

Freestanding Office Buildings **FOR SUBLEASE**

14721, 14731 & 14735 Califa Street, Van Nuys



FREE PARKING

3.5/1000 - more possible
* Savings of over \$.25 PSF

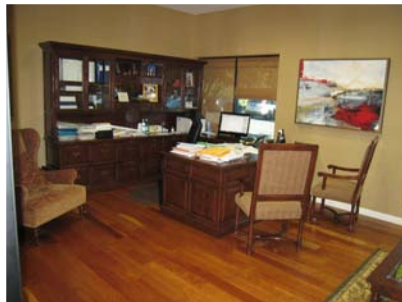
NO LOAD FACTOR

* Savings of over \$.25 PSF

ENTERPRISE ZONE

- Hiring Tax Credits
- Sales Tax Benefits

**\$1.00
BROKER
BONUS**



For more information
please contact:

SCOTT ROMICK
Principal
818.933.0305
sromick@lee-re.com
License ID # 01323527

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: 818-933-0405
www.lee-associates.com

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.

PROPERTY HIGHLIGHTS

- Fiber Optics Via Time Warner
- Computer & Phone Infrastructure
- Tenant-Controlled HVAC
- Outdoor Patio Seating Area

PROPERTY SPECIFICATIONS

- Sublease Term 2½ or 4½ Years
(Lease Exp. Feb 2017 or Feb 2019)
- Rent \$1.60 PSF, Modified Gross
- Available Sq. Ft. 10,400 to 41,280 SF

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