

Available Acres 0.97

Land For Sale

Available SF 42,155

**Address:** 9049-9057 Glenoaks Blvd, Sun Valley, CA 91352**Cross Streets:** Glenoaks Blvd/Tuxford St

Rare Parcels of M Zoned Land  
Fenced / Partial Gravel Lot  
Near 210/118 Freeways  
Utilities Available / Water-Gas-Electric

**Sale Price/SF:** \$97.26  
**Sale Price:** \$4,100,000.00  
**Available Acres:** 0.97 Ac  
**Available SF:** 42,155 SF  
**Building SF:** 0 SF  
**Yard:** Fenced

**Gas:** Yes  
**Water:** Yes  
**Sewer:** Yes  
**Electric:** Yes  
**Fiber:**

**Specific Use:** Industrial  
**Zoning:** TQM2/TQM1  
**Rail Service:** No  
**Market Area:** East SFV  
**APN:** 2408-032-009, 2408-032-010

**Listing Company:** Delphi Business Properties, Inc.  
**Agents:** [Ross Thomas, SIOR 818-207-7878](#)

**Listing#:** 68eee24fe9b5062ebcd455c6

**Listing Date:** 10/14/2025

**FTCF:** CB000N000S000

**Notes:** All information contained herein is estimated & must be independently verified. Property consists of 2 parcels. 2nd APN# 2408-052-010.