

CLASS A OFFICE SPACE  
FOR LEASE

# 700 BRAND

700 North Brand Blvd  
Glendale, California



onni  
GROUP

km Kidder  
Mathews

**700  
BRAND**

700 NORTH BRAND BLVD  
GLENDALE, CALIFORNIA 91203

# PROPERTY HIGHLIGHTS

84

WALK  
SCORE

24/7

BUILDING  
ACCESS



Owned and managed by  
Onni Group



EV charging stations



Located in the bustling  
Downtown Glendale district



Walking distance to numerous  
restaurants and retail amenities  
within Downtown Glendale,  
Americana at Brand and Glendale  
Galleria



Convenient access to the 134,  
5, and 2 freeways

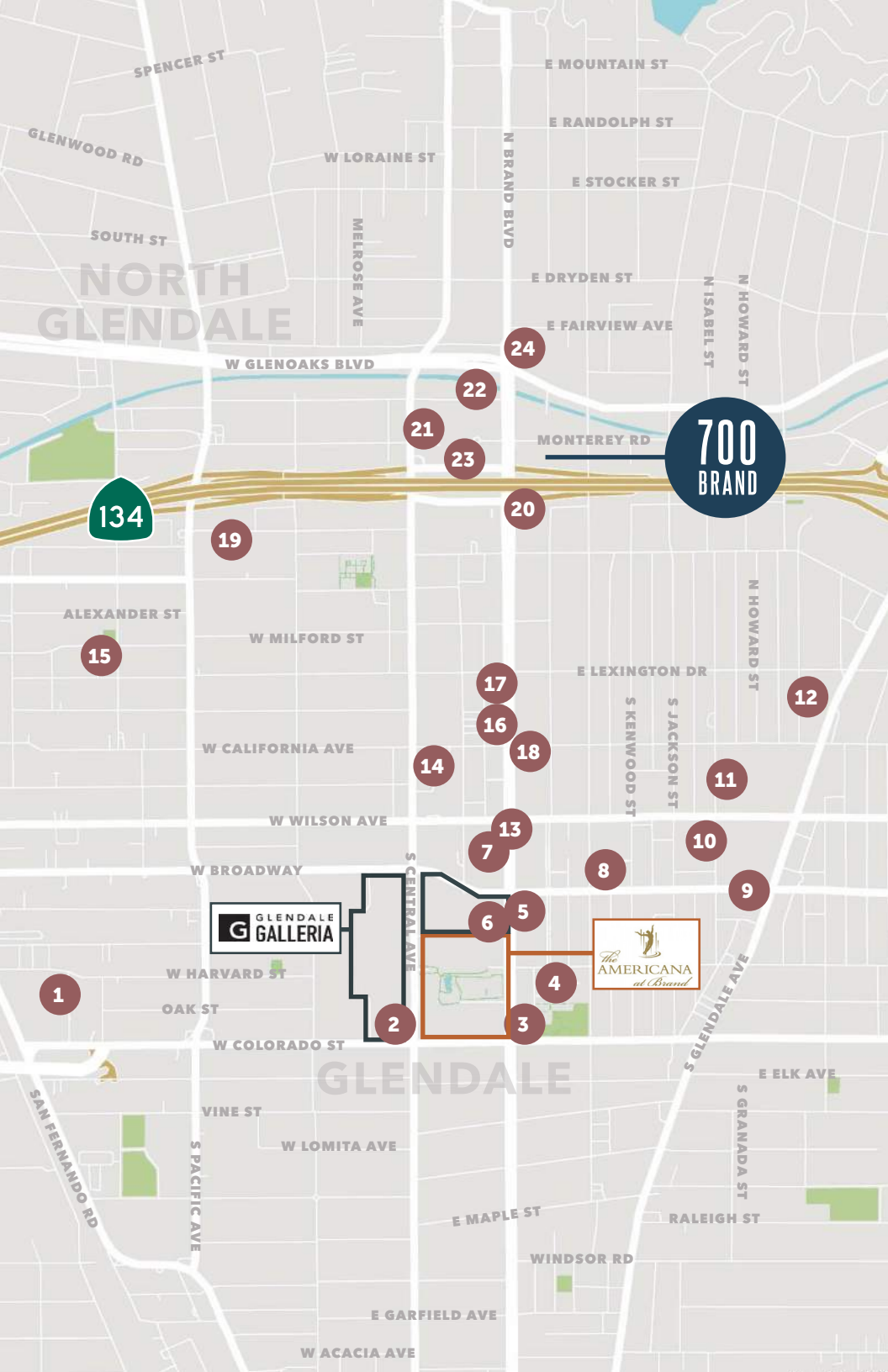


Close proximity to Hollywood  
Burbank Airport



Parking ratio of 3.00/1,000  
RSF leased at:  
\$105 per unreserved stall/mo.  
\$155 per reserved stall/mo.





# THE LOCATION

**CENTRAL TO NUMEROUS RESTAURANTS AND RETAIL IN DOWNTOWN GLENDALE, 700 BRAND IS PERFECTLY SITUATED FOR AN AMENITY-RICH EXPERIENCE.**

- |           |                            |           |   |
|-----------|----------------------------|-----------|---|
| <b>1</b>  | The Home Depot             | <b>14</b> | Sears   |
| <b>2</b>  | Target                     | <b>15</b> | 24 Hour Fitness Active  |
| <b>3</b>  | Shake Shack                | <b>16</b> | Porto's Bakery  |
| <b>4</b>  | Glendale Central Library   | <b>17</b> | Bank Of America Financial Center                              |
| <b>5</b>  | Glendale Marketplace       | <b>18</b> | 24 Hour Fitness   |
| <b>6</b>  | In-N-Out Burger            | <b>19</b> | Days Inn Glendale   |
| <b>7</b>  | California Pizza Kitchen   | <b>20</b> | Chase Bank  |
| <b>8</b>  | US Post Office             | <b>21</b> | Embassy Suites  |
| <b>9</b>  | Glendale Courthouse        | <b>22</b> | Hilton Los Angeles North/ Glendale & Executive Meeting Center |
| <b>10</b> | Glendale Police Department | <b>23</b> | Equinox   |
| <b>11</b> | Glendale Fashion Center    | <b>24</b> | Trader Joe's  |
| <b>12</b> | Whole Foods                |           |   |
| <b>13</b> | Tender Greens              |           |   |





# AVAILABLE SUITES

SUITE	RSF	RATE	FEATURES
220	3,112	\$3.00/RSF per month FSG	Double door identity off the elevator lobby with 5 window offices, conference room, break room, open work area and reception.
