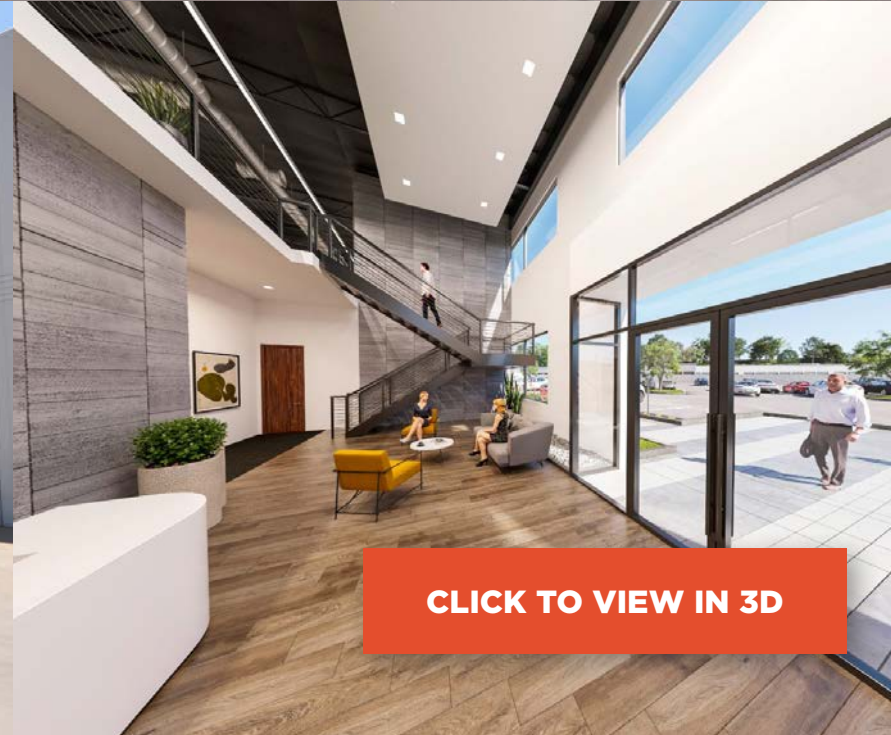
116,158 SF AVAILABLE FOR LEASE

PREMIER CORPORATE HEADQUARTERS OPPORTUNITY, FULLY RENOVATED INTERIOR & EXTERIOR
2800 Casitas Avenue | Los Angeles, CA 90039



PROPERTY HIGHLIGHTS

- 116,158 SF Facility featuring 19,277 SF of Brand New Modern Two Story Office Space
- Complete Interior & Exterior Modernization
- 24' Warehouse Ceiling Clearance
- 6 Dock High Loading Doors with Edge of Dock Levelers
- 2 Ground Level Loading Doors
- Power: 5400A, 277/480V, 3Ph
- New Warehouse LED Lighting with Motion Sensor Controls
- 201 Parking Spaces (1.7:1 Ratio)
- ESFR Sprinkler System
- Drought Tolerant Exterior Landscaping
- LEED Silver Construction
- Strategic Location - Minutes to 5 & 2 Freeways, Adjacent to Frogtown and Future Revitalized LA River Bowtie Project
- Touchless Restroom Fixtures
- Outdoor Employee Break Area



