



4325-4327 WOODMAN AVE, SHERMAN OAKS, CA 91423

RETAIL SPACE



FOR LEASE
OFFERING MEMORANDUM



○ SITE DESCRIPTION

IKON Properties is proud to present an Retail opportunity at 4325–4327 Woodman Ave, Sherman Oaks, CA 91423, located along one of Sherman Oaks’ established commercial and light industrial corridors. The property offers functional industrial space with flexible configurations suitable for a range of uses, including warehouse, distribution, light manufacturing, service-oriented operations, or creative industrial applications. The building features efficient floor layouts, practical clear heights, and loading functionality designed to support day-to-day operational needs while allowing users to adapt the space to their specific business requirements.

Situated on a well-positioned parcel along Woodman Avenue, the property provides on-site parking and convenient access for employees, vendors, and deliveries. Its central Sherman Oaks location offers close proximity to major arterials, the U.S. 101 Freeway, and surrounding San Fernando Valley submarkets, enhancing regional connectivity. Overall, 4325–4327 Woodman Ave represents a compelling opportunity for users seeking adaptable industrial space in a highly accessible and supply-constrained Sherman Oaks location.

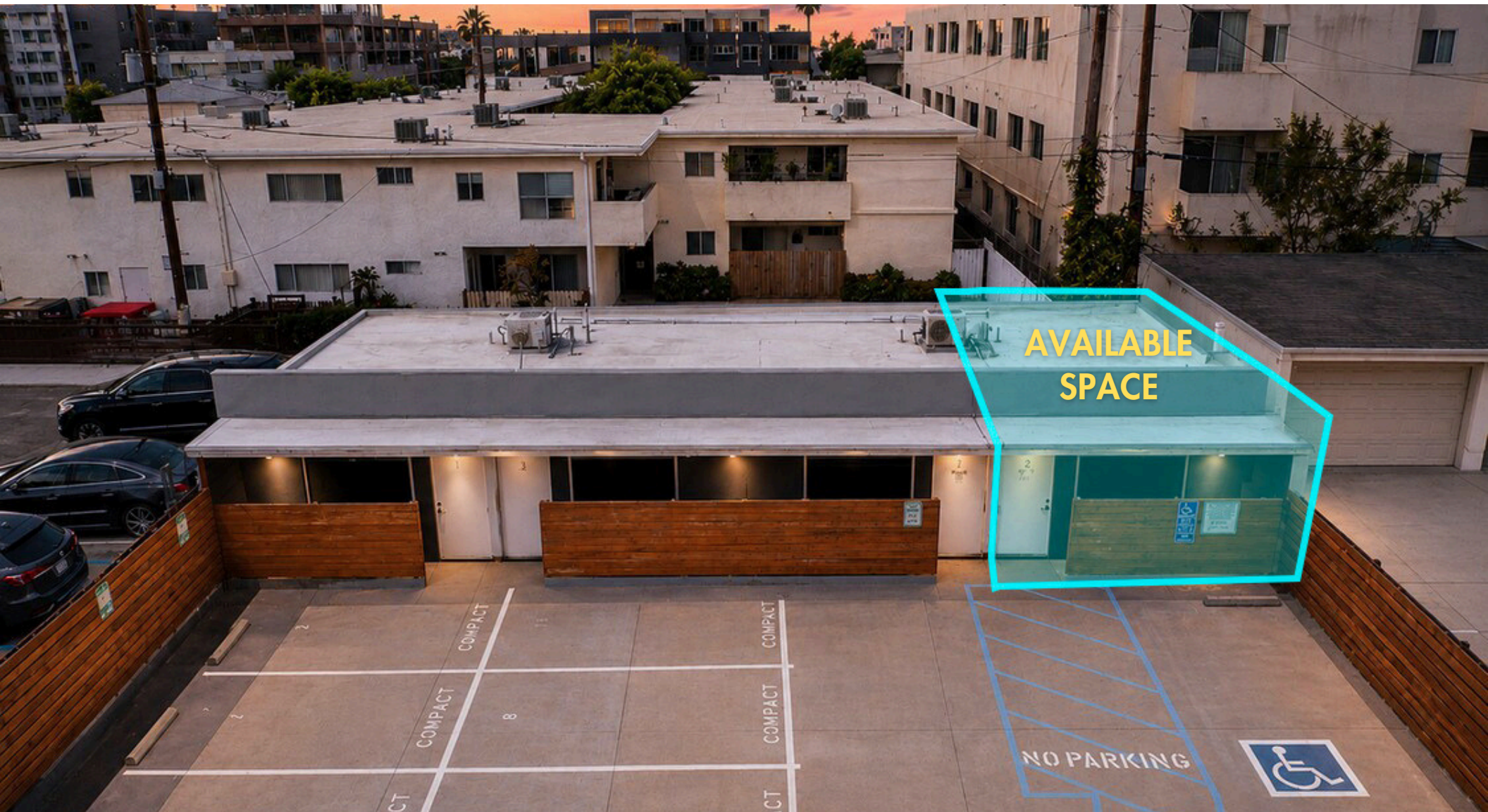
*All information is deemed reliable but not guaranteed, should be independently verified, and is not legal, financial, or investment advice.

