

28790

Chase Place

28790 Chase Place, Unit 1,
VALENCIA, CALIFORNIA

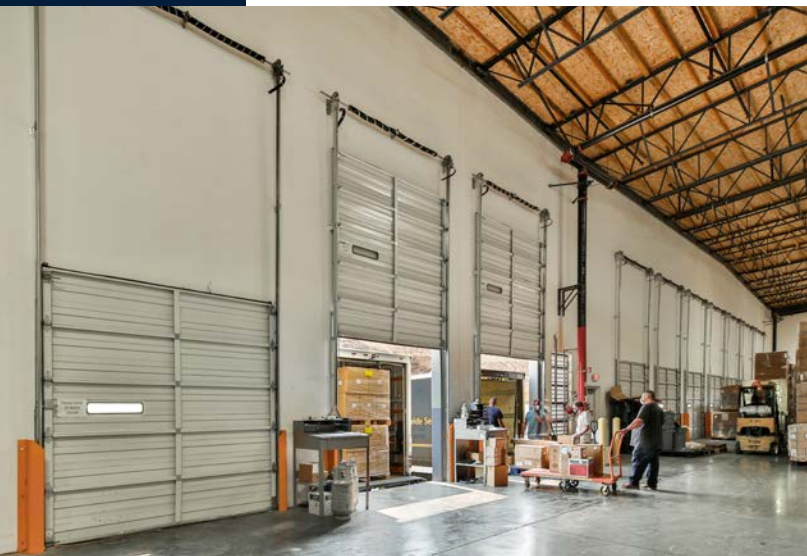
AVAILABLE FOR
SUBLEASE

52,808 SF
STATE-OF-THE-ART CLASS A
Industrial Building

Your Workplace. **ELEVATED,**

CBRE

YOUR WORKPLACE. ELEVATED.





PROJECT HIGHLIGHTS

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PRESTIGIOUS
BUSINESS PARK
ENVIRONMENT



State of the Art Class "A"
Industrial Building



Part of the Master Planned
Valencia Commerce Center



Amenity-rich environment with
many retail and food services in the
immediate area



Large Fenced Truck Court



10 Dock High Doors
30 Foot Min Clearance
ESFR Sprinklers



Immediate access to Highway 126 and
I-5 via Commerce Center Drive



Unbelievable Views of
Santa Clarita Valley



Nicely Appointed Office Space with
Office and Warehouse Restrooms



PROPERTY DETAILS



ADDRESS	28790 Chase Place, Unit 1, Valencia, CA 91355
AVAILABLE SF FOR SUBLEASE	52,808
TERM	Sublease Through 12/31/25. Potential for longer direct lease
OFFICE SF	1,630
CLEAR HEIGHT	30'
DOCK HIGH LOADING	10
GROUND LEVEL LOADING	
LEASE RATE/Mo.	\$58,089 (\$1.10/SF) NNN
POWER	TBD Amps; 480/277 Volt
SPRINKLERS	ESFR
PARKING	69 Car Stalls
YARD	Fenced (Shared)
RESTROOMS	4
OFFICE HVAC	Heat and AC

VALENCIA LIFESTYLE

Local culture mingles with luxe style in scenic North Los Angeles. Embraced by greenery, rolling hills and endless amenities, the Valencia area invites. Just steps away from premier dining/retail options and a bustling local culture, 28790 Chase Place represents a rare opportunity to expand your business in one of the most desirable submarkets in the US. There's more. In just the last 20 years, the Santa Clarita Valley has experienced an enormous housing boom and this area is flourishing with both exclusive residential communities and gorgeous multi-housing units alike.



THE PERFECT
BLEND OF LOCAL
CHARM AND
LUXE STYLE





AREA AMENITIES



Minutes from Valencia Town Center, Town Center Drive, Valencia Marketplace, Restaurant Row and Bridgeport Marketplace featuring scores of restaurants and shops.



Wide array of available housing opportunities from entry level condominiums and apartment communities to executive estates.



Close proximity to Valencia Country Club, The Oaks Golf Club and 25 miles of pedestrian paseos.



Valencia, Santa Clarita Valley and nearby San Fernando Valley offer a large and diverse and well educated workforce.



The Santa Clarita Valley is also home to a number of exceptional learning institutions including College of the Canyons and its new University Center, The Masters College and California Institute of the Arts. In addition, seven major universities are located within a 40 minute drive including California State University, Northridge, University of Southern California, University of California, Los Angeles, California Institute of Technology, Loyola Marymount University, Pepperdine University and Occidental College.

