

## **Bow-Truss Warehouse Space For Lease**

36 E Palm Ave Burbank, CA



**Space Available:**  $\pm 6,350$  RSF

**Lease Rate:** \$2.00 per RSF, per month, Industrial Gross

Term: Negotiable

#### **HIGHLIGHTS**

**Central Downtown Location:** Positioned in the heart of Burbank's Downtown entertainment district, ensuring prime visibility and accessibility for your business.

**Freeway Visibility:** Located off the corner of E Palm Avenue and the 5 Freeway, gives the property excellent Freeway visibility. The property offers easy access to the 5, 134, and 101 Freeways, facilitating efficient logistics.

**Ample Parking:** 36 E. Palm benefits from immediate proximity to city parking facilities, which provides additional convenience for visitors and staff.

**Versatile Warehouse:** The building is comprised of  $\pm 6,350$  square feet of industrial warehouse space on a  $\pm 7,476$  square foot lot, suitable for various industrial applications/post-production/showroom.

**Attractive Lease Rate:** Favorable lease rate of \$2.00 per rentable square foot per month, offers excellent value in a prime location.

**Power & Connectivity:** The building features heavy power and is located on a dark fiber loop.

### Get more information

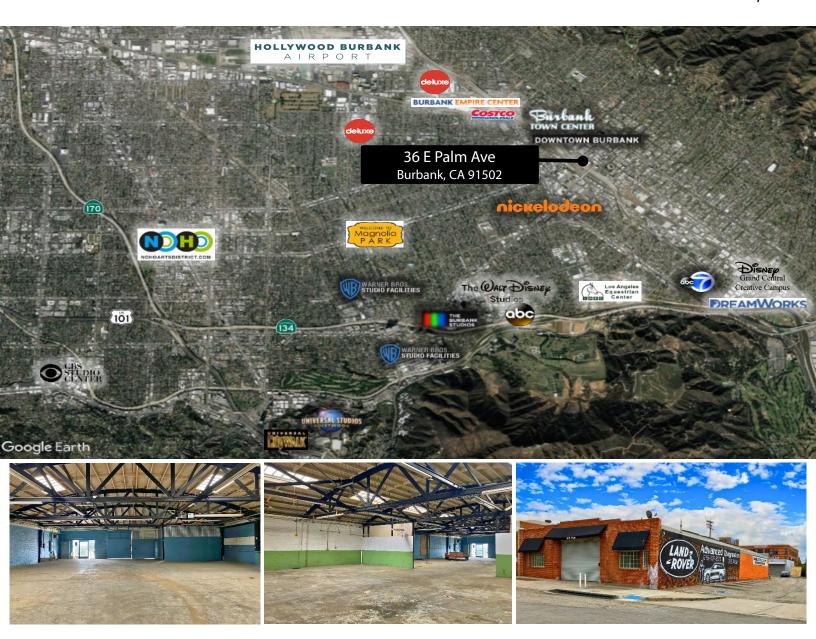
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