PROPERTY TYPE
Retail

AVAILABLE SPACE
400 SF

YEAR BUILT
1948

ZONING
LAC2



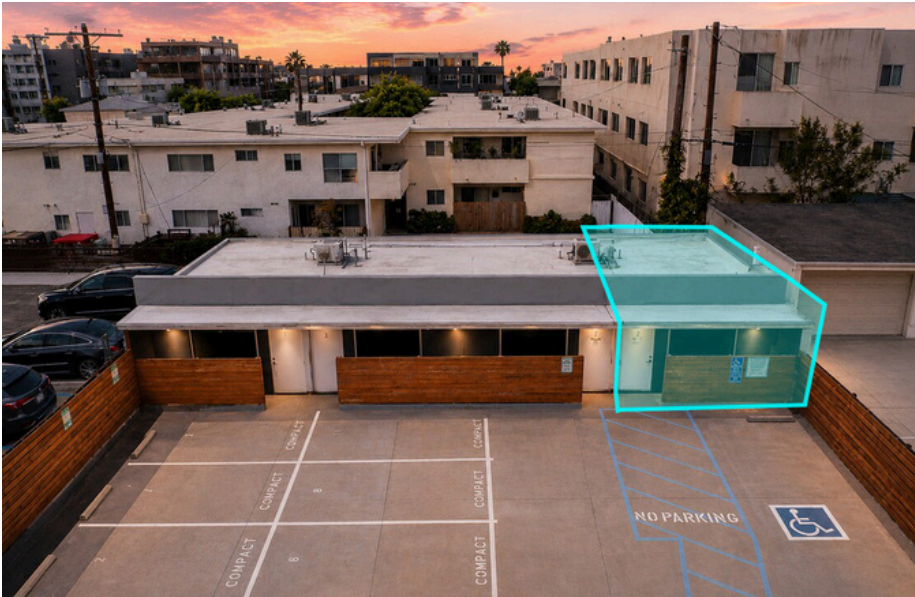
PROPERTY HIGHLIGHTS

- Flexible retail layouts suitable for professional, administrative, or creative users
- Prime Sherman Oaks location along Woodman Avenue with strong accessibility
- Convenient access to the U.S. 101 Freeway and surrounding Valley submarkets
- On-site parking for employees and visitors
- Close proximity to retail and dining amenities supporting daily business needs



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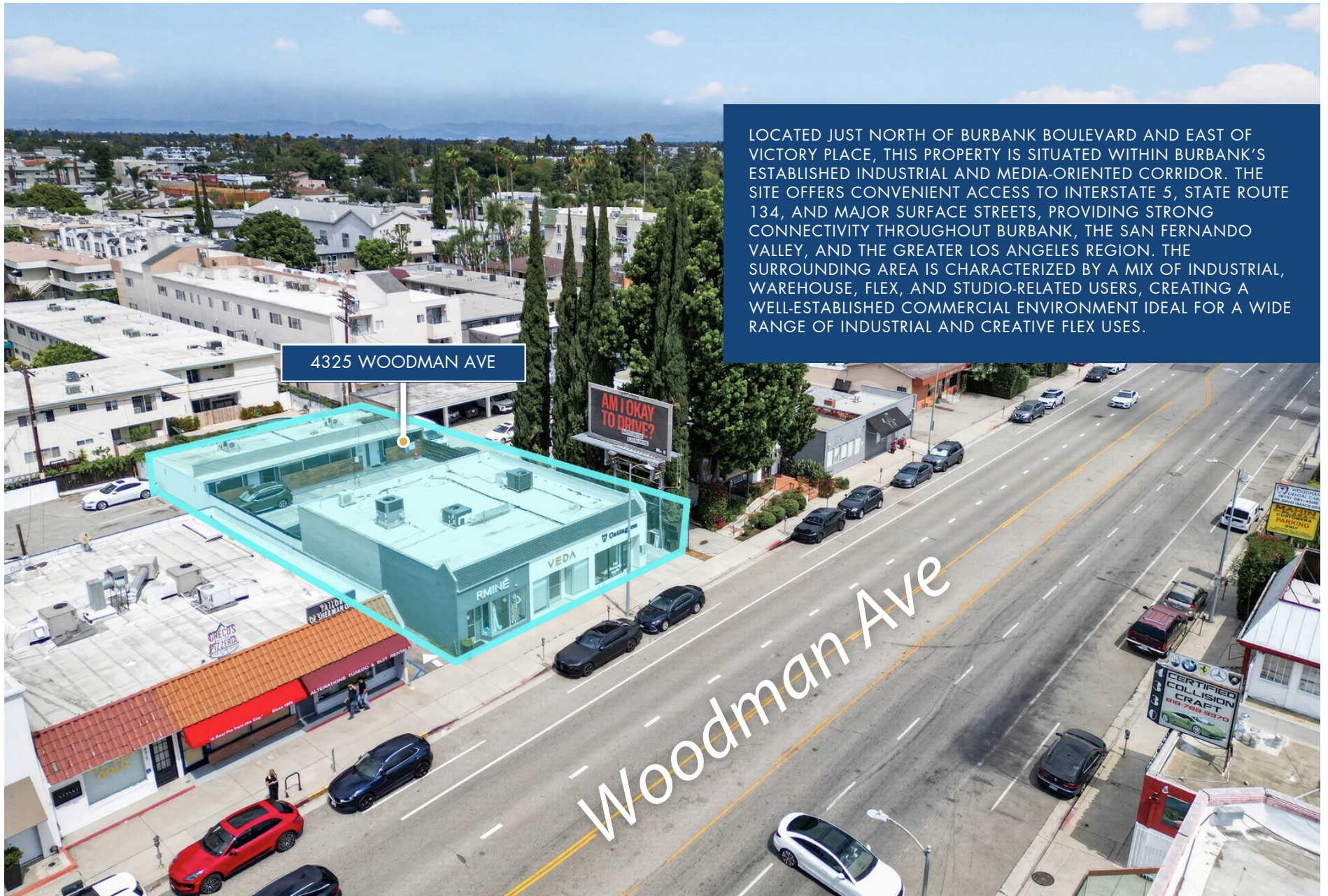
PROPERTY PHOTOS



