



**21107-21115 VANOWEN STREET**  
Canoga Park, CA 91303

**WARNER CENTER MEDICAL &  
MODERN OFFICES FOR LEASE**



**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

**EUGENE KIM**  
Principal  
818.444.4919  
ekim@lee-re.com  
Lic # 01521416

**DARREN CASAMASSIMA**  
Principal  
818.933.0303  
dc@lee-re.com  
Lic # 01425638

**SCOTT ROMICK**  
Principal  
818.933.0305  
sromick@lee-re.com  
Lic # 01323527

No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

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## WARNER CENTER MEDICAL & MODERN OFFICES FOR LEASE



### PROPERTY DETAILS

**Lease Rate:** 1st Floor Medical: \$3.00 RSF, Modified Gross  
\*Tenant is responsible for utilities and janitorial services.

**Parking:** 2/1000 SF Free Parking

### AVAILABILITY

SUITE	SQ. FT.	RATE	DESCRIPTION
110	2,335 SF	\$3.00 MG	Medical Office

### PROPERTY HIGHLIGHTS

- Fully Renovated Inside And Out
- Excellent Visibility With Signage Opportunity
- Contemporary Design With Natural Light, High Ceilings, And Private Restrooms
- Free On-Site Parking For Tenants And Visitors
- Located In The Warner Center With Close Proximity To Transit And Amenities



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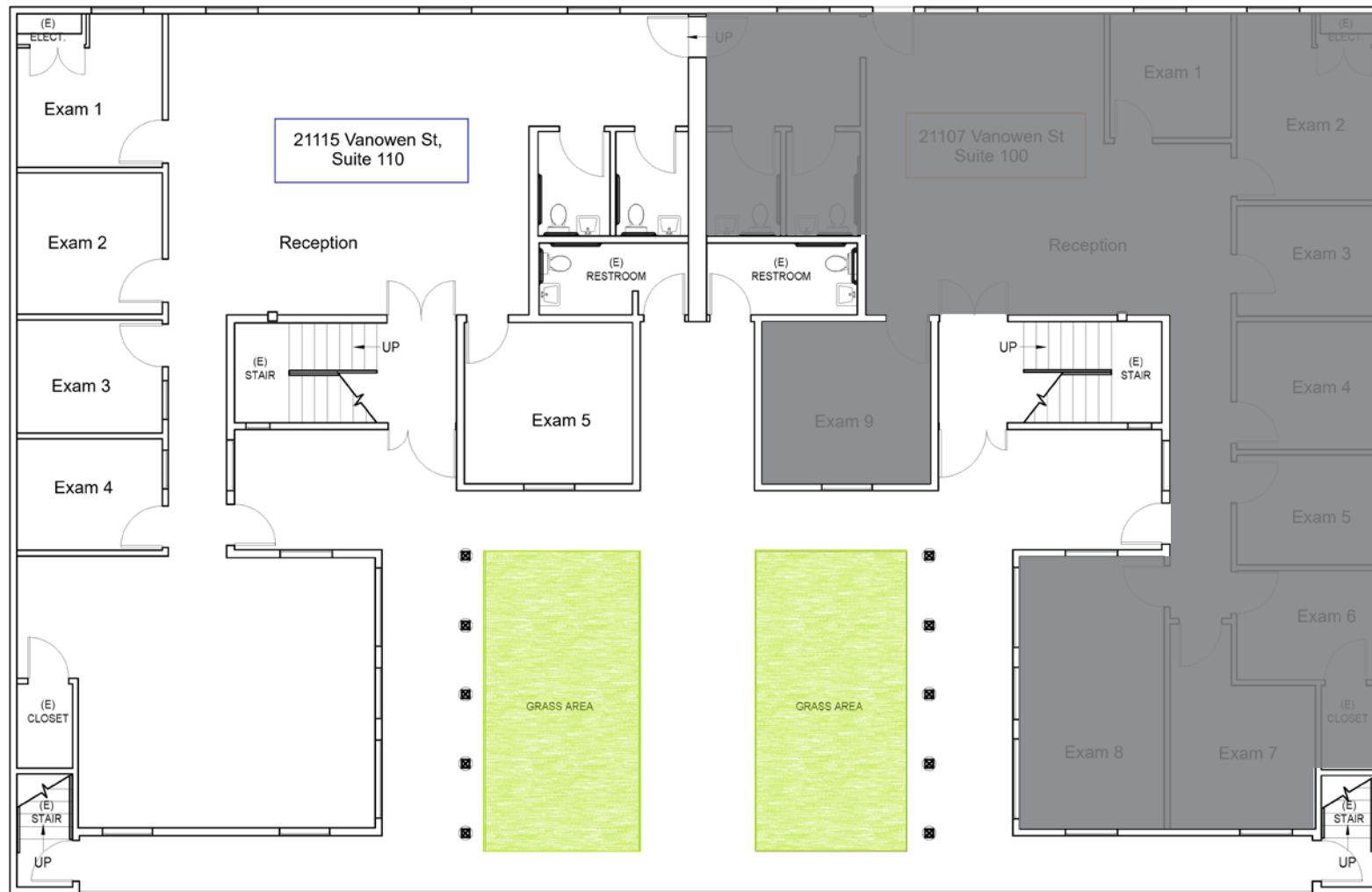
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FIRST FLOOR



NOT TO SCALE



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For more information:

**Eugene Kim**

Principal  
818.444.4919  
ekim@lee-re.com  
DRE# 01521416

**Darren Casamassima**

Principal  
818.933.0309  
dc@lee-re.com  
DRE# 01425638

**Scott Romick**

Principal  
818.933.0305  
sromick@lee-re.com  
DRE# 01323527



COMMERCIAL REAL ESTATE SERVICES

Lee & Associates® - LA North/Ventura, Inc.  
Corporate ID #01191898  
A Member of the Lee & Associates®  
Group of Companies  
15250 Ventura Blvd, Suite 100  
Sherman Oaks, CA 91403  
P:818.986.9800 F:818.783.9260

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