

38,766 SF

FOR LEASE

15148 BLEDSOE STREET
UNIT B
SYLMAR, CA 91342



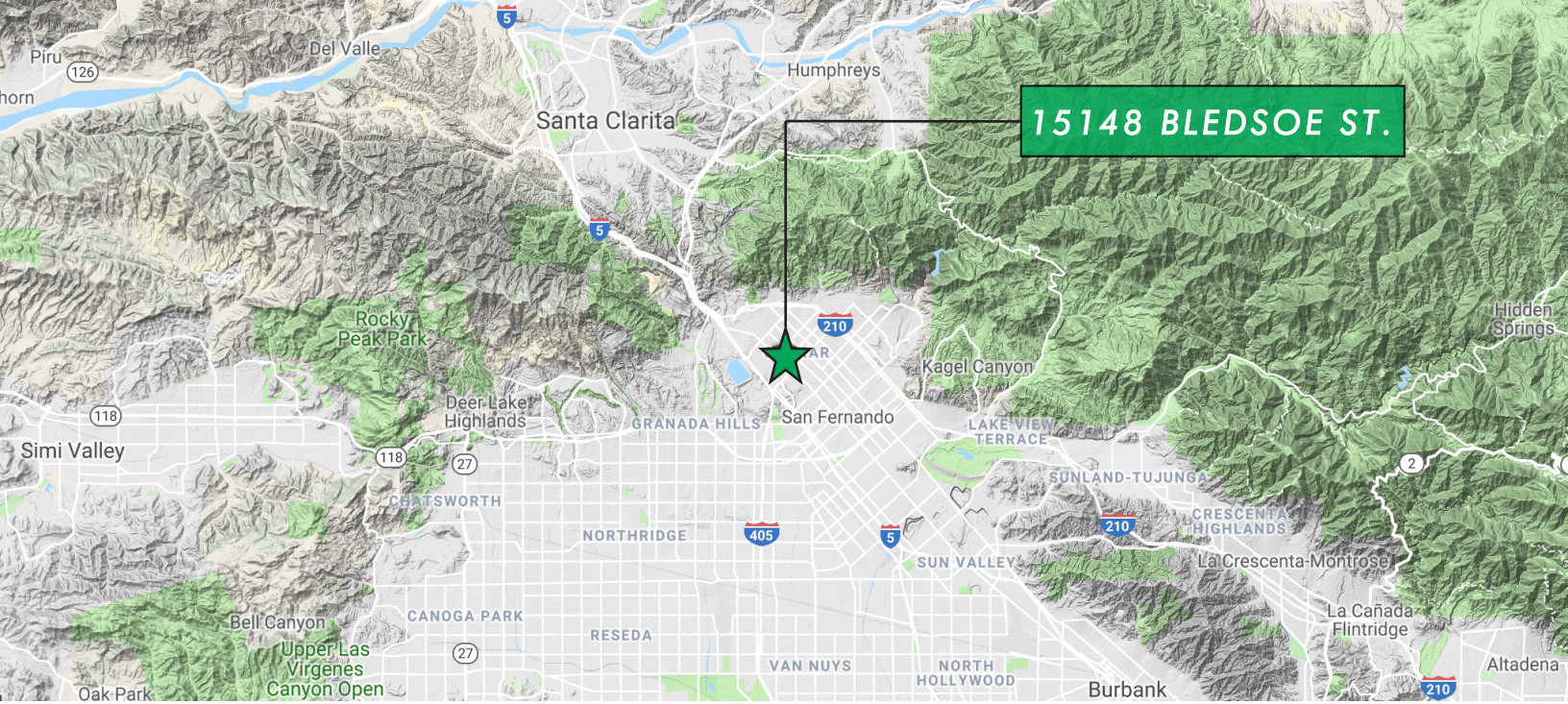
- + GREAT CORPORATE IMAGE & LOCATION
- + 4 COVERED TRUCK WELL LOADING POSITIONS & 3 GROUND LEVEL DOORS
- + RECENTLY RENOVATED / UP TO 18' CEILING CLEARANCE
- + EASY ACCESS TO 5, 210, 405, 118, AND 14 FREEWAYS
- + 1,000 AMPS / 480 VOLT POWER