300	6,050	\$3.00/RSF per month FSG	14 window offices, conference room, storage and open work area. Contiguous with Suite 370 to 10,915 RSF.
370	4,865	\$3.00/RSF per month FSG	Double door identity off the elevator lobby with 9 window offices, conference room, storage, open work area and reception. Contiguous with Suite 300 to 10,915 RSF.
408	1,769	\$3.00/RSF per month FSG	Northeast corner office suite with 2 window offices, 1 conference room, break room, open work area and reception. Available February 1, 2025.
440	4,264	\$3.00/RSF per month FSG	Double door identity off of the elevator lobby with 5 window offices, 1 interior office, conference room, break room, file/storage, open work area and reception area.
500	3,463	\$3.00/RSF per month FSG	Double door identity with 4 window offices, interior meeting room, break room, storage and open work area. Contiguous with Suite 520 and Suite 590 to 8,554 RSF.
520	2,128	\$3.00/RSF per month FSG	2 interior offices, conference room, break area and open work area. Contiguous with Suite 500 and Suite 590 to 8,554 RSF.
590	2,963	\$3.00/RSF per month FSG	6 window offices, conference room, break room, storage, open work area and reception. Contiguous with Suite 500 and Suite 520 to 8,554 RSF.
700	16,520	\$3.00/RSF per month FSG	Full floor opportunity with 27 window offices, conference room, training room, mix of interior offices and open work area, break/lounge area, storage and reception. Suite is divisible. Available January 1, 2025.
800	2,804	\$3.00/RSF per month FSG	Double door identity off of the elevator lobby with 5 window offices, conference room, break room, storage, open work area and reception.
840	2,302	\$3.00/RSF per month FSG	Move-in ready spec suite with double door identity off of the elevator lobby, 2 offices, conference room, break room, open work area and reception.
920	2,785	\$3.00/RSF per month FSG	Move-in ready spec suite with creative finishes. 2 offices, conference room, break area, open work area and reception. Additional offices can be constructed.
1400	16,484	\$3.00/RSF per month FSG	Full floor opportunity available on the top floor of the building. Suite is customizable to tenant's specifications.

