

Available SF 17,500 SF

Industrial For Lease

Building Size 35,598 SF



Address: 11001 Fleetwood St, Sun Valley, CA 91352
Cross Streets: Fleetwood St/Herrick Ave

POL 35,598 SF Building
 2,000 SF Office
 1 Grade Level Door
 17' Clear Height
 400 Amps, 240 Volts, 3 Phase
 Inexpensive Warehouse and Distribution Space

Lease Rate/Mo: \$17,500
Lease Rate/SF: \$1.00
Lease Type: Industrial Gross
Available SF: 17,500 SF
Minimum SF: 17,500 SF
Prop Lot Size: POL
Term: Acceptable to Owner
Sale Price: NFS
Sale Price/SF: NFS
Taxes:
Yard: No
Zoning: M2-1-CUGU

Sprinklered: Yes
Clear Height: 17'
GL Doors/Dim: 1 / 12'x14'
DH Doors/Dim: 0
A: 400 V: 240 O: 3 W:
Construction Type:
Const Status/Year Blt: Existing / 1973
Whse HVAC: No
Parking Spaces: 15 / **Ratio:** 0.9:1/
Rail Service: No
Specific Use: Warehouse/Office

Office SF / #: 2,000 SF
Restrooms: 2
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: Now
Vacant: Yes
To Show: Call broker
Market/Submarket: East SFV
APN#: 2408-031-016

Listing Company: CBRE
Agents: [Greg Barsamian 818-406-3658](#), [Abraham Kim 213-613-3347](#)

Listing #: 44507294 **Listing Date:** 03/12/2026

Notes: Call broker for commission information.

FTCF: CB000N000S000