

Available SF 8,298 SF

Industrial For Lease

Building Size 10,452 SF



Address: 2201-B N Hollywood Way, Burbank, CA 91505

Cross Streets: N Hollywood Way/W Pacific Ave

Major Street Frontage
Fantastic Creative Office
Upscale Executive Offices
Roof Top Signage

Lease Rate/Mo:	\$19,500	Sprinklered:	No	Office SF / #:	6,500 SF / 12
Lease Rate/SF:	\$2.35	Clear Height:	12'	Restrooms:	3
Lease Type:	Net / Op. Ex: \$0.18	GL Doors/Dim:	1 / 10'x9'	Office HVAC:	None
Available SF:	8,298 SF	DH Doors/Dim:	0	Finished Ofc Mezz:	2,100 SF
Minimum SF:	8,298 SF	A: V: 240/240 O: 3 W: 4		Include In Available:	Yes
Prop Lot Size:	POL	Construction Type:	Masonry	Unfinished Mezz:	0 SF
Term:	3-5 Years	Const Status/Year Blt:	Existing / 1956	Include In Available:	No
Sale Price:	NFS	Whse HVAC:	Yes	Possession:	30 Days
Sale Price/SF:	NFS	Parking Spaces: 11 / Ratio: 1.3:1		Vacant:	No
Taxes:		Rail Service:	No	To Show:	Call broker
Yard:		Specific Use:	Warehouse/Office	Market/Submarket:	East SFV
Zoning:	M-1			APN#:	2463-001-008

Listing Company: Delphi Business Properties, Inc.

Agents: [David Hoffberg, SIOR 818-933-7117](#)

Listing #: 44454093

Listing Date: 03/04/2026

FTCF: CB250N000S000

Notes: All information contained herein is deemed reliable and must be independently verified by the Lessee. Lessee is solely responsible for confirming electrical service and zoning are suitable for Lessee's intended use.

