

OFFICE SUITE  
FOR LEASE



REAL ESTATE SERVICES  
TRUSTED SINCE 1962

206 NORTH JACKSON STREET, SUITE 202  
GLENDALE, CA 91206

**RANDY STEVENSON**

PRESIDENT  
O: 818.956.7001 X155 C: 818.634.3281  
RANDYS@STEVENSONREALESTATE.COM  
CALDRE #01228475

**KRIS HONS**

CHIEF OPERATING OFFICER  
O: 818.956.7001 X127 C: 626.826.2431  
KHONS@STEVENSONREALESTATE.COM  
CALDRE #01807261

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

## 206 NORTH JACKSON STREET, SUITE 202

GLENDALE, CA 91206

**OFFERING SUMMARY**

Available Space:	2,193 SF
Lease Rate:	\$2.35/SF/MO, MG
Term:	3-5 Years
Building Size:	16,460 SF
Lot Size:	13,500 SF
Zoning:	C3
Year Built:	1991

**PROPERTY OVERVIEW**

Suite is comprised of a reception area, four (4) offices, one (1) conference room and an open area. There are seven (7) parking spaces available at \$50 per space per month. Property is an attractive garden office building with six (6) units; outstanding for professional offices; one block from Glendale City Hall, Courthouse, and Police Department, and Glendale Fashion Center.

**DISCLAIMER:** All information provided herein together with any projections or other data has been furnished from sources which we deem reliable, but for which we assume no liability, expressed or implied. Interested parties are to conduct independent investigation and verification of all information including but not limited to condition of the property, compliance or lack of compliance with applicable governmental requirements, development potential or suitability, financial performance of the property, projected financial performance of the property, any party's intended use or any and all other matters.

**RANDY STEVENSON**

PRESIDENT  
O: 818.956.7001 X155 C: 818.634.3281  
RANDYS@STEVENSONREALESTATE.COM  
CALDRE #01228475

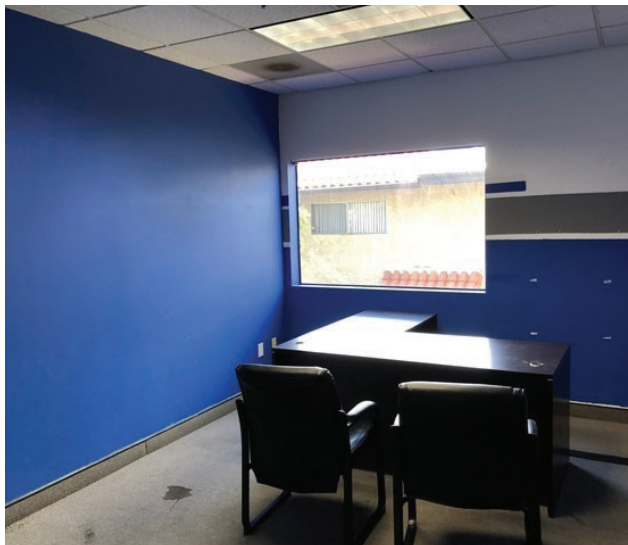
**KRIS HONS**

CHIEF OPERATING OFFICER  
O: 818.956.7001 X127 C: 626.826.2431  
KHONS@STEVENSONREALESTATE.COM  
CALDRE #01807261

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

# 206 NORTH JACKSON STREET, SUITE 202

GLENDALE, CA 91206



**RANDY STEVENSON**

PRESIDENT  
O: 818.956.7001 X155 C: 818.634.3281  
RANDYS@STEVENSONREALESTATE.COM  
CALDRE #01228475

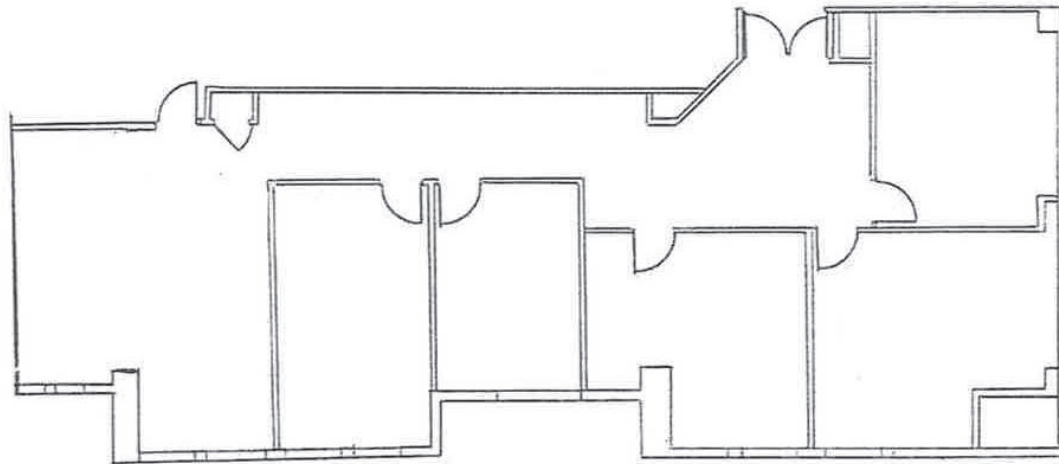
**KRIS HONS**

CHIEF OPERATING OFFICER  
O: 818.956.7001 X127 C: 626.826.2431  
KHONS@STEVENSONREALESTATE.COM  
CALDRE #01807261

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

# 206 NORTH JACKSON STREET, SUITE 202

GLENDAL, CA 91206



**RANDY STEVENSON**

PRESIDENT  
O: 818.956.7001 X155 C: 818.634.3281  
RANDYS@STEVENSONREALESTATE.COM  
CALDRE #01228475

**KRIS HONS**

CHIEF OPERATING OFFICER  
O: 818.956.7001 X127 C: 626.826.2431  
KHONS@STEVENSONREALESTATE.COM  
CALDRE #01807261

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

# 206 NORTH JACKSON STREET, SUITE 202

GLENDALE, CA 91206



**RANDY STEVENSON**

PRESIDENT  
O: 818.956.7001 X155 C: 818.634.3281  
RANDYS@STEVENSONREALESTATE.COM  
CALDRE #01228475

**KRIS HONS**

CHIEF OPERATING OFFICER  
O: 818.956.7001 X127 C: 626.826.2431  
KHONS@STEVENSONREALESTATE.COM  
CALDRE #01807261

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

## 206 NORTH JACKSON STREET, SUITE 202

GLENDALE, CA 91206

**POPULATION**

	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total population	63,837	230,014	560,553
Median age	40.8	39.3	38.1
Median age (Male)	39.0	38.0	37.1
Median age (Female)	41.8	40.3	38.9

**HOUSEHOLDS & INCOME**

	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total households	24,869	84,874	208,749
# of persons per HH	2.6	2.7	2.7
Average HH income	\$56,287	\$70,947	\$76,732
Average house value	\$469,665	\$584,668	\$624,750

\* Demographic data derived from 2010 US Census

**RANDY STEVENSON**

PRESIDENT  
 O: 818.956.7001 X155 C: 818.634.3281  
 RANDYS@STEVENSONREALESTATE.COM  
 CALDRE #01228475

**KRIS HONS**

CHIEF OPERATING OFFICER  
 O: 818.956.7001 X127 C: 626.826.2431  
 KHONS@STEVENSONREALESTATE.COM  
 CALDRE #01807261

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