



For sublease

25562 Avenue Stanford, Santa Clarita, CA, 91355

 **JLL** SEE A BRIGHTER WAY

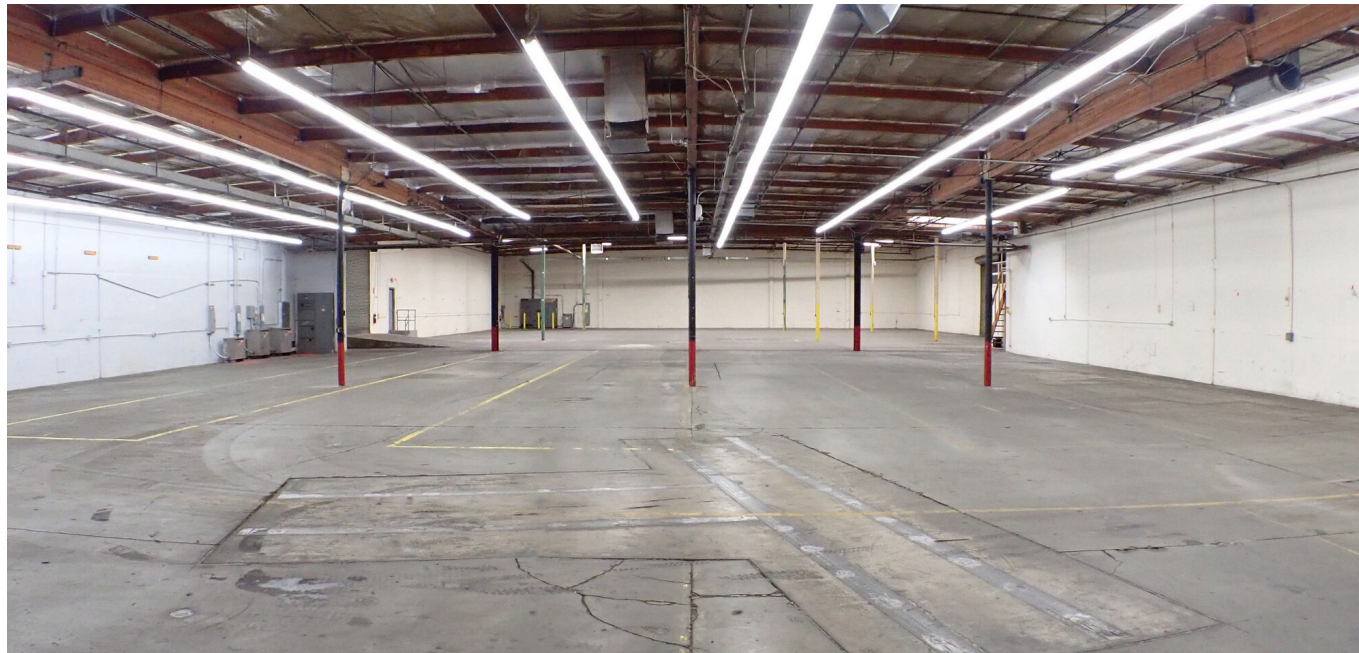
25562 Ave Stanford / Santa Clarita, CA

Property highlights

| | |
|----------------------|-------------------------|
| Sub Type | Warehouse/Office |
| Zoning | BP |
| Building Status | Existing |
| Building Size | 27,459 SF |
| Number of Buildings | 1 |
| Number of Floors | 1 |
| Year Built | 1967 |
| Primary Constr. Type | Concrete |
| Occupancy Type | Single tenant |
| Clear Height | 14'-18' |
| Dock High Doors | 0 |
| Grade Level Doors | 2 |

Land Size

1.34 Acres / 58,269 SF



25562 Ave Stanford / Santa Clarita, CA

Location highlights

- 44 min - 1 hour drivetime to Los Angeles via I-5 approx. 37 mile distance
- 45 - 50 minute drivetime to Palmdale via CA-14 approx. 45 mile distance
- Immediate access to I-5 freeway (Golden State Freeway)
- Minutes away from numerous Los Angeles county freeways and truck routes

| | |
|------------------|------------------------------|
| Submarket | Santa Clarita Valley |
| County | Los Angeles |
| Yard | Yes: Fenced and paved |
| Sprinklers | Yes |
| Industrial Space | 25,859 SF |
| Off ice Space | 1,600 SF |
| Rail Service | No |
| Floor Size | 29,224 - 27,459 SF |
| Floor Size (Avg) | 27,459 SF |
| Rentable Space | 27,459 SF |



Location photos



Aerial image overview



JLL Team

George Stavaris

george.stavaris@jll.com

+1 818 429 9412

Lic. #01267454

Brent Weirick

brent.weirick@jll.com

+1 818 531 9679

Lic. #00954803

Jackson Weirick

jackson.weirick@jll.com

+1 818 389 8021

Lic. #02199890