



8330 Lankershim Blvd

North Hollywood, CA 91605

**Industrial Building and Excess Land
for Lease**

Contact

Bennett Robinson

Vice Chairman

818 458 7853

bennett.robinson@cbre.com

Lic. 00984312





Property Features

- Excellent corner location with over 200 car parking
- Ideal for large fleet vehicle requirement and distribution use
- Close proximity to the 5 Fwy (0.4-mile distance)
- Excess land
- 2.78 acres with existing 27,600 SF building
- Property taxes and insurance are approximately \$0.10 PSF/Mo (On the building square footage)
- Fenced and paved yard
- Available May 1, 2023

Note

Ability to have dock high loading with platform at the east end of the building.



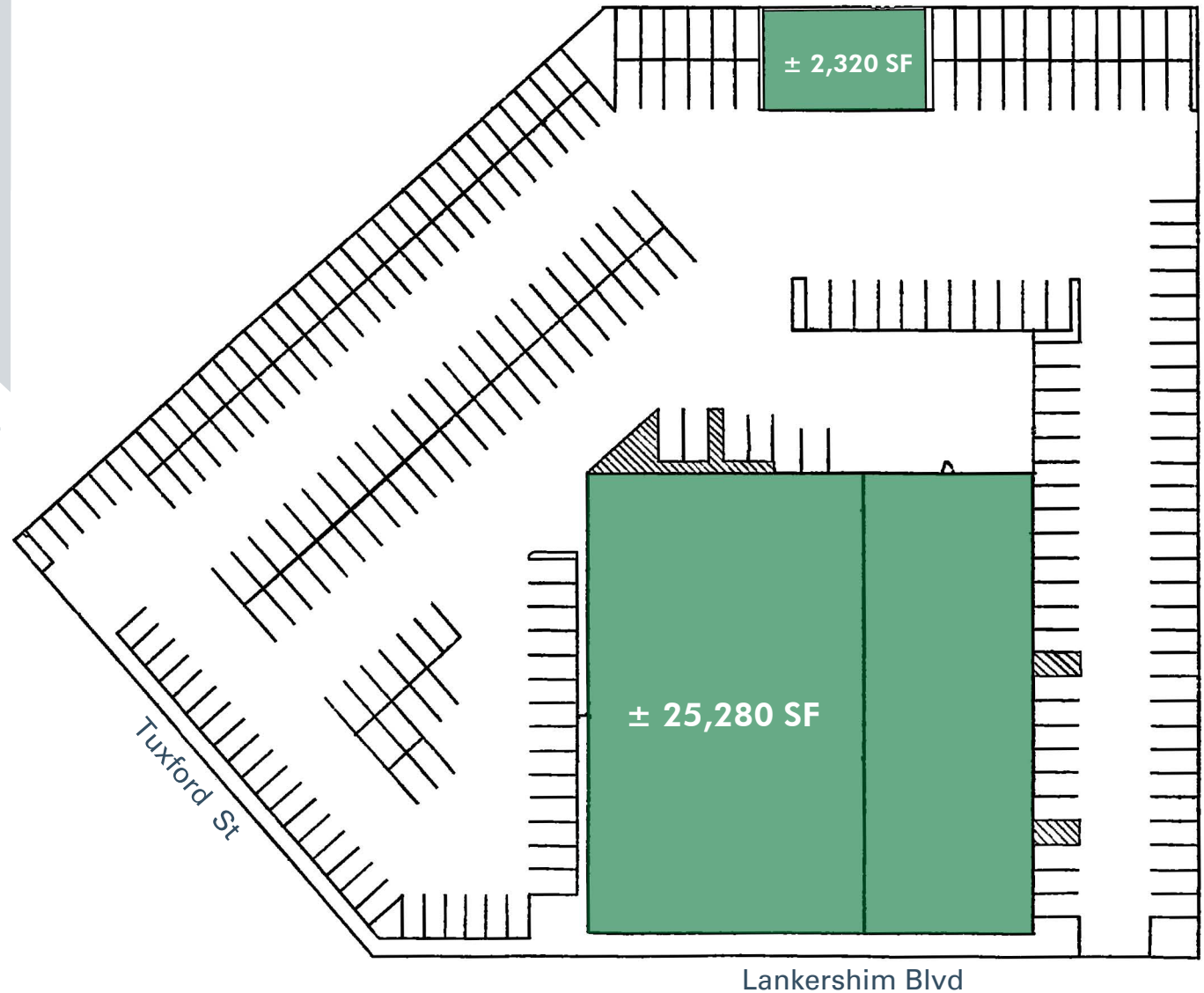
Warehouse clearance to be verified.