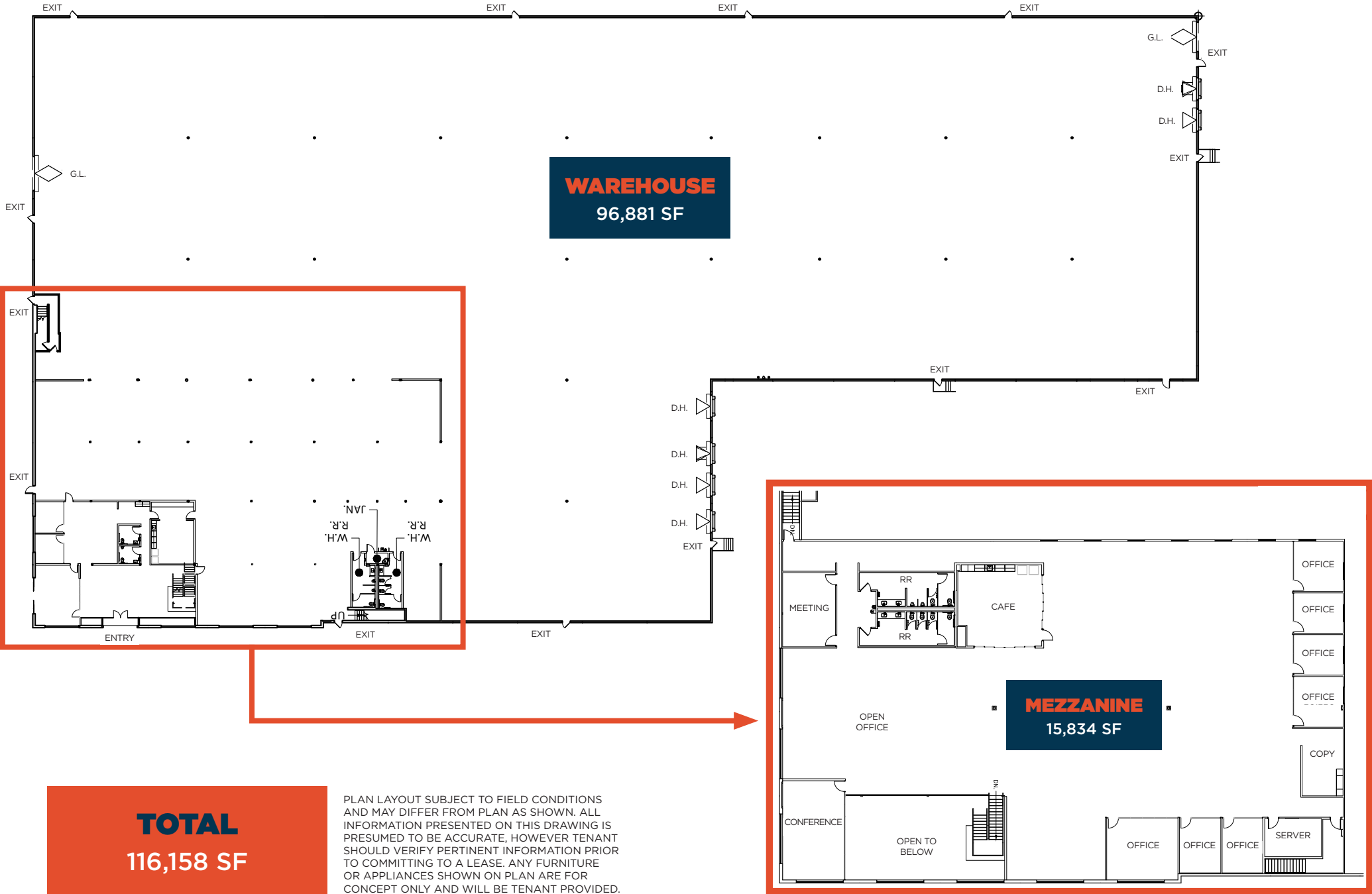
[CLICK TO VIEW IN 3D](#)



