

For Sublease

7,764 SF Flex/Industrial Space

3700 Vanowen St
Burbank, CA 1505



Accelerating success.

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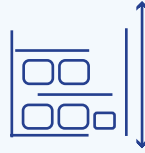
Building Highlights



State of the Art
Creative-Industrial Building



100%
HVAC



24' Minimum
Ceiling Clearance

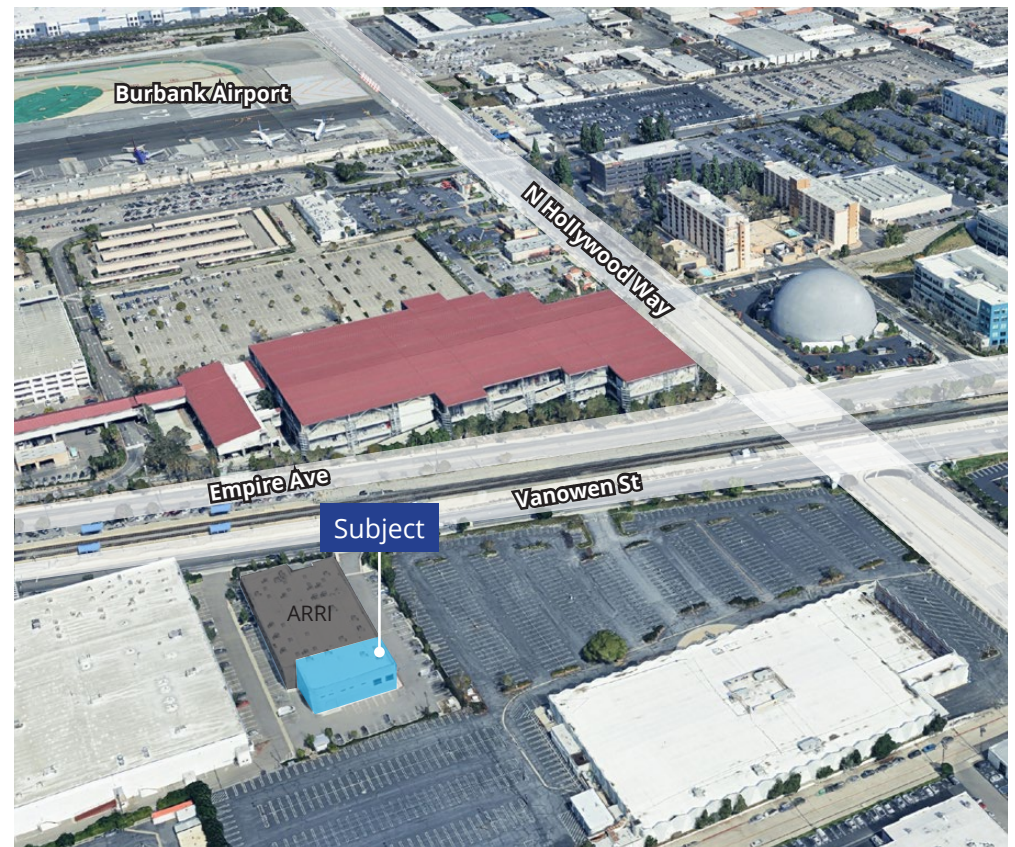


Walking Distance to
Burbank Airport &
Metrolink Station



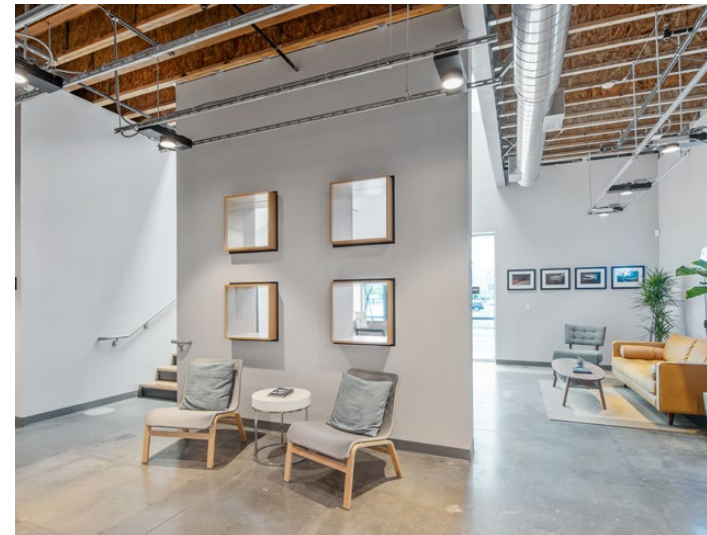
