

## Medical/Office Space for Lease 11260 WILBUR AVENUE



<b>LOCATION:</b>	11260 Wilbur Avenue Porter Ranch, Ca 91326 (SEC of Rinaldi Street & Wilbur Avenue)
<b>SIZE:</b>	Unit 301 – 1,852 +/- square feet
<b>RENTAL RATE:</b>	\$2.00 per square foot, NNN (\$1.50 psf)
<b>OCCUPANCY:</b>	May 2026
<b>PARKING:</b>	Excellent free parking
<b>COMMENTS:</b>	* Located close to the 118 freeway & Reseda Blvd. * Garden style building with patio access * Good office layout with nice window line

### FOR MORE INFORMATION OR A TOUR, PLEASE CONTACT:

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