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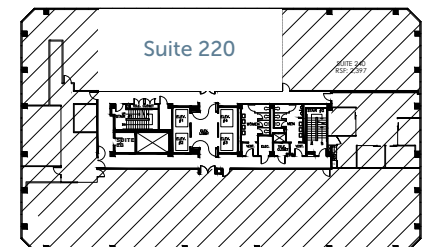
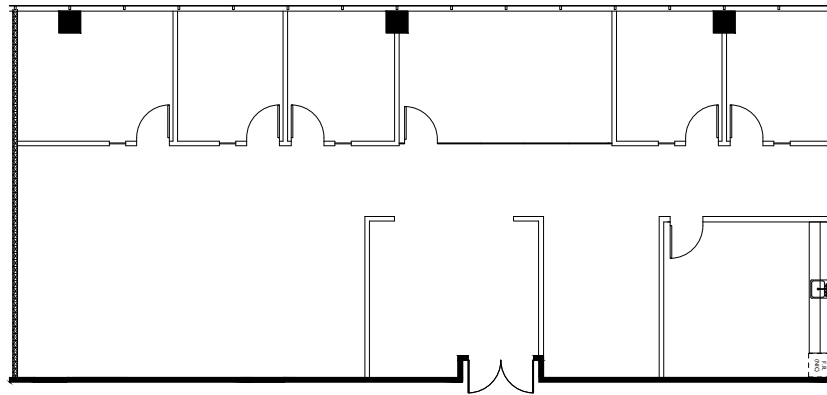
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# SUITE 220

3,112  
SQUARE  
FEET

\$3.00  
RSF/MO  
FSG

DOUBLE DOOR IDENTITY OFF THE ELEVATOR LOBBY WITH 5 WINDOW OFFICES, CONFERENCE ROOM, BREAK ROOM, OPEN WORK AREA AND RECEPTION.



700  
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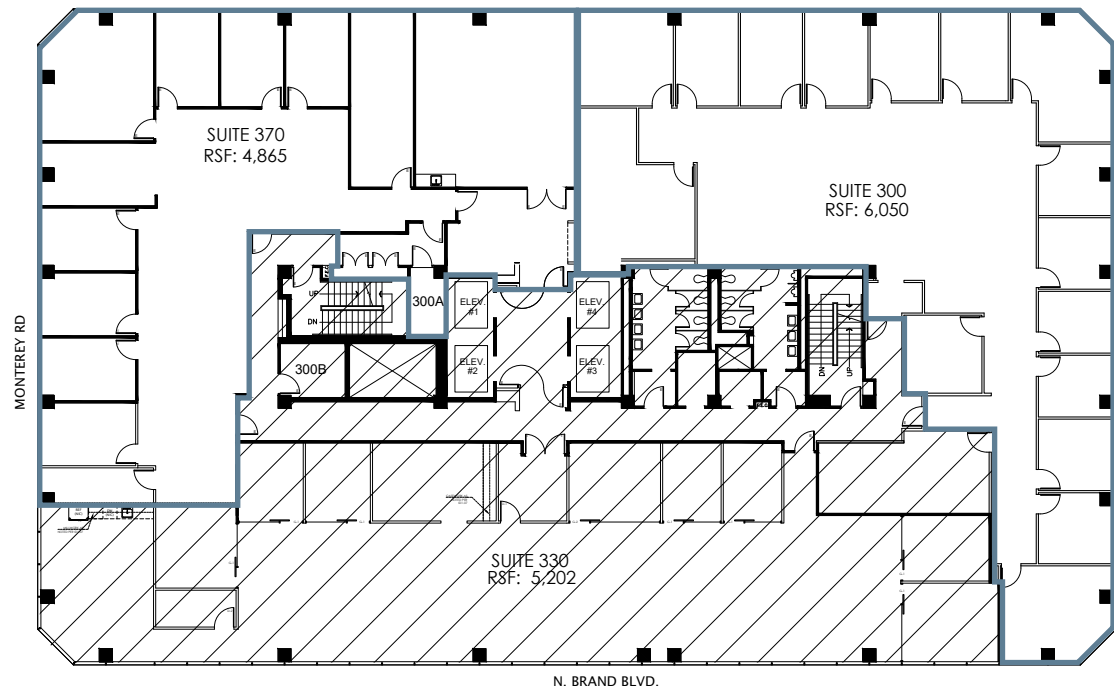
km Kidder  
Mathews

