

OFFICE SUITES FOR LEASE



REAL ESTATE SERVICES
TRUSTED SINCE 1962

512 EAST WILSON AVENUE GLENDALE, CA 91206

KRIS HONS

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1111 NORTH BRAND BOULEVARD
SUITE 250
GLENDALE, CA 91202
STEVENSONREALESTATE.COM
CALDRE #00983560

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**OFFERING SUMMARY**

Available Space: 650 SF - 1,575 SF

Lease Rate/SF/MO: \$2.25 - \$2.75 FSG

Term: 1 - 3 Years

Building Size: 20,727 SF

PROPERTY OVERVIEW

Four great office suites available for lease in the Wilson Executive Building! The property is in the heart of the Glendale business district across the street from Glendale Fashion Center with Ralphs and several major retail stores as well as California Fish Grill, Rubio's Coastal Grill, Panda Express, Jamba, and Habit Burger & Grill. It is also near Whole Foods Market, Chipotle Mexican Grill, Raffi's Place, Panda Inn, Coffee Bean & Tea Leaf, and The UPS Store. The property has excellent access to the 134 and 2 freeways.

Suite 213 Virtual Tour
<https://my.matterport.com/show/?m=sbiCPD9neUh>
Suite 301 Virtual Tour
<https://my.matterport.com/show/?m=nTpqjpj4nrX>

DISCLAIMER: All information provided herein has been furnished from sources which we deem reliable, but for which we assume no liability, expressed or implied. Interested parties are to conduct an independent investigation of all information related to the property including, but not limited to its physical condition, compliance with applicable governmental requirements, development potential, current or projected financial performance or any party's intended use.

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SPACE	SIZE	LEASE RATE	TERM	PARKING SPACES
512 East Wilson Avenue, Suite 213	850 SF	\$2.50/SF/MO, FSG	1 - 3 Years	1
512 East Wilson Avenue, Suite 301	1,575 SF	\$2.25/SF/MO, FSG	1 - 3 Years	2
512 East Wilson Avenue, Suite 304	650 SF	\$2.75/SF/MO, FSG	1 - 3 Years	None
512 East Wilson Avenue, Suite 401	1,100 SF	\$2.25/SF/MO, FSG	1 - 3 Years	2

