



9767 GLENOAKS BLVD.

SUN VALLEY, CA 91352

UNIT G

INDUSTRIAL PROPERTY FOR LEASE



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OFFERING SUMMARY

Lease Rate: \$1.85 SF/month (MG)
\$3,635.00/MO+
CAM Estimated at
\$100.00/MO

Building Size: 13,750 SF

Available SF: 1,965 SF

Lot Size: 28,075 SF

Zoned: LAM2

PROPERTY OVERVIEW

Approximately +/- 1,965 square feet of space as part of a larger multi-tenant commercial building. \$3,635.00 per month @ \$1.85 per square foot per month plus applicable monthly common area maintenance (CAM) charges estimated at \$100.00 per month or \$0.05 per square foot per month on a modified gross basis.

NO AUTOMOTIVE | NO CANNABIS | NO MARBLE/STONE/WOOD

PROPERTY HIGHLIGHTS

- Secured Unit
- Multi-Tenant commercial building
- Convenient Location
- Unit is HVAC served
- 4 Parking spaces
- Available February 2025

All information provided herein (including but not limited to square footage calculations and zoning) together with any projections or other data has been furnished from sources which we deem reliable, but for which we assume no liability, expressed or implied. Interested parties (including but not limited to buyer or tenant) to conduct independent investigation of all information and to verify all information. The information provided herein is for reference only and

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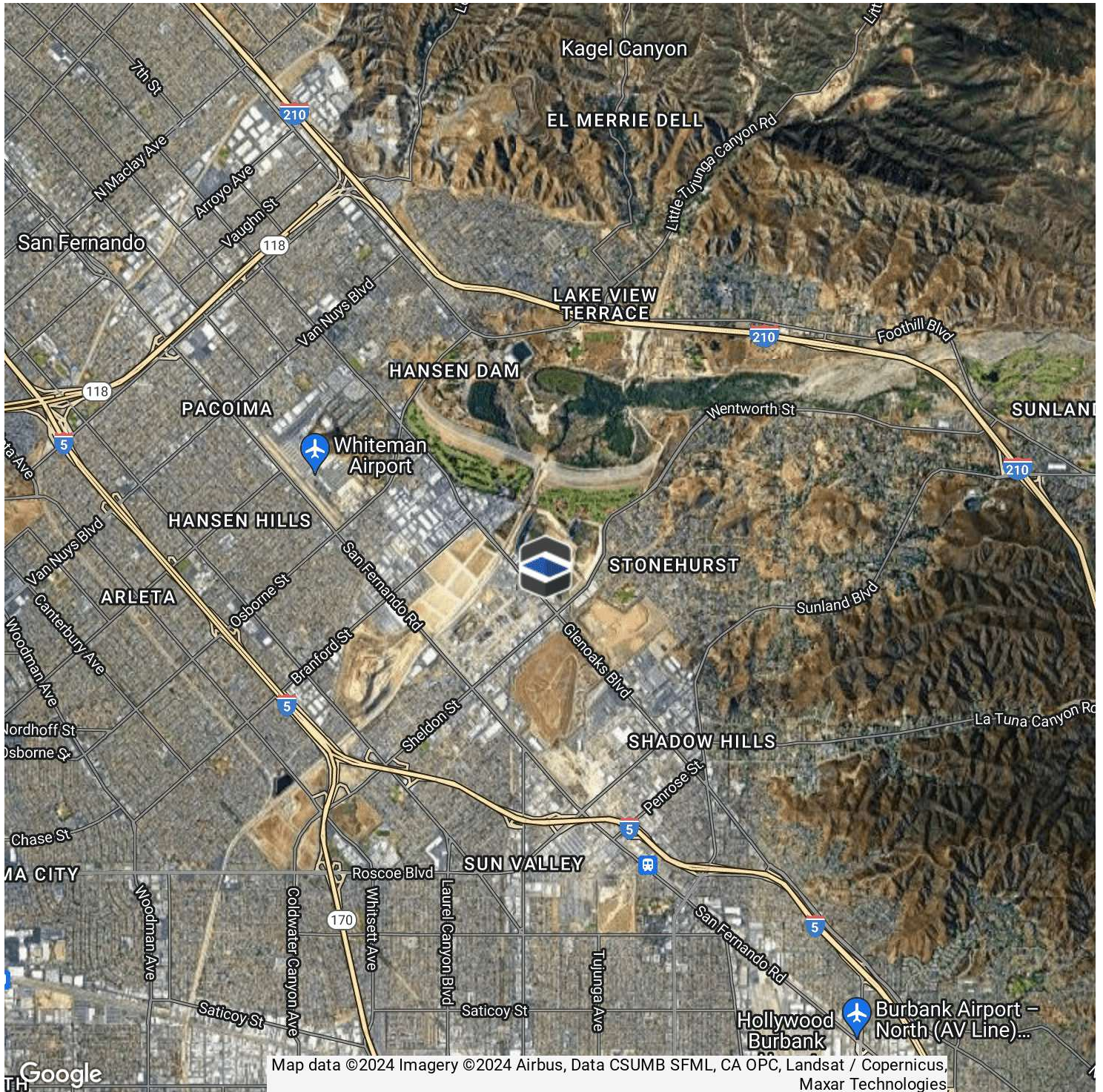


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