# SUITES 300 & 370

10,915  
CONTIGUOUS  
SQUARE FEET

**SUITE 370: DOUBLE DOOR IDENTITY OFF THE ELEVATOR LOBBY WITH 9 WINDOW OFFICES, CONFERENCE ROOM, STORAGE, OPEN WORK AREA AND RECEPTION.**

**SUITE 300: 14 WINDOW OFFICES, CONFERENCE ROOM, STORAGE AND OPEN WORK AREA.**



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# SUITE 408

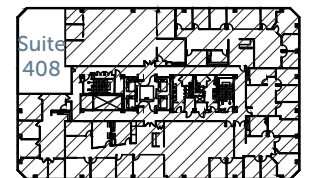
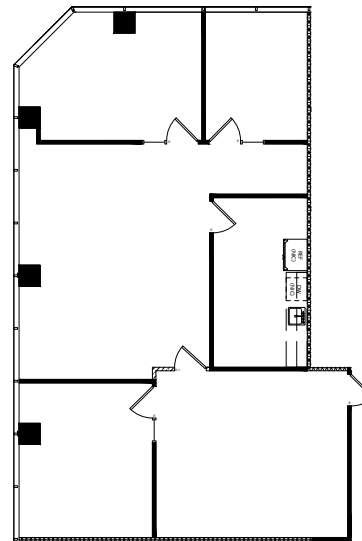
1,769

SQUARE  
FEET

\$3.00

RSF/MO  
FSG

**NORTHEAST CORNER OFFICE SUITE WITH 2 WINDOW OFFICES, 1 CONFERENCE ROOM, BREAK ROOM, OPEN WORK AREA AND RECEPTION. AVAILABLE FEBRUARY 1, 2025.**



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# SUITE 440

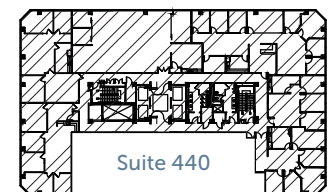
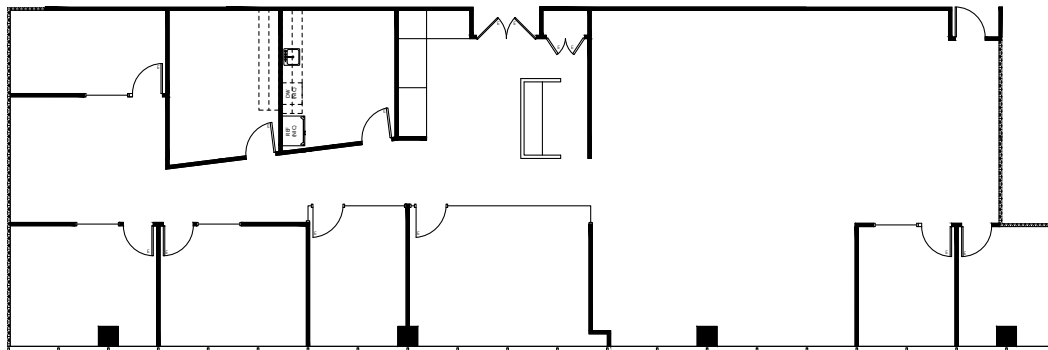
4,264