A VIBRANT
CLASH OF
COFFEE,
COMMUNITY
AND CULTURE
JUST MINUTES
AWAY

SITE

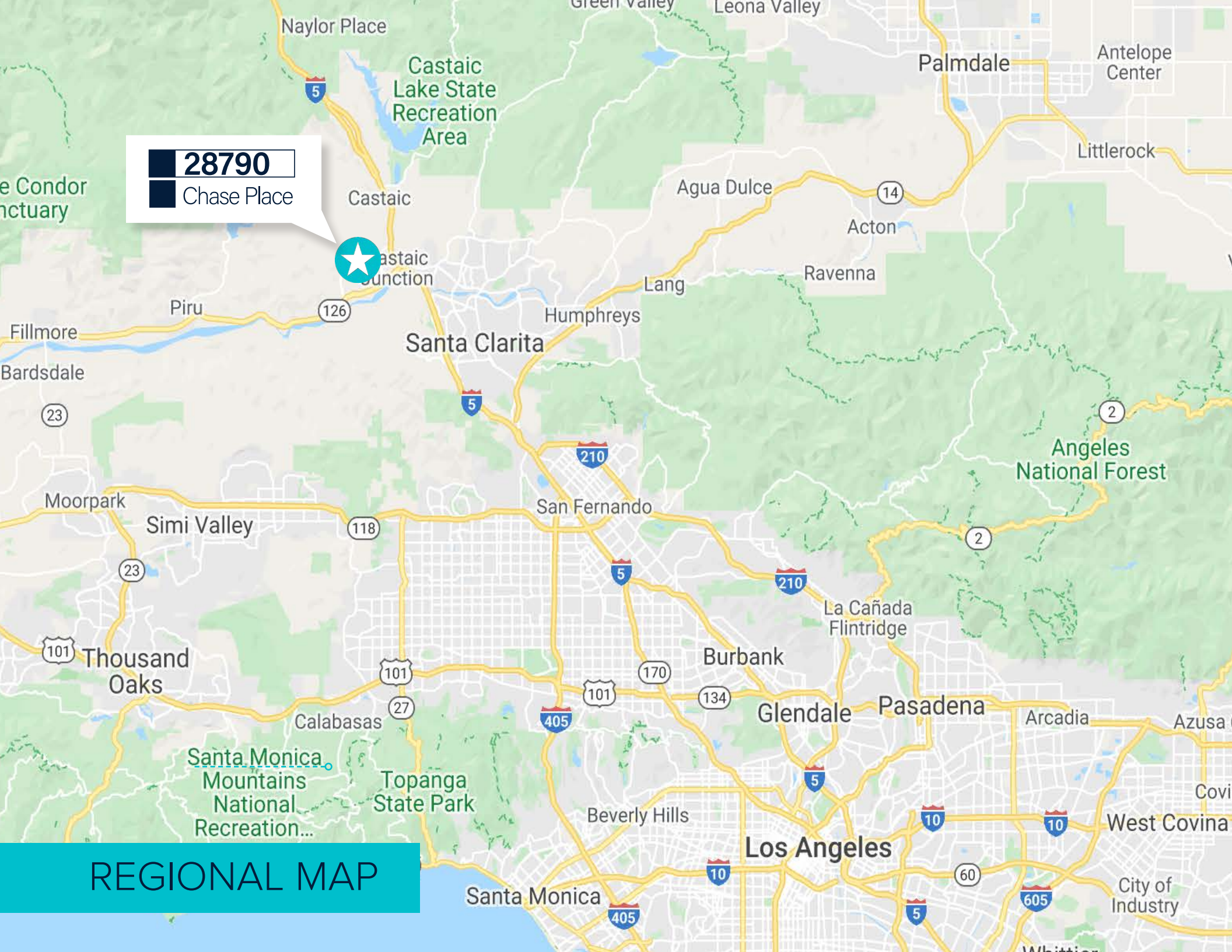


DRIVE TIMES

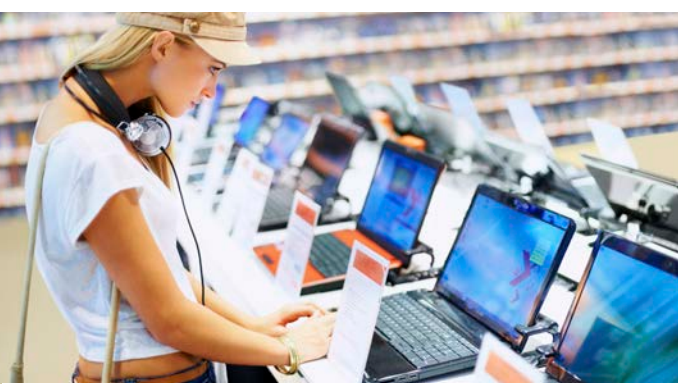
TO LOS ANGELES INTERNATIONAL AIRPORT.....	40 minutes
TO BURBANK AIRPORT.....	25 minutes
TO PORTS OF LOS ANGELES & LONG BEACH.....	60 minutes
TO DOWNTOWN LOS ANGELES.....	35 minutes

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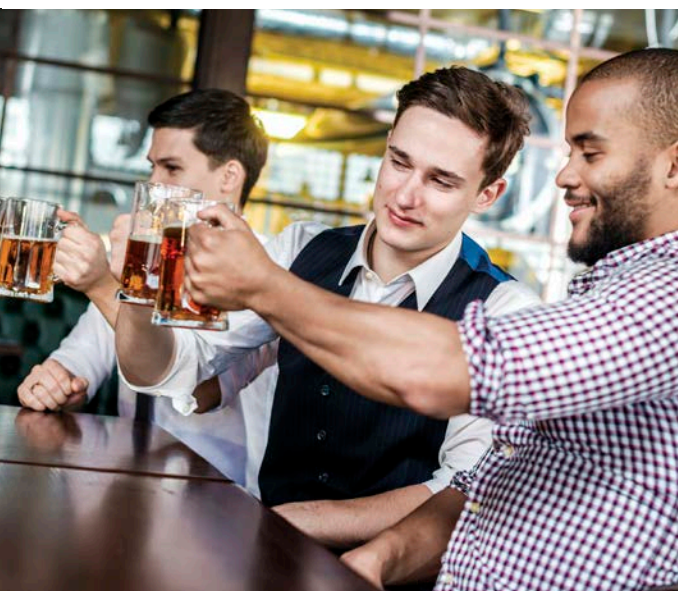
Chase Place



REGIONAL MAP



WORK HERE.
PLAY HERE.





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Chase Place

VALENCIA, CALIFORNIA

FOR MORE
INFORMATION
PLEASE
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