



Land for Lease

20,757

Available SF for Lease

Contact us:

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Colliers

505 N Brand Blvd
Suite 1120
Glendale, CA 91203

12105 Branford St Sun Valley, CA 91352

Property Highlights

- Nearly 1/2 Acre Private, Gated Concrete IOS Site
- Excellent Access to 5, 118, 210, and 170 Freeways
- M2-Zoning Allows For Broad Range of Industrial Uses
- Functional, Secured ~ 528 SF Office Building with 600 Amp Power Panel
- Ideal for Fleet Parking, Equipment Storage, and Contractor Operations

Specifications

Monthly Rent	TBD
Lease Rate PSF	TBD, Gross
Lot Size	0.48 AC / 20,757 SF
Building SF	528
Utilities	Gas, Water, Sewer, Electric
Yard	Fenced / Paved
Zoning	M2
APN	2537-017-009
To Show	Call Agent

Notes: Call broker regarding lease rate. New 600 Amp panel. Electrical service quoted above is from info listed on power panel, however, info may not be accurate. Tenant responsible to have licensed electrician confirm service prior to signing lease.

Accelerating success.

Freeway Access Aerial