SQUARE  
FEET

\$3.00

RSF/MO  
FSG

**DOUBLE DOOR IDENTITY OFF OF THE ELEVATOR LOBBY WITH 5 WINDOW OFFICES, 1 INTERIOR OFFICE, CONFERENCE ROOM, BREAK ROOM, FILE/STORAGE, OPEN WORK AREA AND RECEPTION AREA.**



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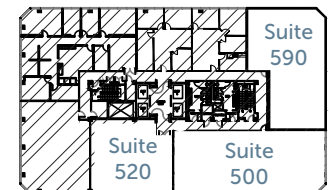
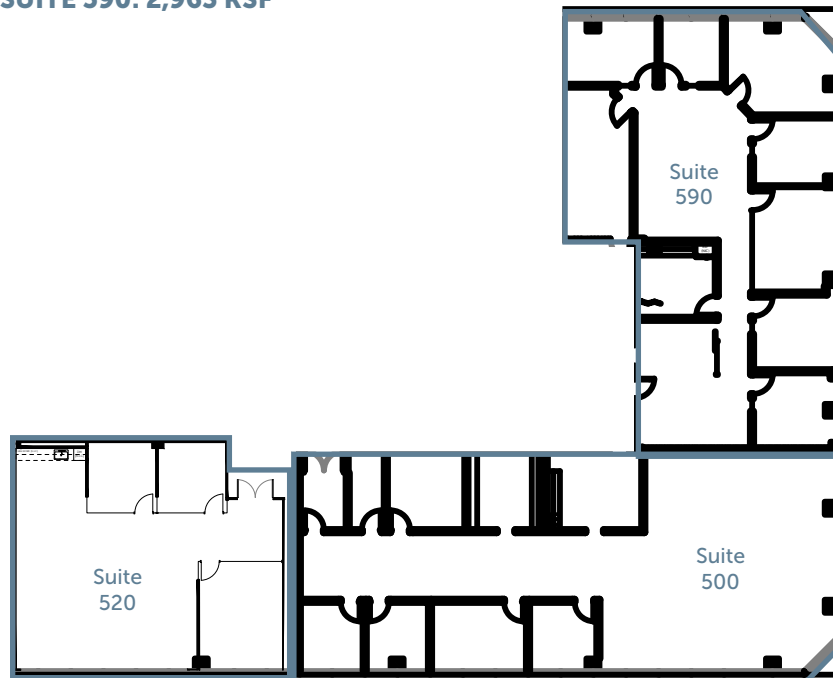
# SUITES 500, 520 & 590

8,554  
CONTIGUOUS  
SQUARE FEET

SUITE 500: 3,463 RSF

SUITE 520: 2,128 RSF

SUITE 590: 2,963 RSF



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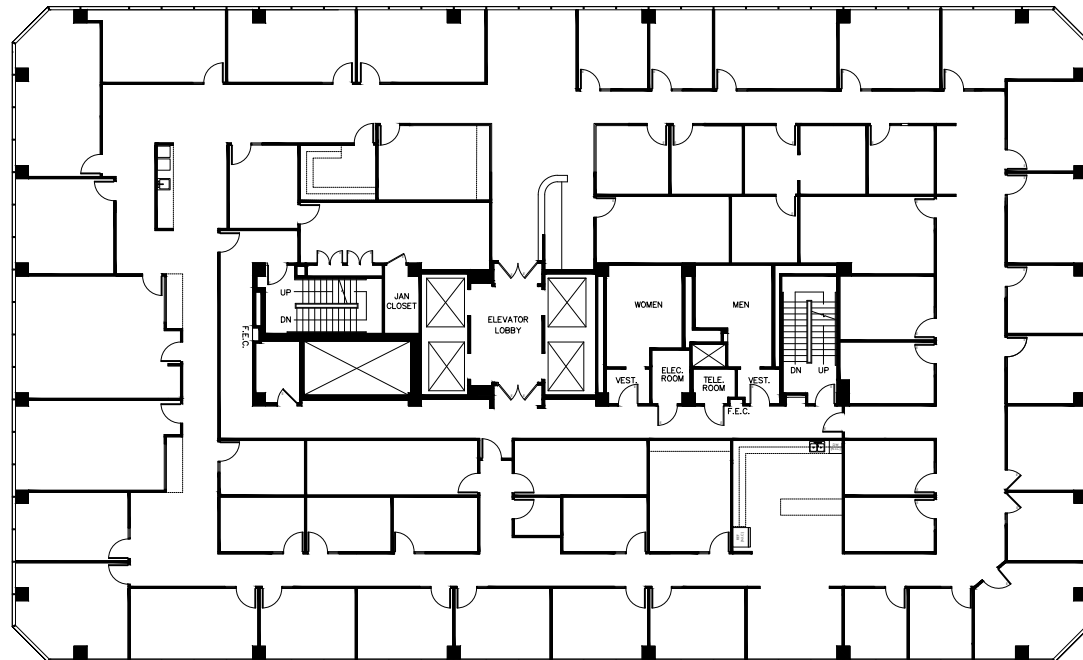


