

# BURBANK COLLECTION



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**AVAILABLE SPACE**  
UNIT 152: ±1,995 SQFT

**BASE RENT**  
UNIT 152: \$7.50 PSF/MO + NNN

**USE**  
UNIT 152: RETAIL/RESTAURANT/  
QSR/BEAUTY



### **The Burbank Collection/Downtown Burbank**

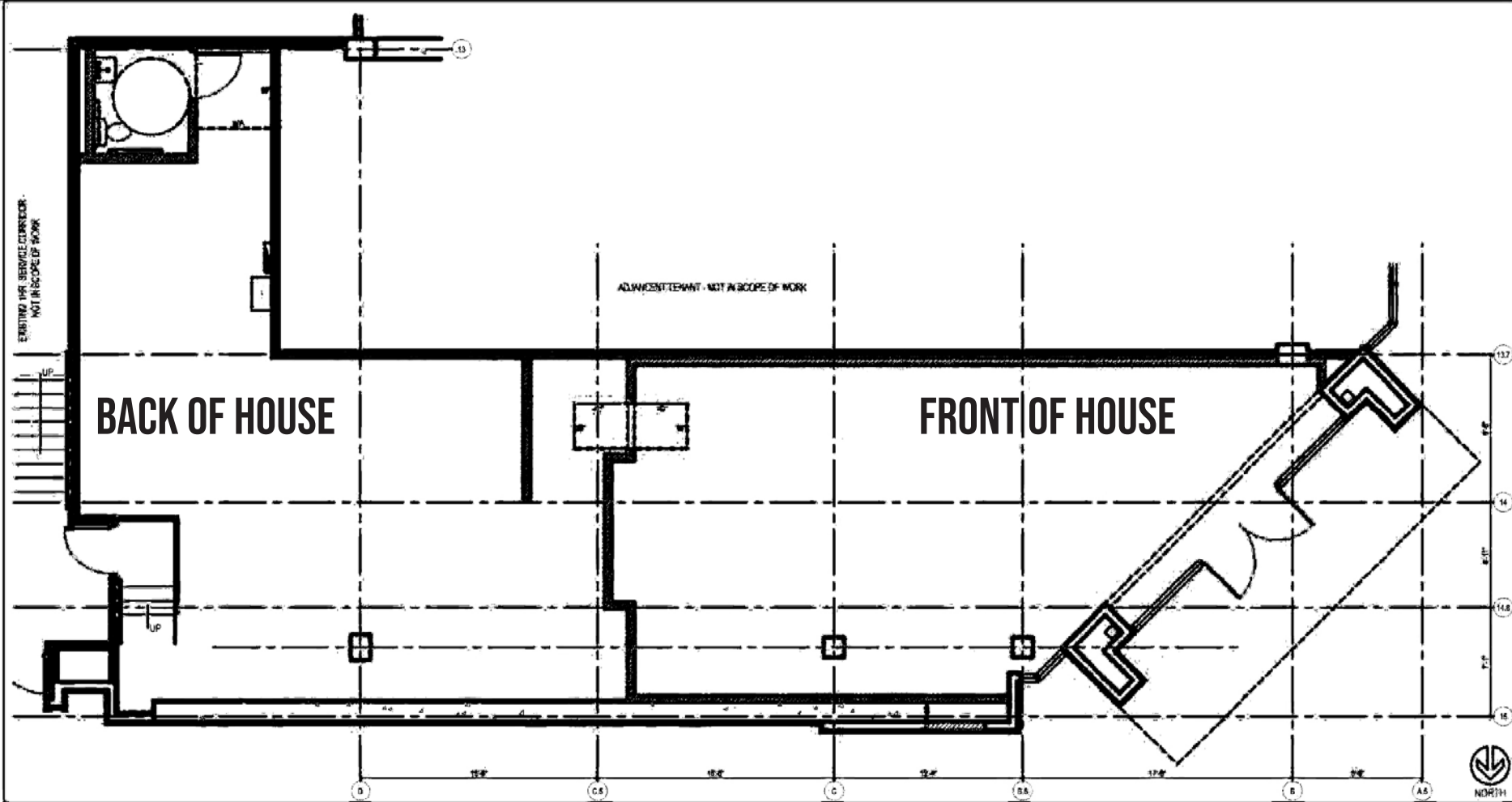
- The Burbank Collection is the Tri-Cities and Burbank's premier dining and entertainment destination, situated in Downtown Burbank and sitting below 118 condominium units & directly across from another brand new 270 unit apartment project
- Downtown Burbank is going through a renaissance and has become a City which is embracing development. There are currently an additional 900 units which have either been approved or are currently under construction. The City is also at the final stages of issuing their new Specific Plan which will increase the types of uses permitted by right in Downtown Burbank. In addition, there are a number of additional mixed use projects currently in planning stages
- Co-Tenants in the Burbank Collection include The Yard House, Slice House, Finney's Crafthouse, The Boiling Crab, Silverlake Ramen, Barney's Beanery, Buffalo Wild Wings, AMC Theatres, Chipotle and numerous other restaurants and eateries
- The Burbank Collection and Downtown Burbank is the nighttime destination in the Tri-Cities area consisting of Burbank, Glendale, and Pasadena
- Nighttime traffic is incredibly busy, but daytime traffic is also abundant and Burbank is home to a vast amount of studios and entertainment companies that provide a steady stream of customers. Some of these companies include Warner Brothers, Disney, the Disney Channel, I Heart Radio, Nickelodeon, the Cartoon Network and many more
- Parking - The Burbank Collection has access to 723 parking spaces which are free of charge for customers. In addition, there are approx. 3,200 additional free parking spaces within 2 blocks of the Collection

