



Below Market Sublease in Calabasas

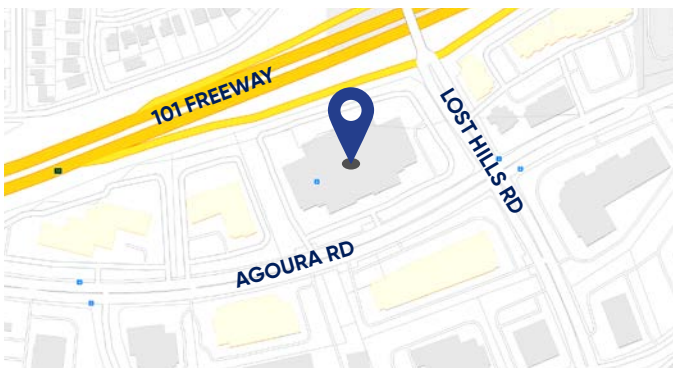
26801 Agoura Rd
Calabasas, CA 91301

Sublease Available

Space Profile

Premises	Office:	7,977 SF
	Warehouse:	<u>13,386 SF *</u> 21,363 SF
Rental Rate	Office:	\$1.65 FSG
	Warehouse:	<u>\$0.75 Gross</u> (Net of janitorial)
Office and warehouse can be leased separately or together.		
Term	Through August 31, 2022	
Availability	Immediately	
Parking	Free surface parking	

Map



Features

Office Area

- Private entrance (to be constructed)
- Open - flexible layout with perimeter offices and workstations
- Office furniture included
- Below market - full service gross rental rate

Warehouse Area

- Rear access space
- AC cooling with drop ceiling
- 1-2 dock-high loading doors available, partially or exclusively
- Below market - gross rental rate
- *Dock not included in warehouse SF

- Excellent 101 freeway access
- Stable sublandlord
- Nearby amenities
- Access to full service, on-site cafeteria might be available

For More Information

Carlo Brignardello

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Bram White

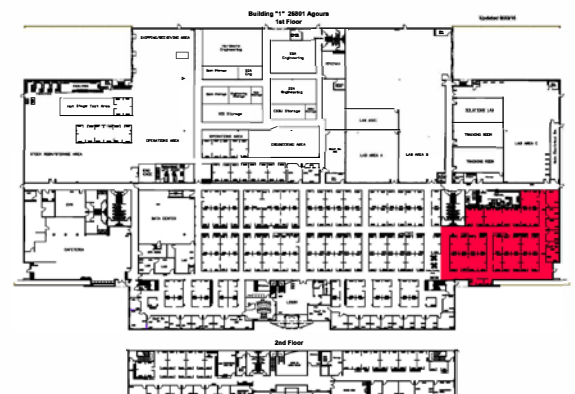
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11726 San Vicente Blvd., Suite 500, Los Angeles, CA 90049