# SUITE 700

16,520  
SQUARE  
FEET

\$3.00  
RSF/MO  
FSG

FULL FLOOR OPPORTUNITY WITH 27 WINDOW OFFICES, CONFERENCE ROOM, TRAINING ROOM, MIX OF INTERIOR OFFICES AND OPEN WORK AREA, BREAK/LOUNGE AREA, STORAGE AND RECEPTION. SUITE IS DIVISIBLE. AVAILABLE JANUARY 1, 2025.



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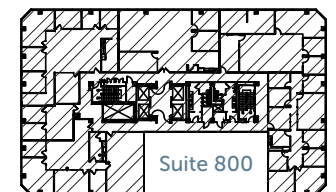
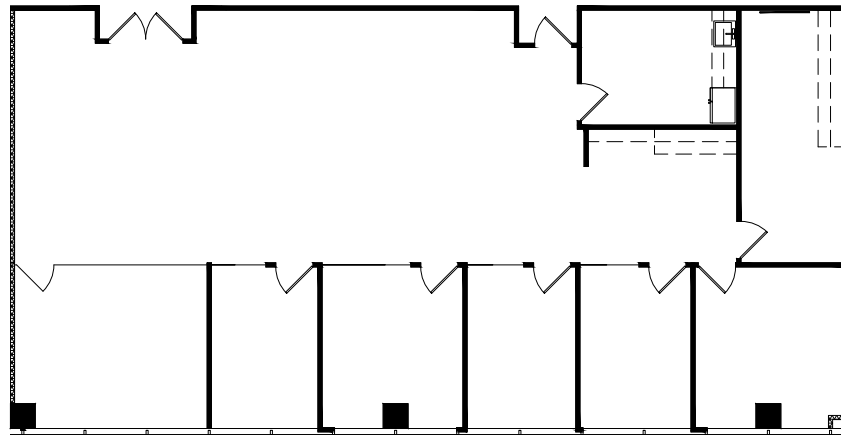
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# SUITE 800

2,804  
SQUARE  
FEET

\$3.00  
RSF/MO  
FSG

DOUBLE DOOR IDENTITY OFF OF THE ELEVATOR LOBBY WITH 5 WINDOW OFFICES, CONFERENCE ROOM, BREAK ROOM, STORAGE, OPEN WORK AREA AND RECEPTION.



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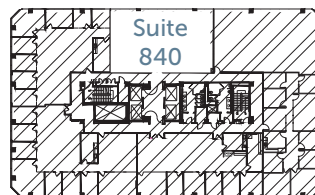
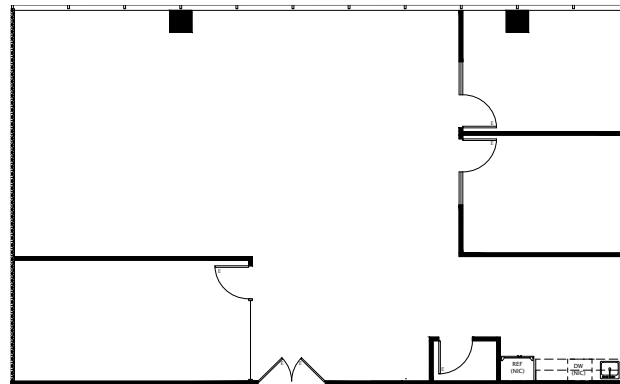
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# SUITE 840

2,302  
SQUARE  
FEET

\$3.00  
RSF/MO  
FSG

MOVE-IN READY SPEC SUITE WITH DOUBLE  
DOOR IDENTITY OFF OF THE ELEVATOR LOBBY,  
2 OFFICES, CONFERENCE ROOM, BREAK ROOM,  
OPEN WORK AREA AND RECEPTION.