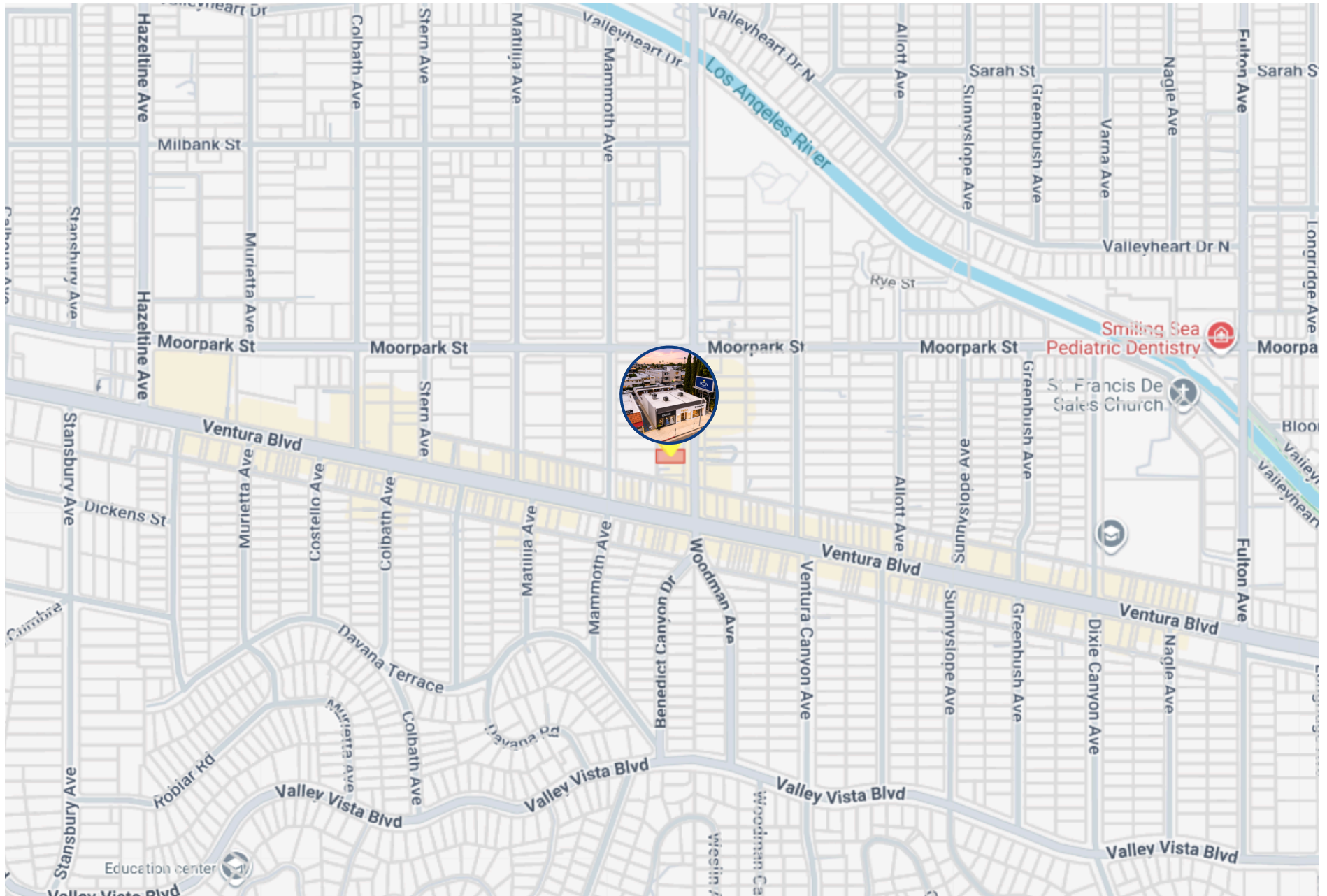
RETAIL MAP



AERIAL MAP



LOCATION MAP





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