Office Area Floor Plan - 7,977 SF



Key Plan

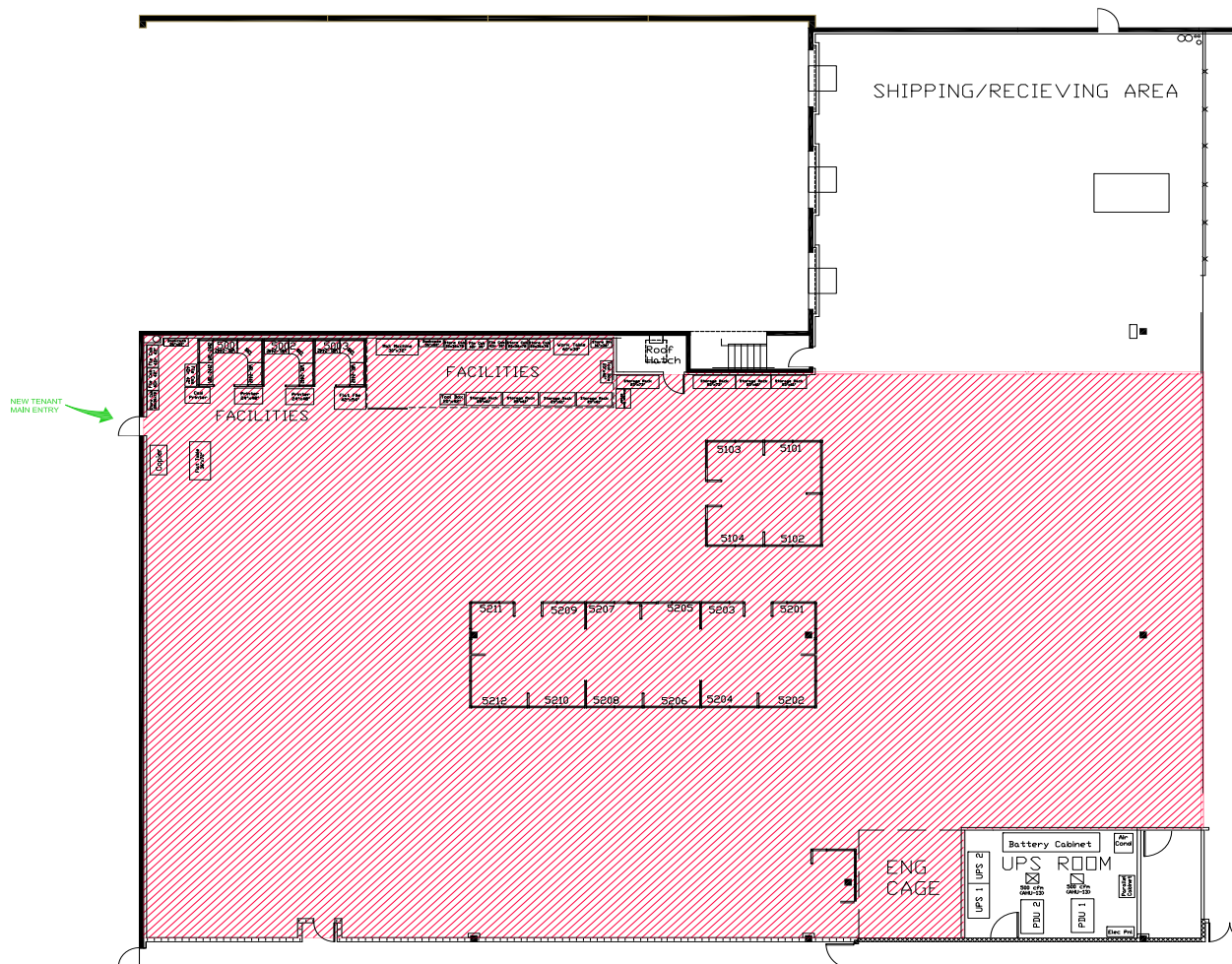


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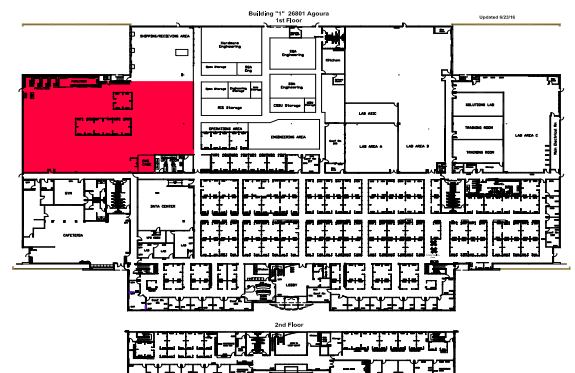
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Warehouse Area Floor Plan - 13,386 SF



Key Plan



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Interior Office Photos - 7,977 SF



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Warehouse Area Photos - 13,386 SF

