

# JUST LISTED

15217 BURBANK BOULEVARD, VAN NUYS, CA 91411



9104 SQFT | \$1,799,000

## Prime Commercial Land in Van Nuys – Seller Will Carry at 0% Interest!

Unlock an exceptional development opportunity in the vibrant heart of Van Nuys. This highly visible commercial lot sits along bustling Burbank Boulevard, offering strong traffic counts and unmatched exposure in a rapidly growing business corridor. With close proximity to the 405 and 101 freeways, public transit, and major retail centers, the location offers convenience, connectivity, and consistent demand. Whether you're an investor, developer, or owner-user, this parcel provides a rare chance to bring new commercial, office, mixed-use, or service-based concepts to a high-density market. (Buyer to verify all allowable uses with the city.) Even better—the seller is offering interest-free financing with 50% down, making this opportunity even more attainable.

- Premier Burbank Blvd frontage in a thriving commercial corridor
- Exceptional development potential in a high-traffic, high-density area
- Close to major freeways, transit, and retail destinations
- Flexible commercial zoning (buyer to verify)
- Seller financing available at 0% interest
- Terms negotiable directly with seller
- Surrounded by established businesses and strong consumer demand
- This is a standout opportunity to secure prime commercial land in one of the San Fernando Valley's most active and sought-after districts.

*Don't miss your chance — properties like this rarely hit the market with such favorable terms.*

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