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| Space Available: | ±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 ±6,350 square feet of industrial warehouse space on a ±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**Christopher Baer**

Principal

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Associate

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Industrial Warehouse Space For Lease

36 E Palm Ave
Burbank, CA



AVISON YOUNG

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