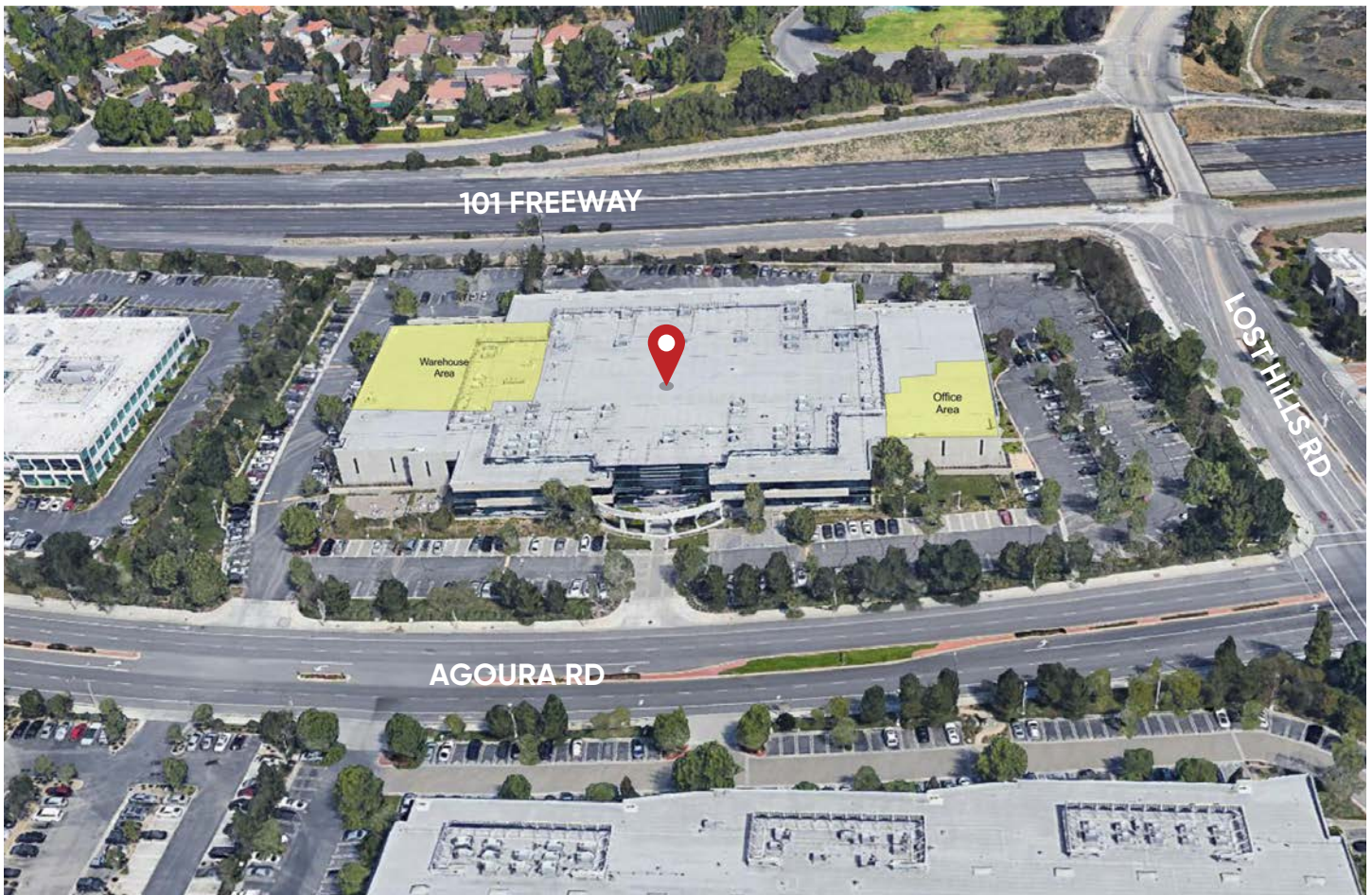


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Aerial View



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