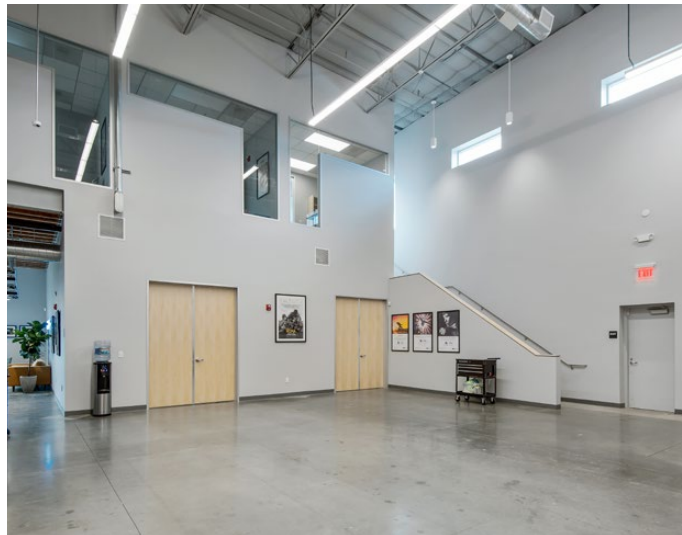
Close Proximity to
Major Studios

Term	3 to 5 Year Term Possible
Available SF	7,764
Monthly Rent	\$21,351.00
Lease Rate PSF	\$2.75 MG
Clear Height	24'
GL Doors / Dim	1 / 10'x12'
Power	400A, 480V, 3Ph, 4W
Parking Spaces / Ratio	19 / 2.1:1
Office SF / #	3,770 / 7 (2,908 SF Mezzanine)
Restrooms	3
Zoning	BUC3
Year Built	2018
To Show	Call Agent

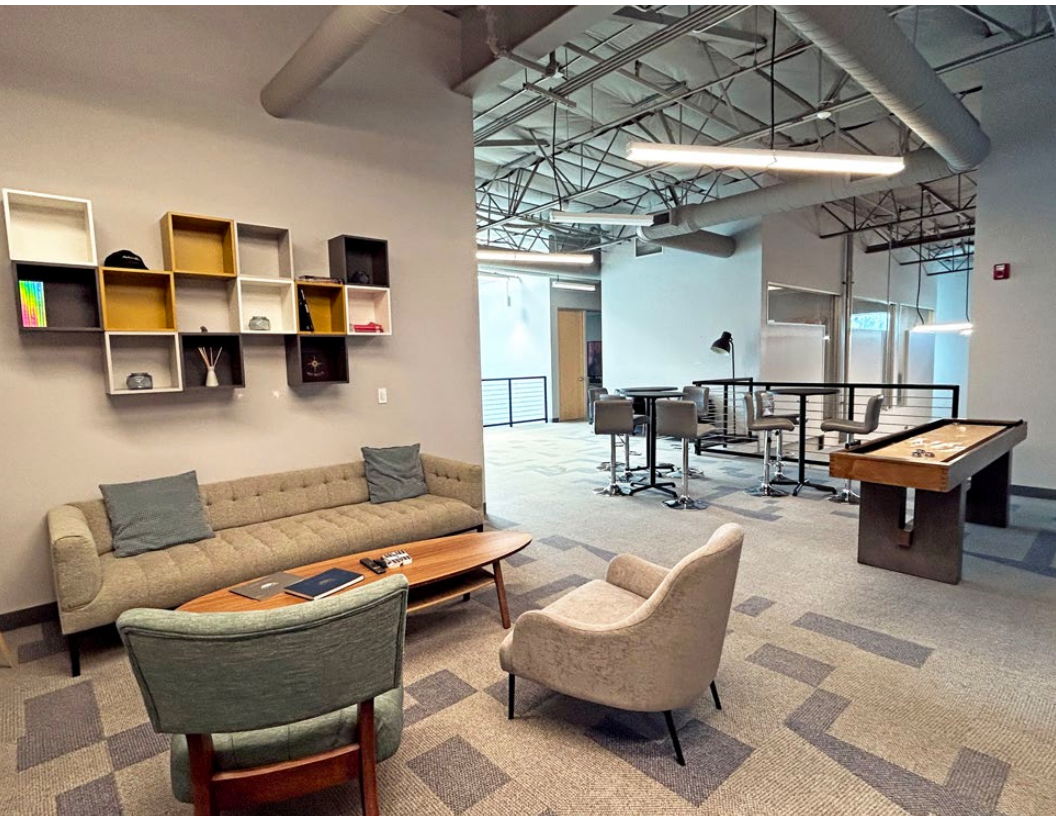
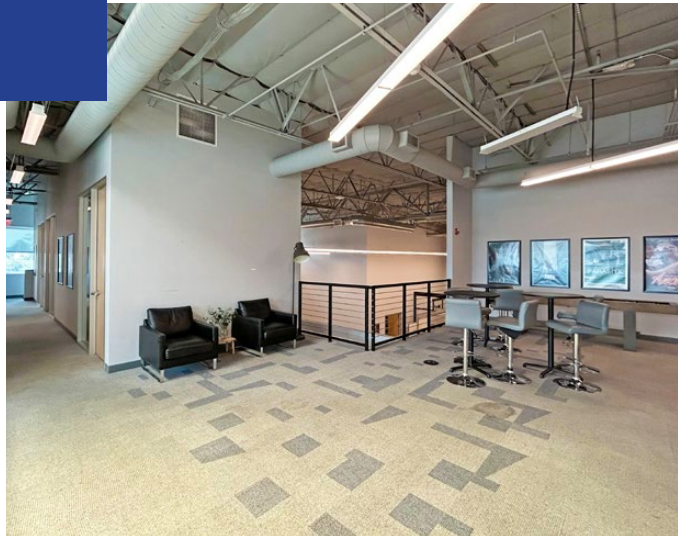