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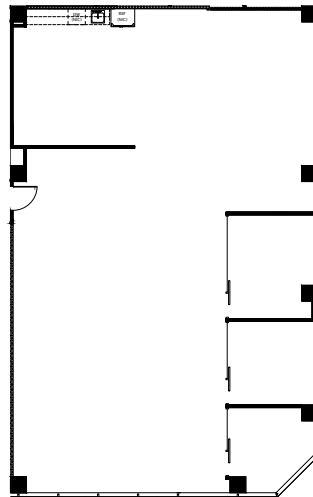
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# SUITE 920

2,785  
SQUARE  
FEET

\$3.00  
RSF/MO  
FSG

**MOVE-IN READY SPEC SUITE WITH CREATIVE FINISHES. 2 OFFICES, CONFERENCE ROOM, BREAK AREA, OPEN WORK AREA AND RECEPTION. ADDITIONAL OFFICES CAN BE CONSTRUCTED.**



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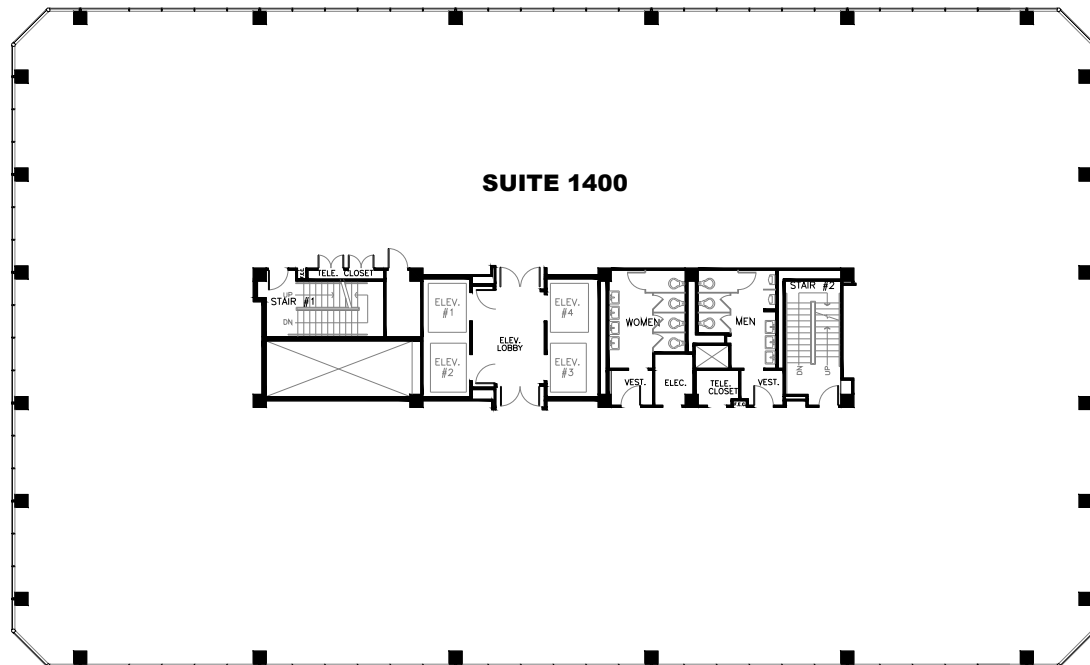
km Kidder  
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# SUITE 1400

16,484  
SQUARE  
FEET

\$3.00  
RSF/MO  
FSG

FULL FLOOR OPPORTUNITY AVAILABLE ON THE TOP FLOOR OF THE BUILDING. SUITE IS CUSTOMIZABLE TO TENANT'S SPECIFICATIONS.



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FOR MORE INFORMATION, PLEASE CONTACT:

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