



FOR LEASE - BRAND NEW VAN NUYS SPEC DEVELOPMENT PROJECT

AVAILABLE FOR IMMEDIATE OCCUPANCY



VAN NUYS INDUSTRIAL PARK

16320 Raymer Street, Van Nuys, CA

BRAND NEW 38,085 SF INDUSTRIAL BUILDING



PROPERTY HIGHLIGHTS & FEATURES

PROPERTY HIGHLIGHTS

- State-of-the-Art, Turnkey, High Image Industrial Park Located in Prime Central SFV Location
- Excellent Main Street Signage Opportunities.
- Excellent Distribution & Last Mile Logistics Location
- Approximately 1.8 Million SFV Residents Within a 30 Minute Drive Time
- Immediate (405) Freeway Access via Roscoe Blvd On/Off Ramp
- Adjacent Land Available for Outside Storage or Additional Parking Needs
- Designed & Developed to LEED Certified Standards

PROPERTY FEATURES

Free Standing Building With Secured Yard:

38,085 SF on 1.68 Acres

Office:

5,000 SF

Speed Bay Spacing:

60' Speed Bay, 50' Typical Bay Spacing Perpendicular to Dock Doors

Loading:

4 Dock High & 1 Grade Level Loading Position

Clear Height:

32' Clear Minimum

Sprinkler:

ESFR K-25 Sprinkler Systems

Power:

1,200 AMP Main Service Panels

Skylight Coverage:

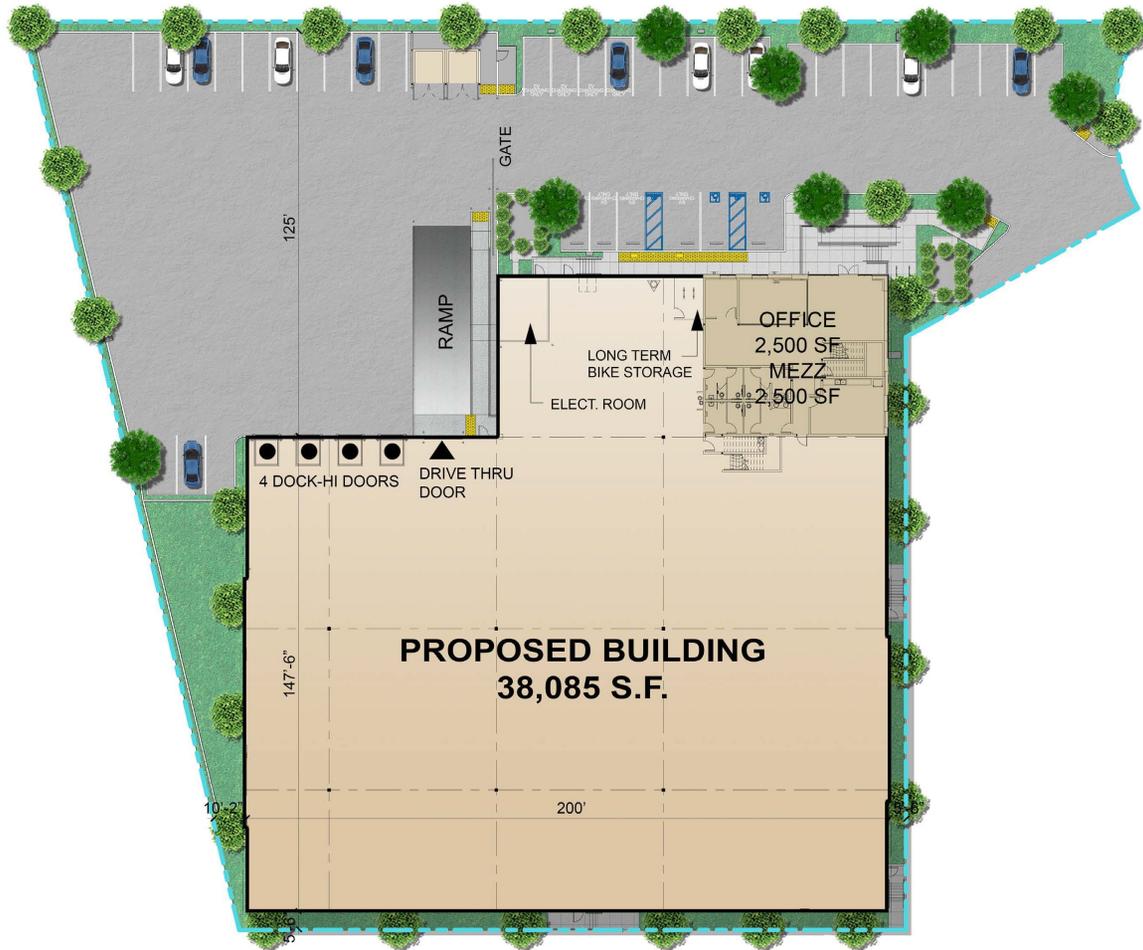
2.5%





BUILDING DETAILS

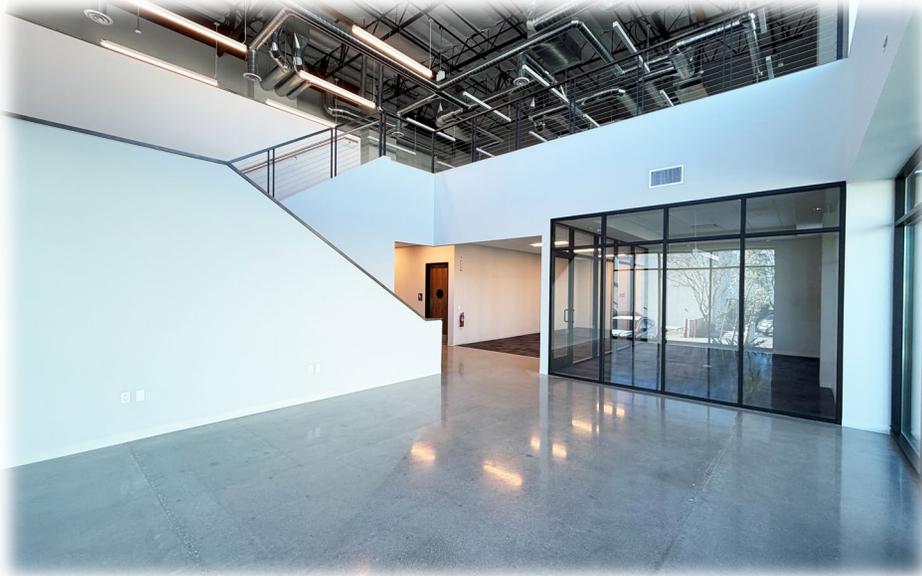
16320 Raymer Street, Van Nuys, CA



Address:	16320 Raymer Street Van Nuys, CA
Architect:	Herdman Architecture + Design, Inc.
Total Building (in Square Feet):	38,085 SF
Total Office Area:	5,000 SF
Ground Floor Office:	2,500 SF
Mezzanine Office:	2,500 SF
Land Area:	78,378 SF
Auto Parking Stalls:	40 Stalls
Dock High Doors:	4 Dock Doors (9'x10'H)
Loading Packages:	40K LB Mechanical levelers installed on every door
Grade Level Doors:	1 (12'x14' H)
Clear Height:	32' Clear Minimum
Truck Court Depth	125'
Electrical:	1,200-amp main service panel
Paving:	100% Concrete