Property Details

Incredible corner location with ample parking. Ideal for local distributor, large fleet storage, call center or retail. Close proximity to 5 freeway.

- **Available SF:** 27,600
- **Office SF:** 7,820
 - **Mezzanine SF:** 2,200
- **Clear Height:** 16'
- **Power:** 2,000 Amps, 120/208, O: 3, W: 4
- **Zoning:** M1
- Potential to provide dock high loading
- **Ground Level Door(s):** Two (2)



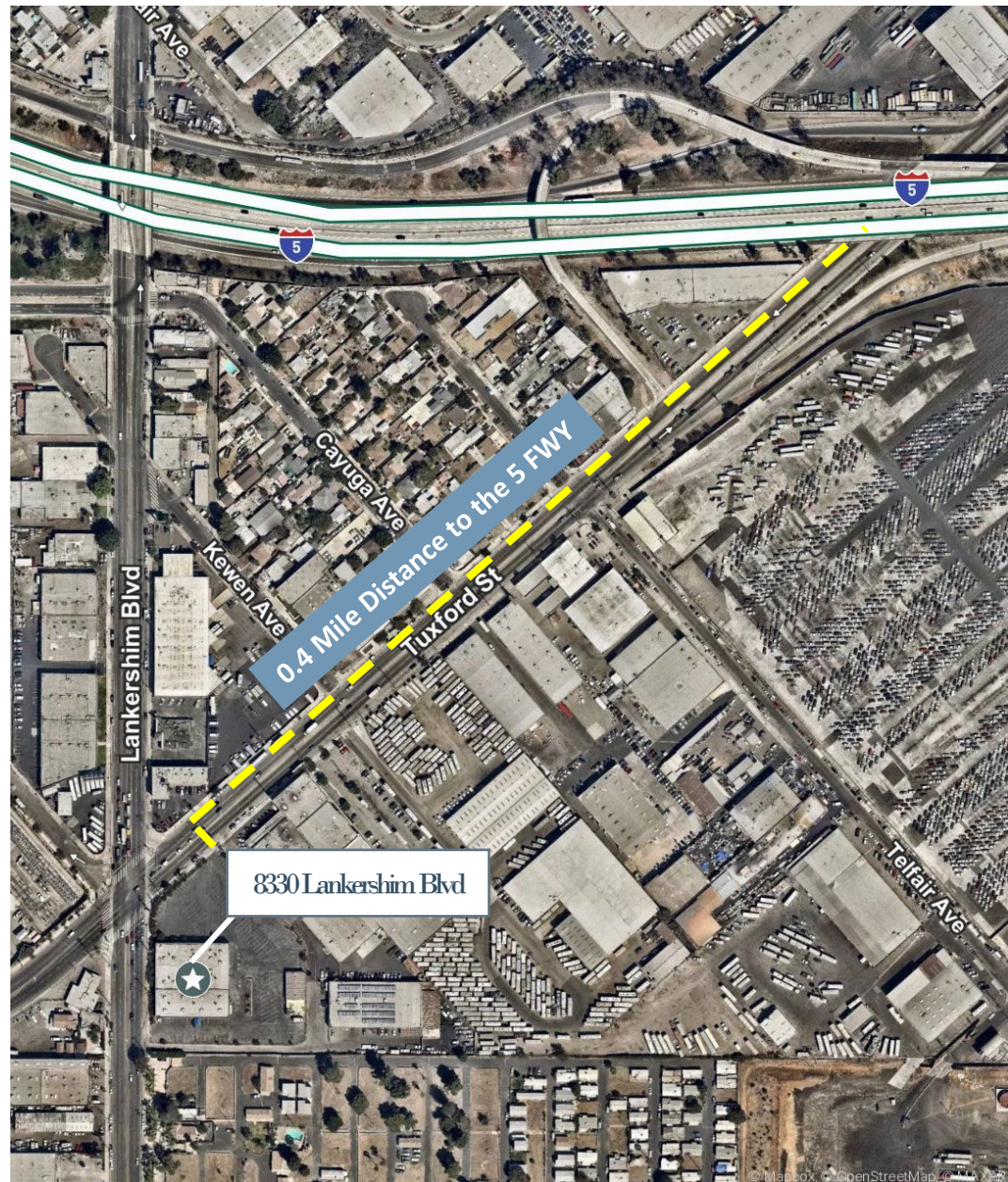
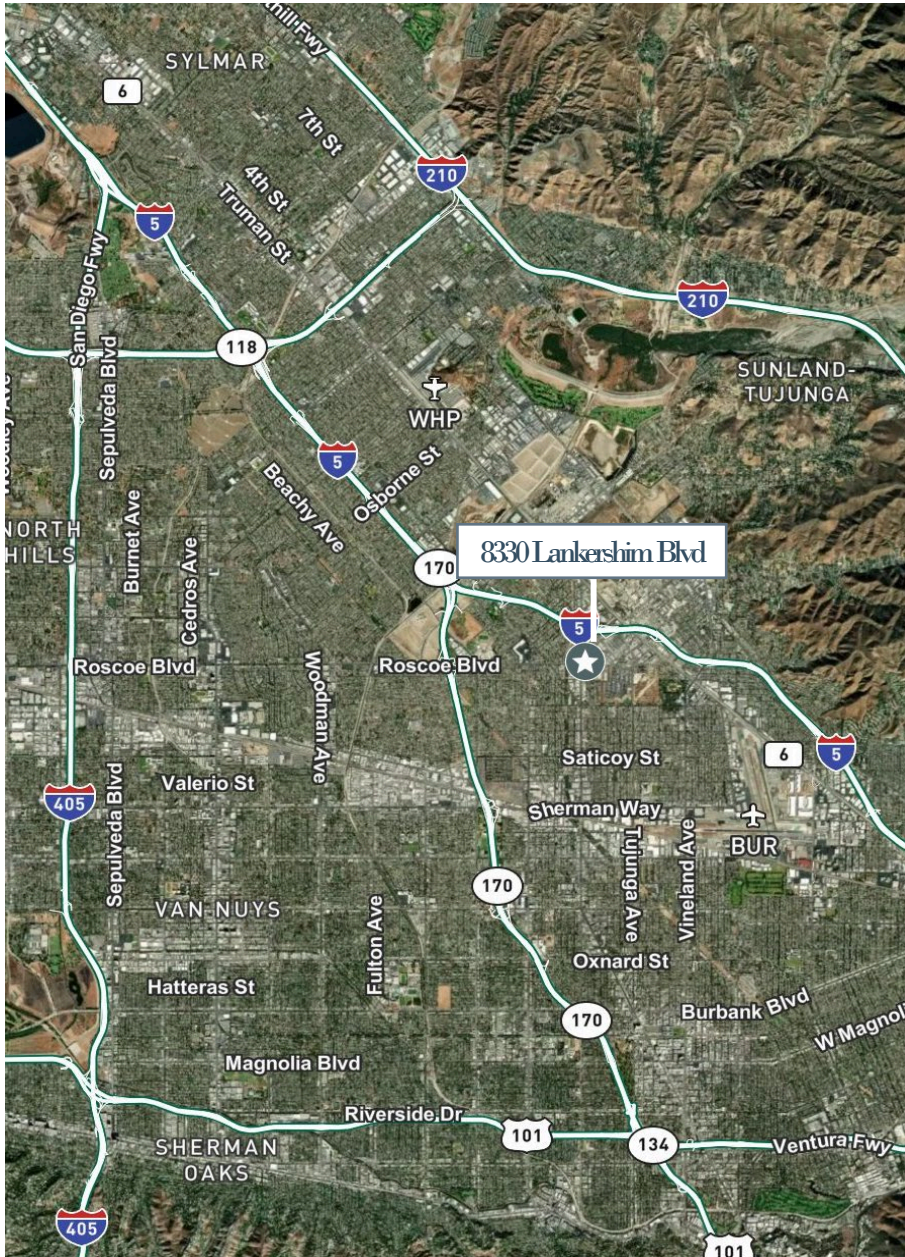
Floor Plan



Property Interior Photos



Map



Contact

Bennett Robinson

Vice Chairman

818 458 7853

bennett.robinson@cbre.com

Lic. 00984312

© 2023 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

CBRE