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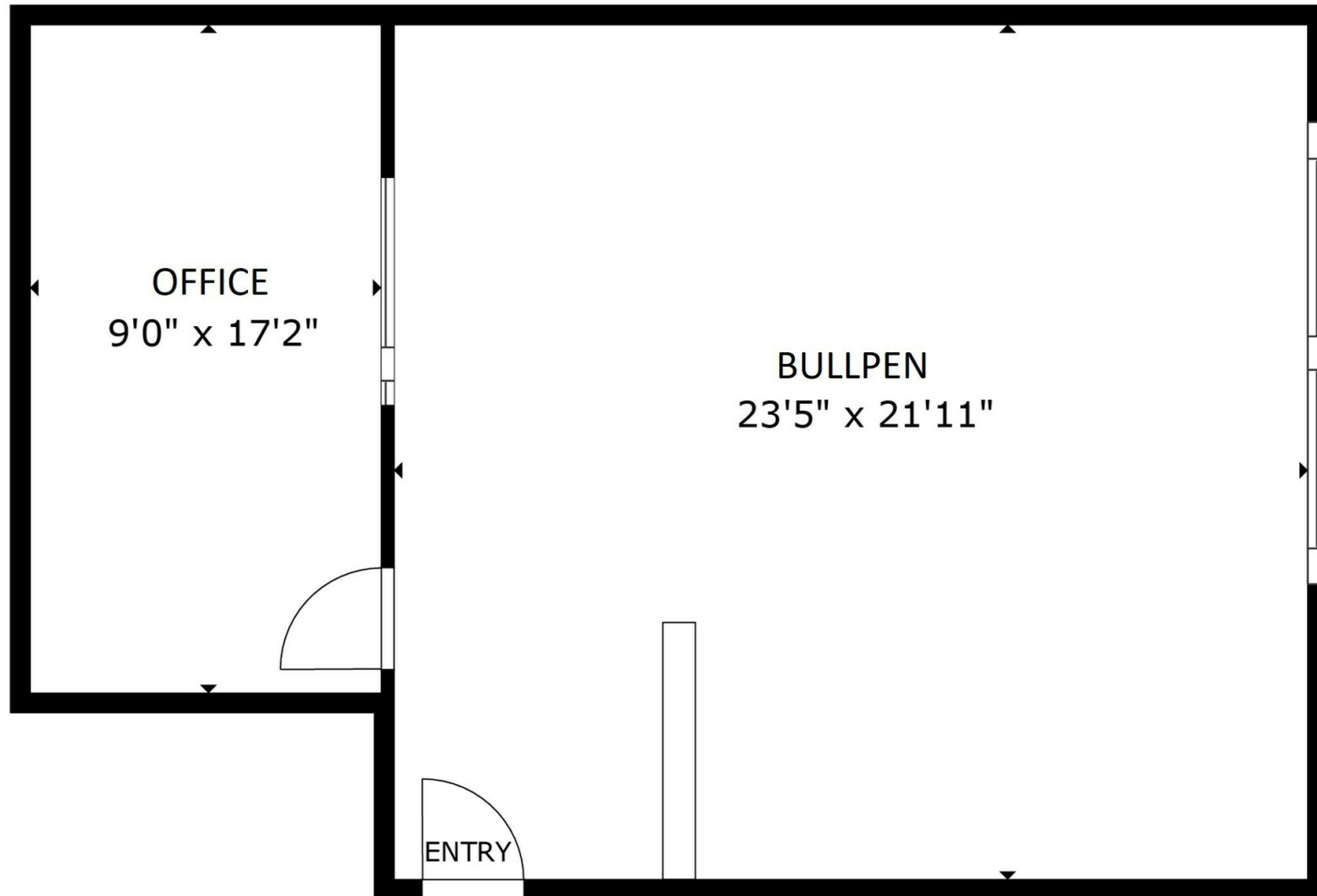
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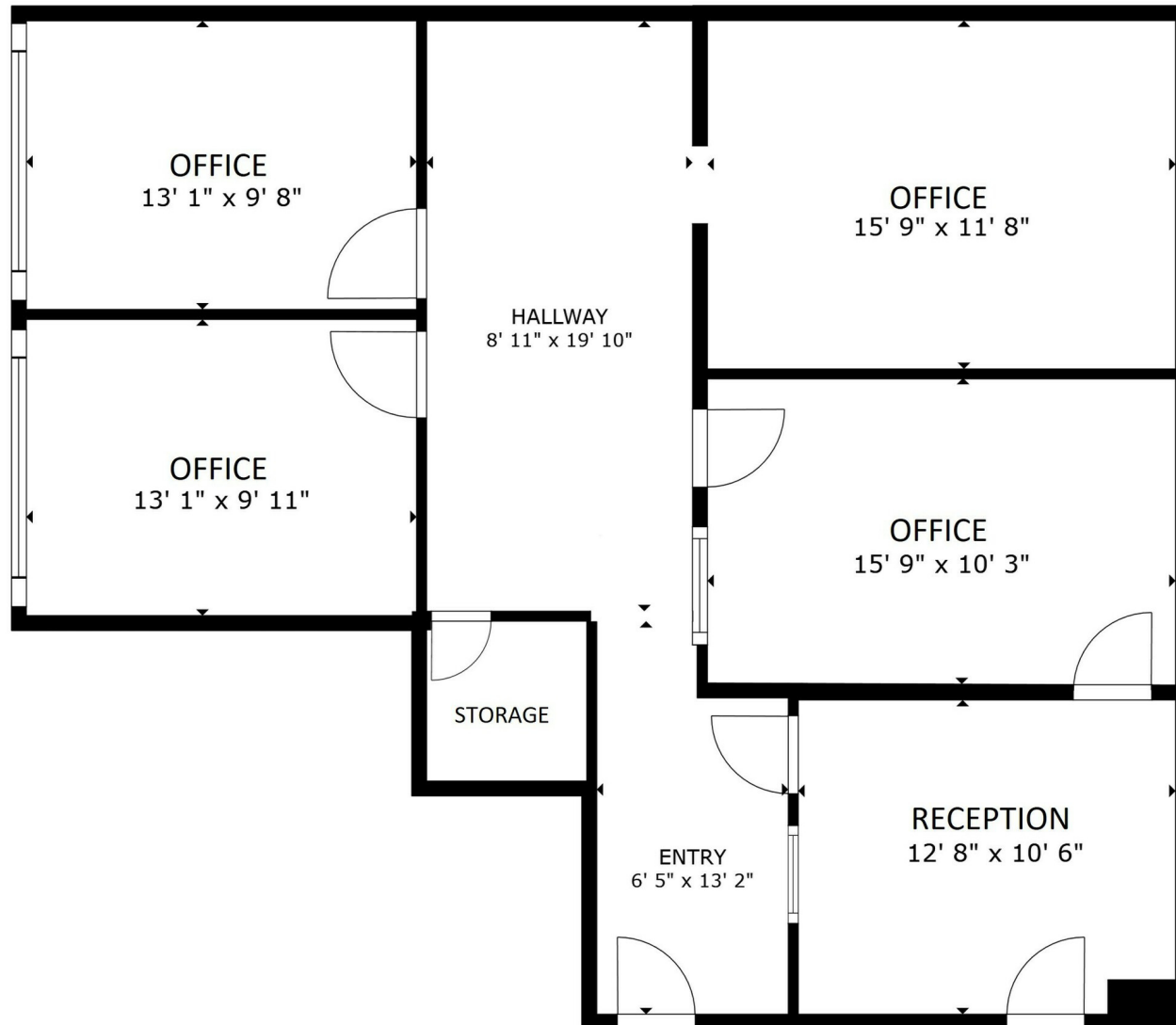
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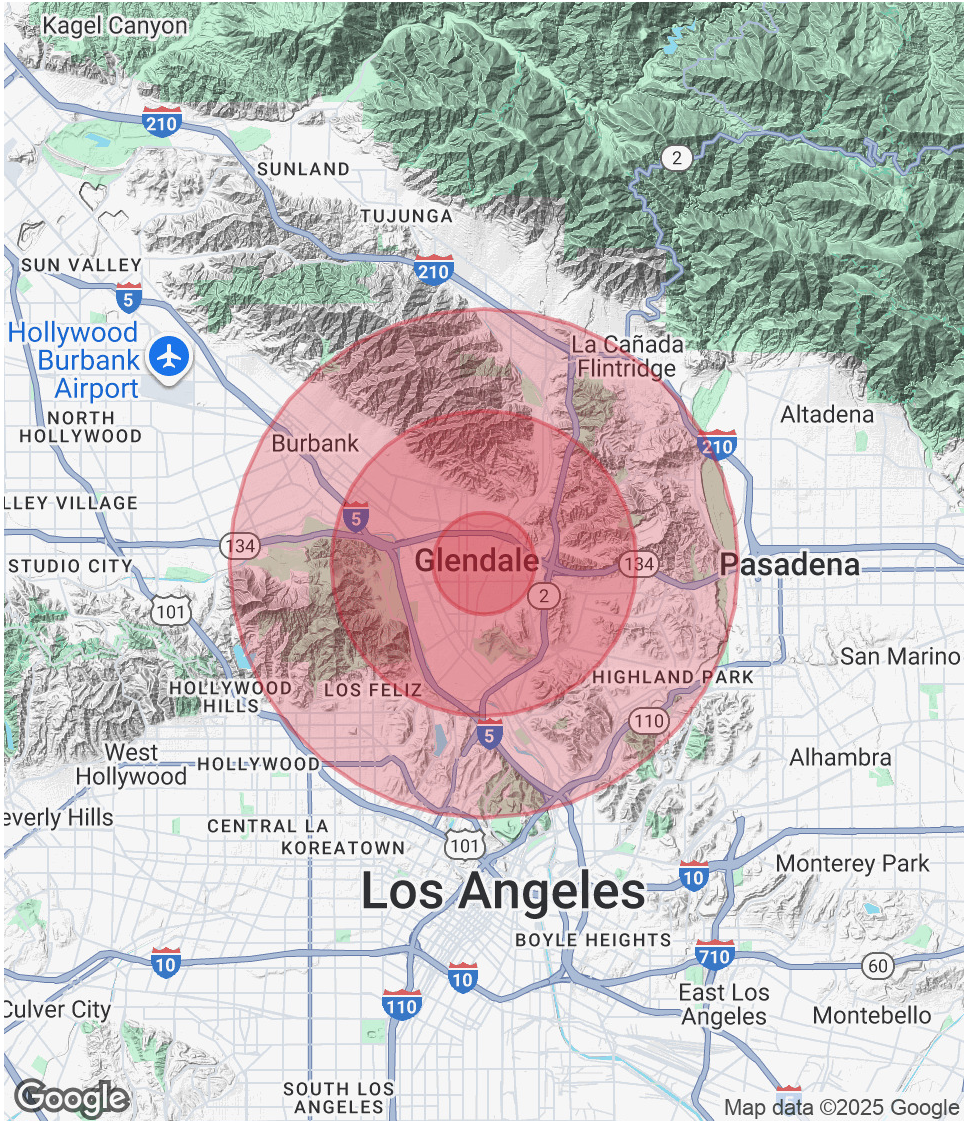
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	65,286	215,326	522,316
Average Age	43	43	42
Average Age (Male)	41	42	41
Average Age (Female)	45	45	44

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	27,274	85,100	210,465
# of Persons per HH	2.4	2.5	2.5
Average HH Income	\$88,663	\$119,457	\$124,526
Average House Value	\$871,283	\$1,076,260	\$1,170,354

Demographics data derived from AlphaMap



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