INTERIOR PHOTOS

16320 Raymer Street, Van Nuys, CA | 38,085 SF



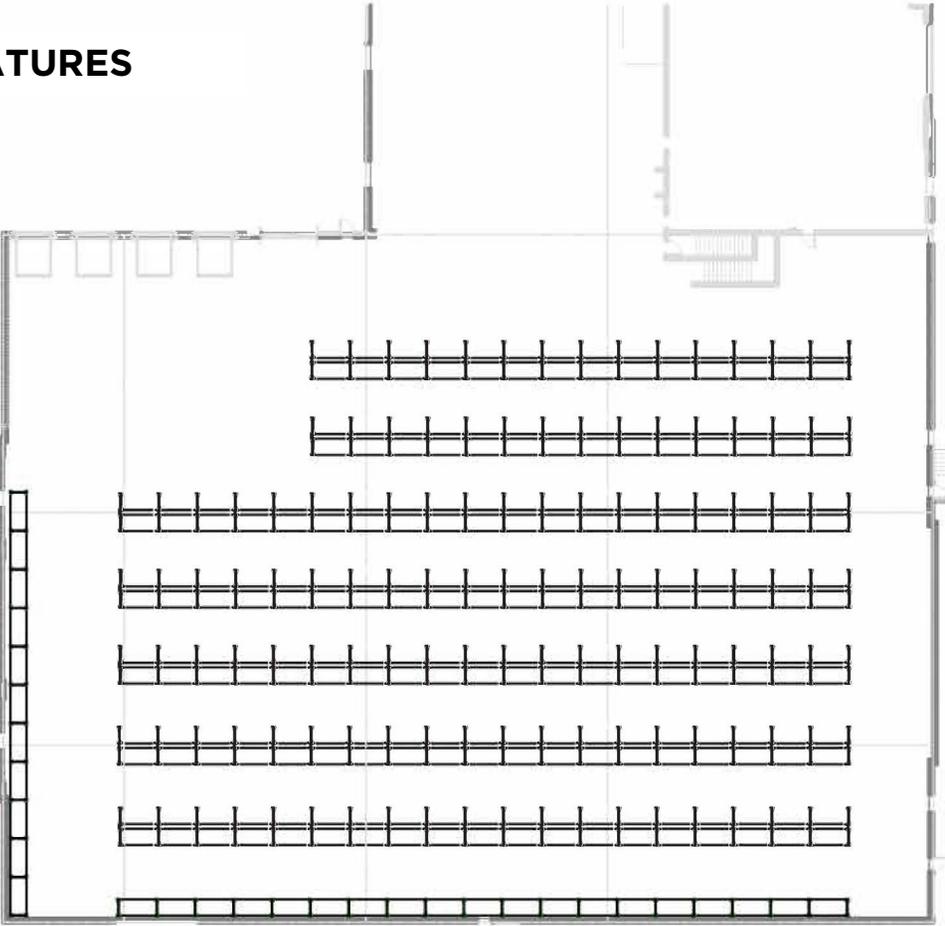
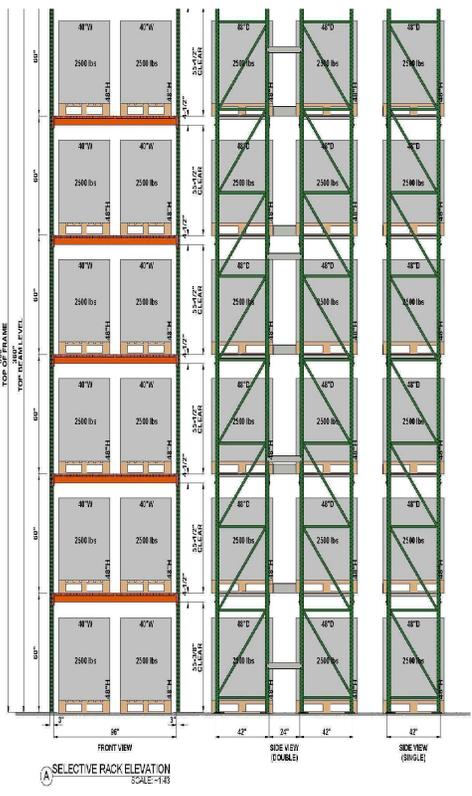
RACKING DESIGN



No warranty or representation is made to the accuracy of the conceptual racking plan or rendering racking plan. No liability of any kind is to be imposed on the broker or owner herein and shall not be held responsible for any decisions made based on such information.

- TOTAL PALLET POSITIONS**
- Approximately 1,680 pallet positions (56" Tall Pallets)
 - Approximately 1,380 pallet positions (60" Tall Pallets)
 - Approximately 1,100 pallet positions (72" Tall Pallets)

CONCEPTUAL RACKING FEATURES



PROPERTY LOCATION



VAN NUYS INDUSTRIAL PARK

DISTANCE FROM SUBJECT PROPERTY		
	405 Freeway	1.1 Mile
	101 Freeway	5 Miles
	5 Freeway	6.3 Miles
	Woodland Hills	10.8 Miles
	Burbank Airport	9.4 Miles
	Santa Clarita	16.5 Miles
	Century City	18.4 Miles
	Hollywood	15.9 Miles
	Downtown Los Angeles	21.1 Miles
	Los Angeles International Airport	25 Miles
	Port of Los Angeles	42.5 Miles
	Port of Long Beach	44.2 Miles

NEARBY AMENITIES & CORP. NEIGHBORS



Van Nuys Industrial Park





For more information, please contact:

PAUL SIMS

Director

+1 213 955 5153

paul.sims@cushwake.com

LIC. #02007631

ERIK LARSON

Executive Managing Director

+1 213 955 5126

erik.larson@cushwake.com

Lic. #01213790

CHRIS TOLLES

Executive Managing Director

+1 213 955 5129

chris.tolles@cushwake.com

Lic. #01459899

Cushman & Wakefield of California, Inc.
900 Wilshire Boulevard, Suite 2400
Los Angeles, Ca 90017
cushmanwakefield.com

©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