PROPERTY INFO

| | |
|---------------------|------------|
| LEASE RATE/SF: | \$0.89 |
| LEASE RATE/MONTH: | \$34,501 |
| LEASE TYPE: | NNN |
| AVAILABLE SF: | 38,766 |
| OFFICE SF/#: | 3,676 / 6 |
| PROPERTY TYPE: | Industrial |
| GROUND LEVEL DOORS: | 3 |
| TRUCK HIGH/DIM: | 4 |
| SPRINKLERED: | Yes |
| CLEAR HEIGHT: | 14' - 18' |

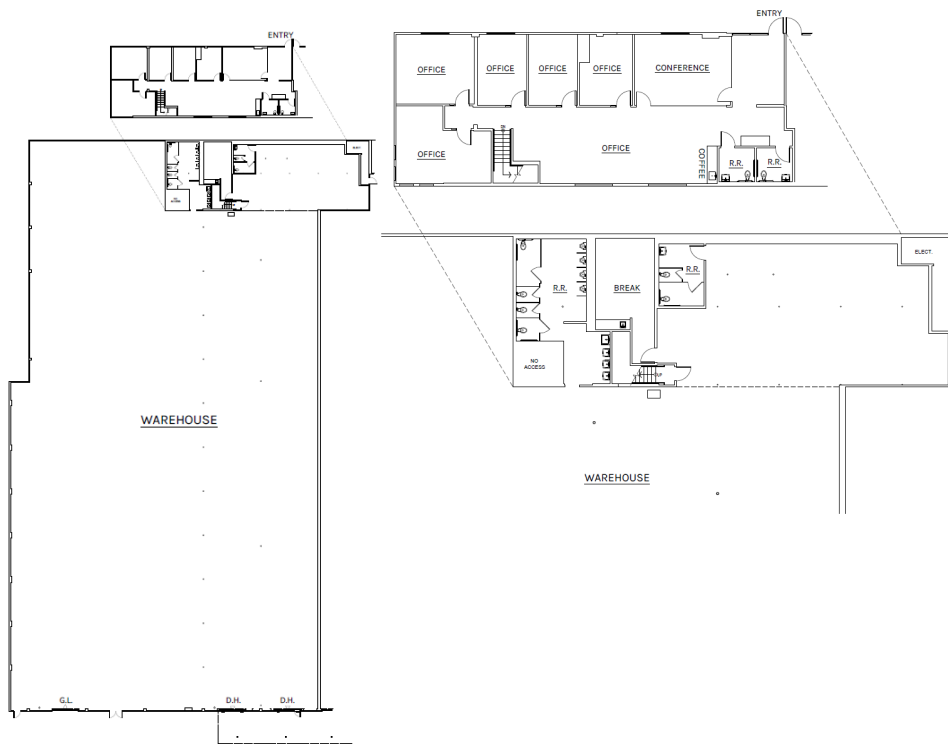
| | |
|-----------------------|-------------------------|
| POWER: | A:1000, V:480, P:3, W:4 |
| PARKING SPACES/RATIO: | 39 / 1:1 |
| YARD: | No |
| OFFICE HVAC: | Yes |
| RESTROOMS: | 4 |
| PROP LOT SIZE: | POL |
| ZONING: | M2 |
| APN#: | 2506-002-030 |
| POSSESSION: | 12/1/2019 |
| TO SHOW: | Call Agent |

Notes: Building renovated in 2015/2016. Clear height ranges 14' - 18'. One of the 3 ground level doors is behind a truck well. Call broker for commission information.



15148 BLEDSOE ST.

PHOTOS: **SITE PLAN:**



FOR MORE INFORMATION, PLEASE CONTACT:



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