



The 1612 Olive Ave office building is located in the heart of Burbank. This outstanding location provides easy access to Hollywood, Glendale and the San Fernando Valley.

<b>Available SF:</b>	±1,500 SF - 15,889 SF
<b>Lease Rate:</b>	\$2.50 per RSF, per month, MG
<b>Term:</b>	3 – 5 years
<b>Parking:</b>	Free Reserved Parking (2/1000)

**Highlights**

- Office/Medical Space
- Up to ±7,000 SF Audio/Post-Production Space
- Adjacent to the Burbank Media District
- Central to all the entertainment companies and major studios, including Netflix, Disney, Warner Bros, and NBCUniversal
- 2-minute drive to Providence St. Joes Hospital
- Incredible location with multiple coffee shops, restaurants and other amenities within walking distance. Walk Score: 83
- Easy access to Ventura (101) and Golden State (5) Freeways
- No Gross Receipts Tax
- Low cost, easy access after hours HVAC
- Operable windows

**For More Information  
Please Contact:****AVISON  
YOUNG****Christopher Baer**

Principal

D 818 858 1820

C 818 939 1259

CA DRE #00875482

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Associate

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## Lease Availabilities

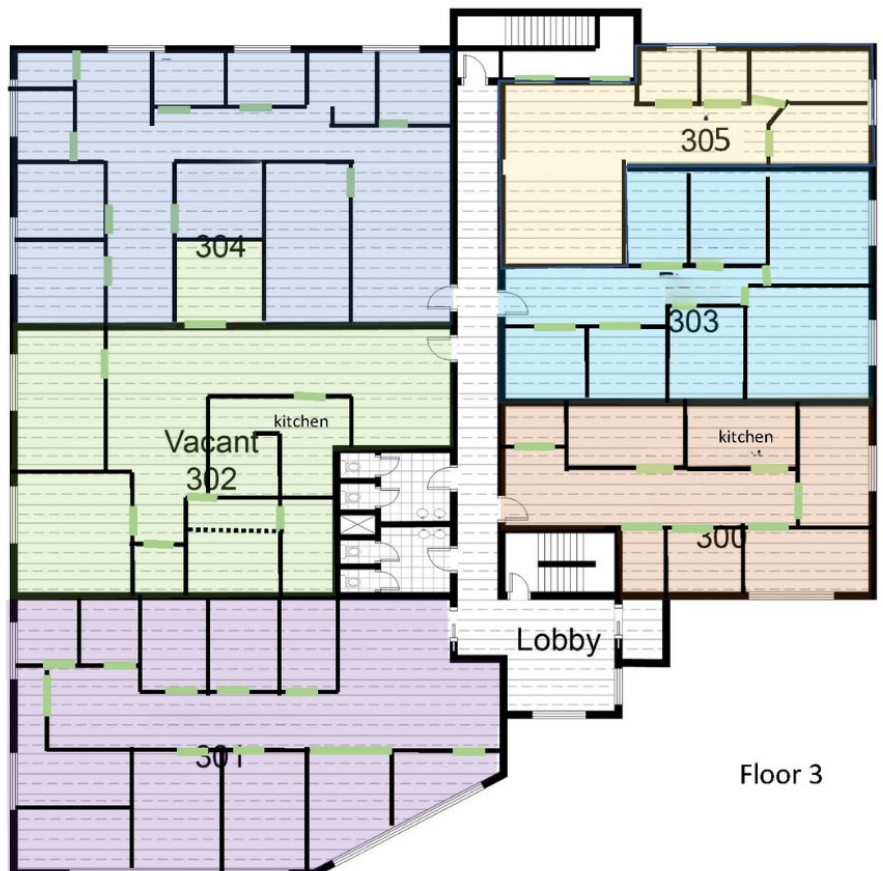
### 2<sup>nd</sup> Floor

Suite	RSF	Availability
200	± 1,664 RSF	Leased
201	± 2,675 RSF	Leased
202	± 2,700 RSF	Available Now
204	± 1,500 RSF	Leased
205	± 2,694 RSF	Available Now



### 3<sup>rd</sup> Floor

Suite	RSF	Availability
300	± 1,283 RSF	Leased
301	± 2,600 RSF	Available Now
302	± 2,300 RSF	Available Now
303	± 1,509 RSF	Available Now
304	± 2,450 RSF	Available Now
305	± 1,200 RSF	Leased



# Burbank Office Space For Lease

1612 W. Olive Avenue  
Burbank, CA

## Corporate Neighbors



## Amenity Map



## For More Information, Please Contact:



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