

24900 Anza Drive

Warehouse and Office Unit for Sublease

24900 Anza Drive, Unit C
Valencia, CA

4,287 SF of Warehouse/Office Flex Space for Sublease



CBRE, Inc. is pleased to present 4,287 square feet of warehouse/office flex space for sublease at 24900 Anza Drive, Unit C, in Valencia, California. Located in the Valencia Industrial Center, the unit offers approximately 1,995 square feet of warehouse space with 22-foot clear heights, dedicated HVAC, and a ground-level roll-up door, paired with approximately 2,292 square feet of two-story office space featuring private offices, a conference room, and an open showroom lobby. Parking is available throughout the center, with spaces directly in front of the unit. The sublease runs through February 28, 2031, with flexibility on term available upon request. Contact the broker for additional details.

Space Highlights

	Total Unit Area:	4,287 SF		Dock Loading:	No
	Warehouse Area:	±1,995 SF		Clear Height:	22' (warehouse)
	Office Area:	±2,292 SF (2-Story)		Sprinklered:	Yes
	Parking:	Abundant surface parking available		Elevator:	No
	Ground-Level Loading:	Yes (1)		HVAC in Warehouse:	Yes



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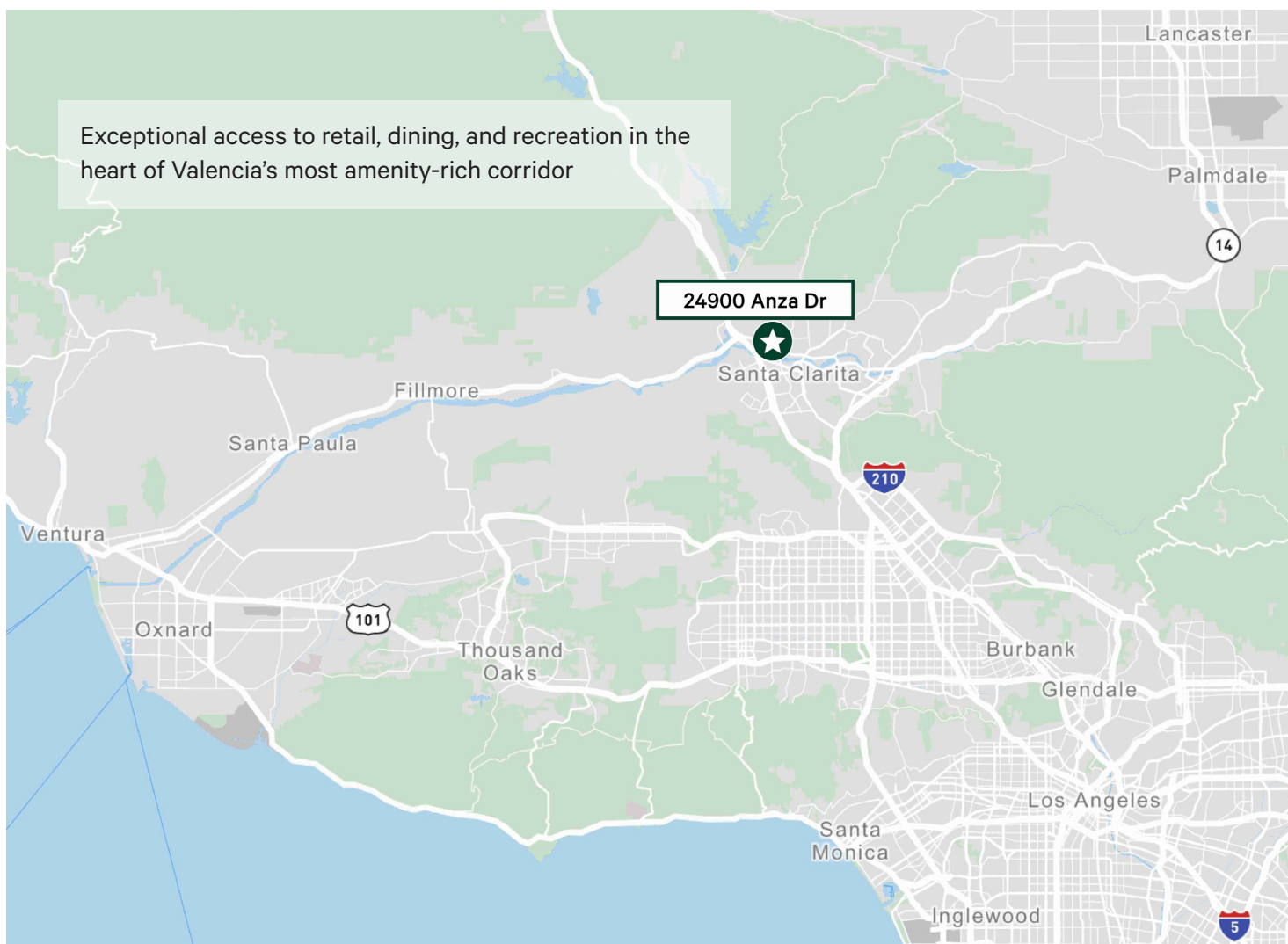
For Sublease

Lease Term

Monthly Sublease Rate:	\$5,573.10/mo (\$1.30/sf/mo) NNN
Estimated Monthly NNN's:	\$531.86 (\$12.41/sf/mo)
Available for Occupancy:	September 1, 2026
Sublease Expiration Date:	February 28, 2031
Term:	Flexible (1 year minimum)



Location



Contact Us

Kyle S. Barratt

Executive Vice President

T +1 818 300 4742

kyle.barratt@cbre.com

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