**CLICK TO VIEW
PROPERTY WEBSITE**

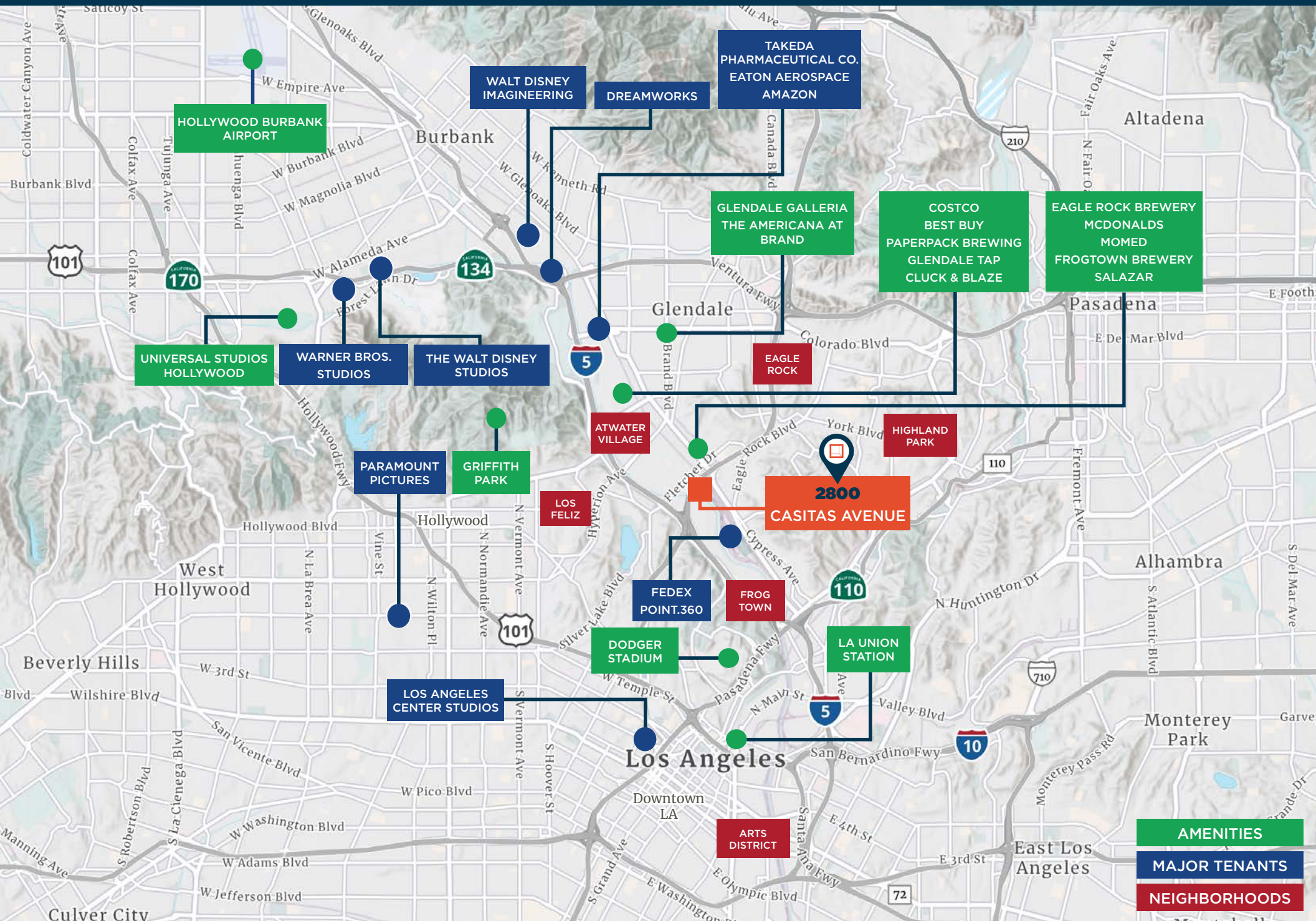


BUILDING: 116,158 SF
LAND AREA: 247,425 SF / 5.68 AC
PARKING: 201 spaces



Property Location

2800 CASITAS AVENUE





**Rexford
Industrial**

Leasing Contacts

DAVID HARDING

Executive Vice President
818.334.1880
david.harding@colliers.com
LIC # 01049696

GREG GERACI

Executive Vice President
818.334.1844
greg.geraci@colliers.com
LIC # 01004871

Matt Dierckman

Executive Vice President
818.334.1870
matt.dierckman@colliers.com
LIC # 01301723

Billy Walk

Senior Vice President
818.334.1898
william.walk@colliers.com
LIC # 01398310

Kevin Carroll

Associate
818.334.1892
kevin.carroll@colliers.com
LIC # 02078759



Colliers

505 N Brand Blvd, Suite 1120
Glendale, CA 91203
www.colliers.com

This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2023. All rights reserved.