Notes: Electrical service quoted above is shared.

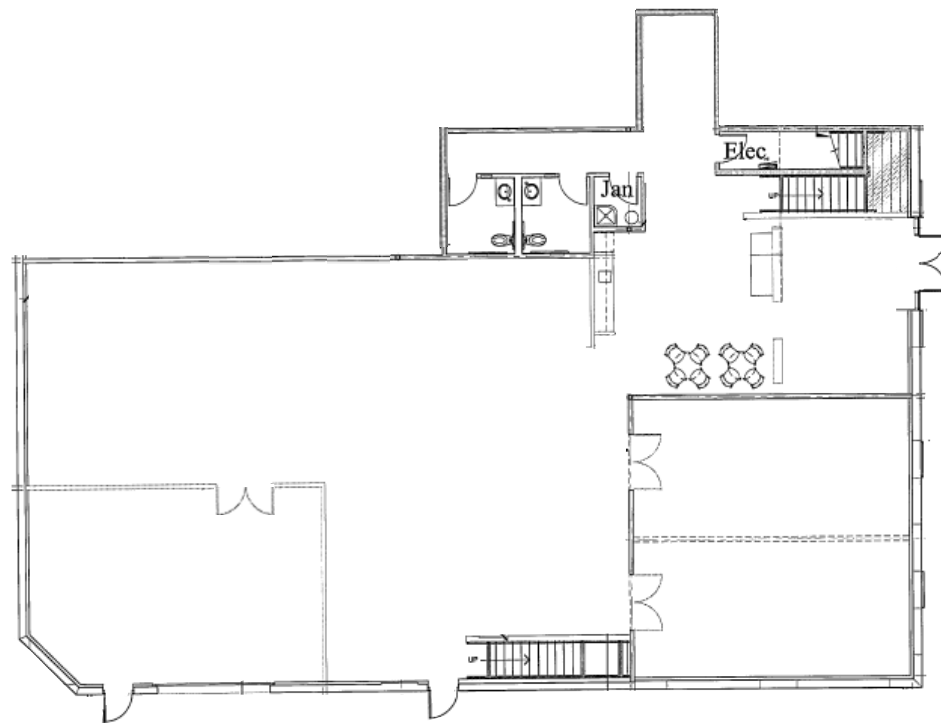
Ground Floor Photos