### **The Space**

- The available space is a 1,995 SQFT space in the heart of the Collection. The space has unbelievable visibility and is the premier location on Palm Ave off San Fernando Blvd
- The space is available for multiple use (Retail, Restaurant, Fitness, Beauty, and more)- The project benefits from its own planned development approval, which eases needs for CUP's. Landlord will work with Tenants both in the form of assistance with the city for specific use permits as may be needed as well as with time and TI dollars for qualified tenancy
- The power in the space is currently being upgraded so it can handle more power intensive uses like restaurants



# SPACE PLAN



# INTERIOR PHOTOS



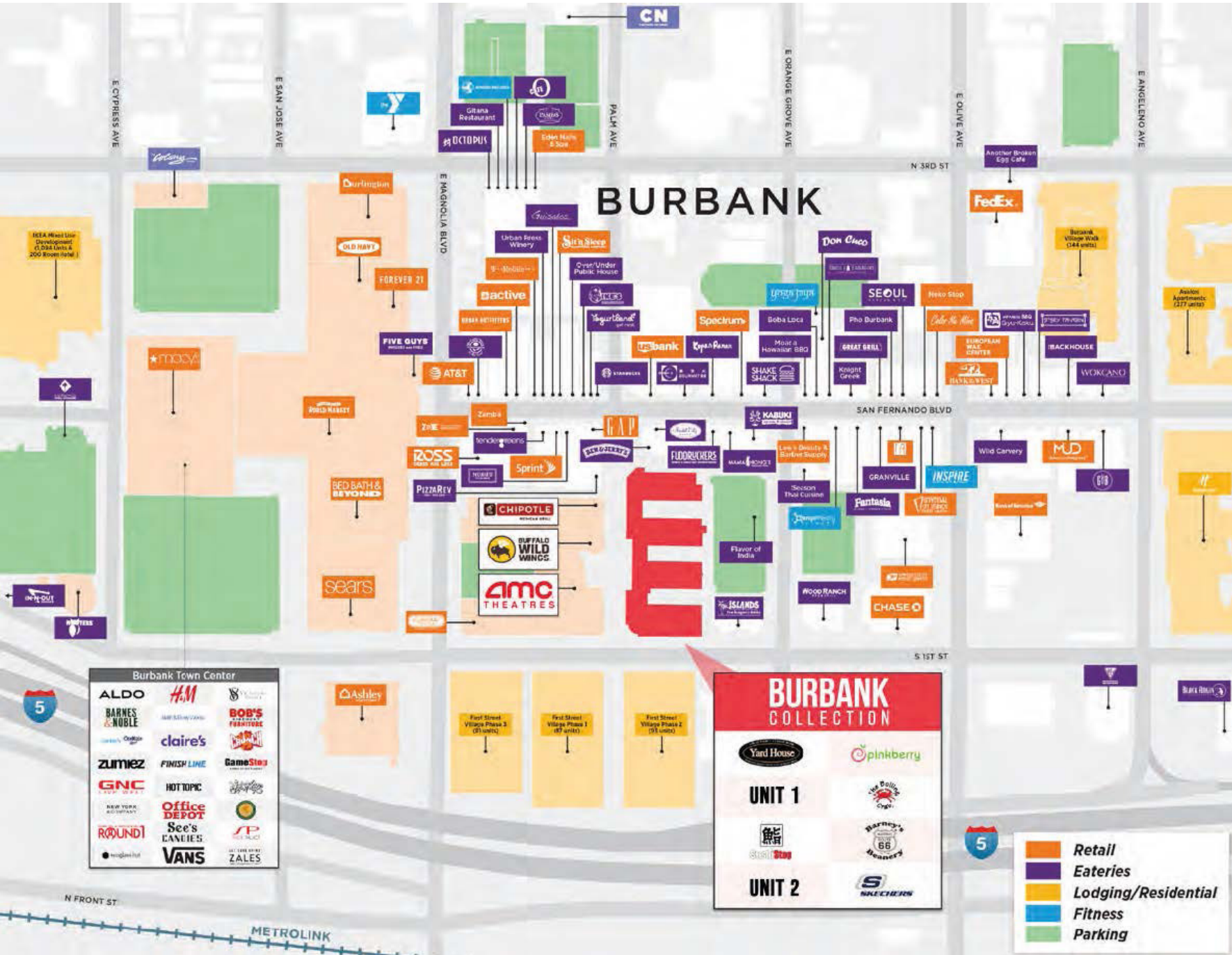


# BURBANK COLLECTION TENANTS





# DOWNTOWN BURBANK MAP



**Burbank Town Center**

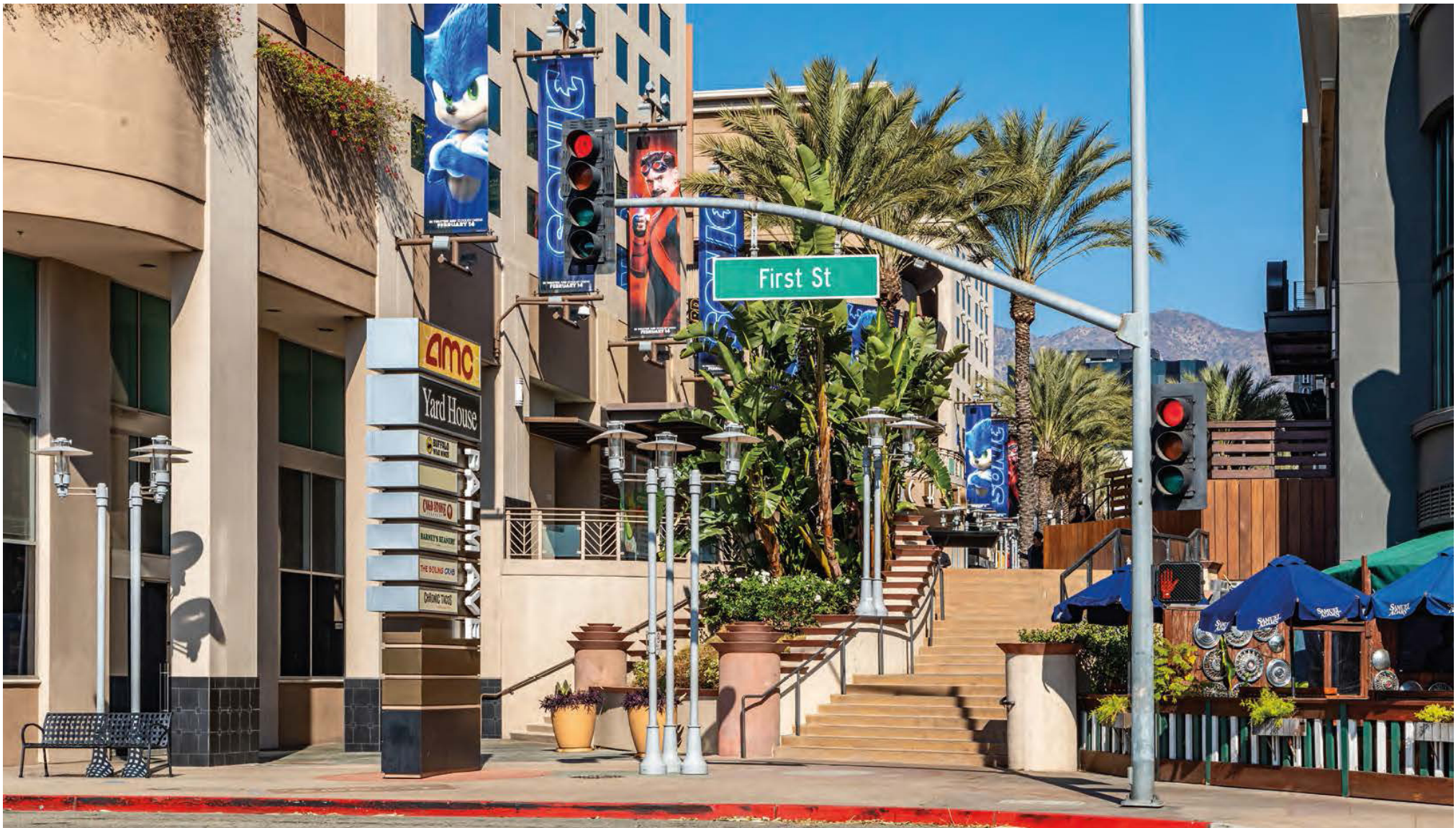
ALDO	H&M	BOB'S FURNITURE
BARNES & NOBLE	claire's	GameStop
Zumez	FINISH LINE	HOT TOPIC
GNC	Office DEPOT	See's CANDIES
ROUND1	VANS	ZALES

**BURBANK COLLECTION**

Yard House	pinkberry
<b>UNIT 1</b>	The Police Club
Starbuck	Barista's
<b>UNIT 2</b>	Sneakers

- Retail
- Eateries
- Lodging/Residential
- Fitness
- Parking





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