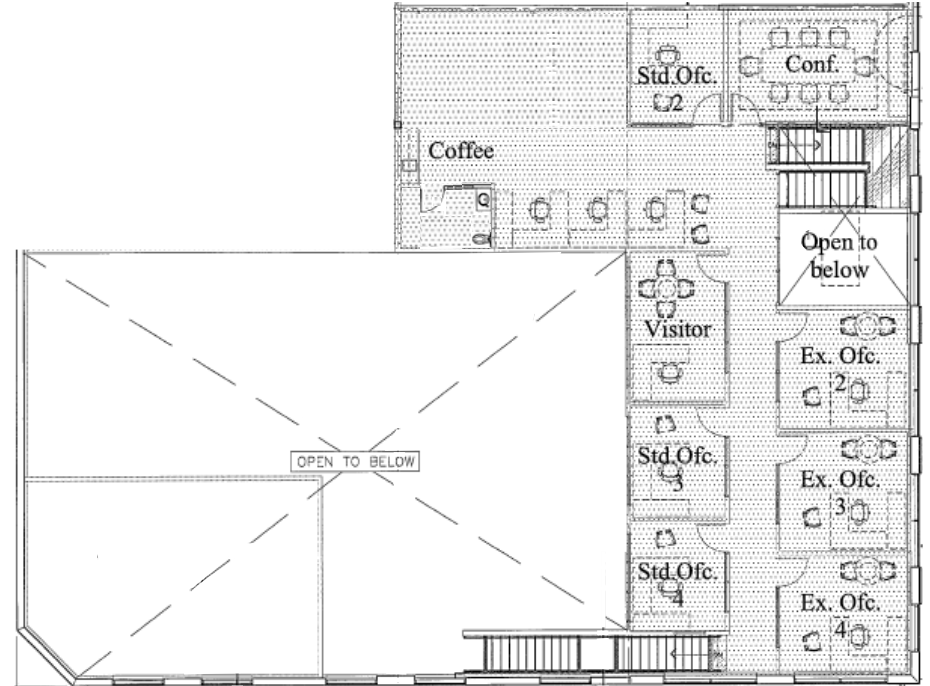
Mezzanine Photos



Layout



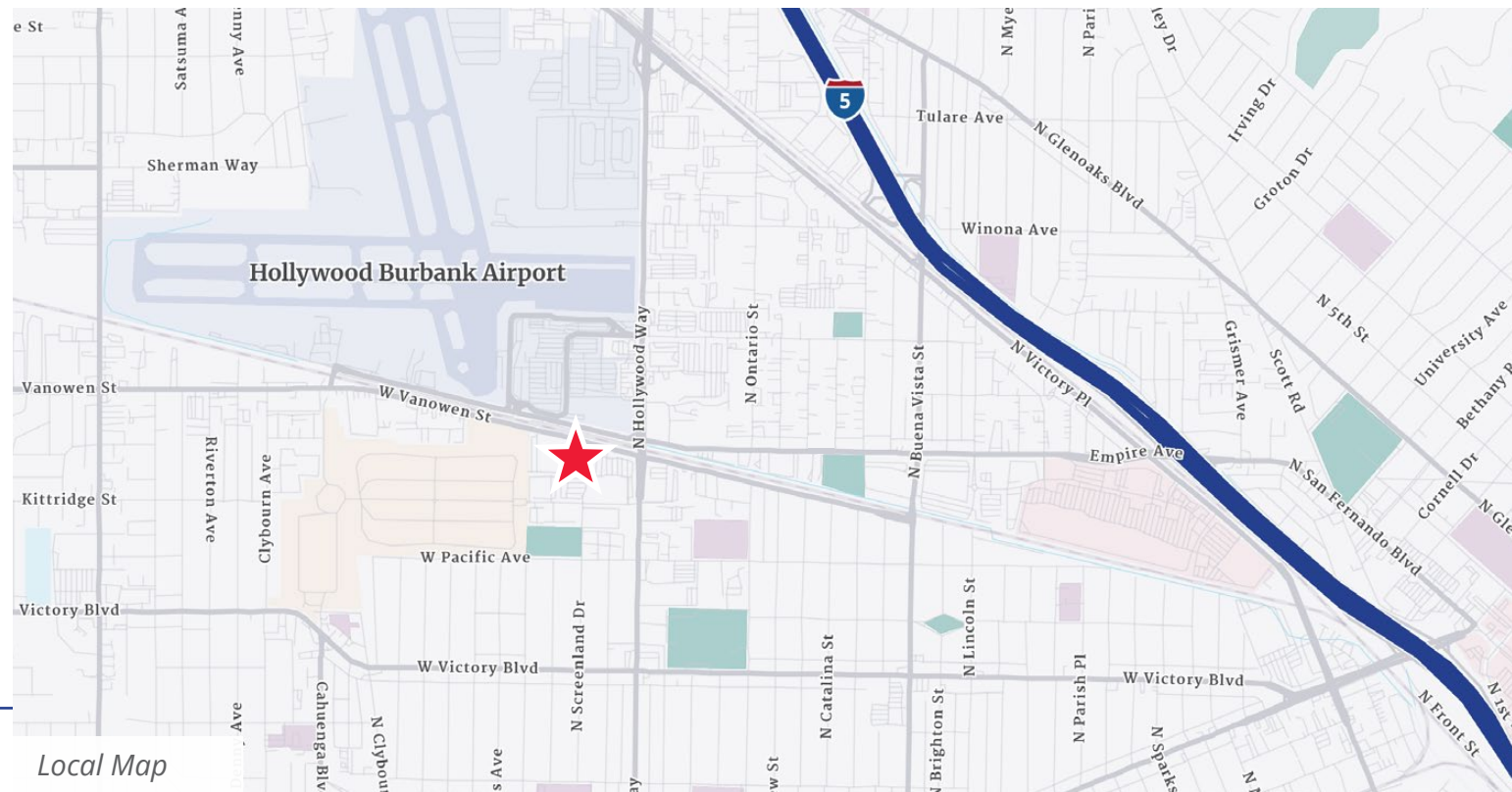
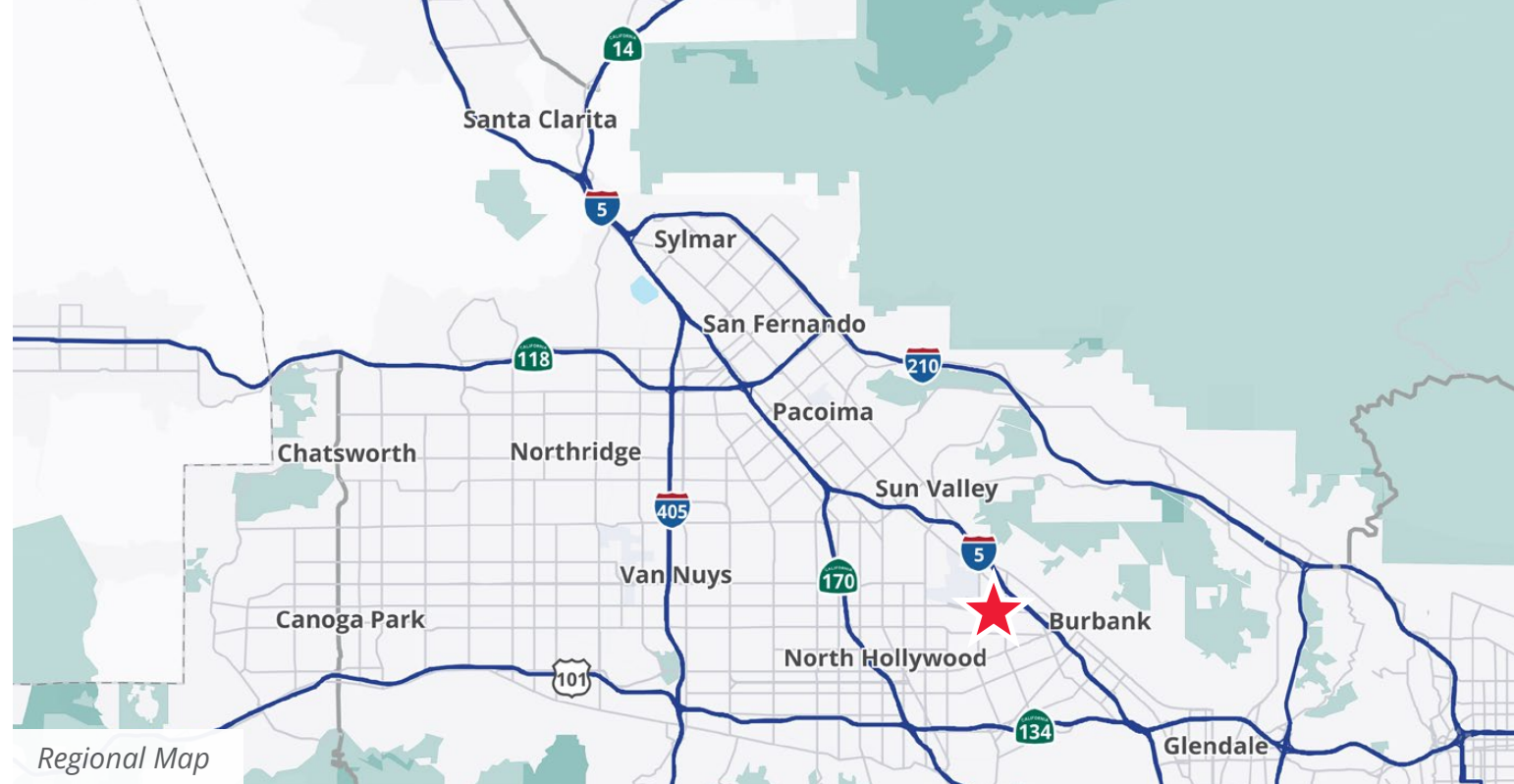
Ground Floor



Mezzanine Office



Location Maps





Contact Info

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