

**10800 BURBANK BLVD
& 5543 RIVERTON AVE**
North Hollywood, CA

**CREATIVE OFFICE SPACE
FOR LEASE**

**Promotional/Reduced Rate of \$2.00/RSF for the
First 6-Months on a Minimum of a 3-Year Term.**

**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES
Corporate ID #01191898

TODD WUSCHNIG
Principal
818.933.0301

twuschnig@lee-re.com
DRE #01367230

STACY VIERHEILIG-FRASER
Principal
818.933.0313

svierheilig@lee-re.com
DRE #00986794

All information furnished regarding the property is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof. This information is submitted subject to errors, omissions, change of price or terms, prior sale or lease, or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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North Hollywood, CA

CREATIVE OFFICE SPACE FOR LEASE



PROPERTY DETAILS

Location: 10800 Burbank Blvd

Availability: Unit C & D - 3,700 RSF
(Divisible to 1,790 RSF)

*Previously used as a Podcast Studio
with Recording Booth*

Parking: Unit C & D - Five (5) Spaces

Lease Rate: \$2.50/RSF Modified Gross
Tenant pays electricity, interior janitorial and
maintenance and CAMS (\$0.15 per SF, per month)

PROPERTY HIGHLIGHTS

- Double-height saw-tooth roof
- Creative, industrial loft
- Private restrooms
- Concrete floors
- Exposed steel beams and HVAC ducting
- 2nd floor mezzanine
- Private balcony
- Open & bright layout
- Huge windows
- Great street parking
- Gated parking lot



5543 RIVERTON AVE

North Hollywood, CA

CREATIVE OFFICE SPACE FOR LEASE



PROPERTY DETAILS

Location: 5543 Riverton Ave., Units 4-6

Availability: 4,077 RSF (Divisible)

Parking: Twelve (12) Spaces

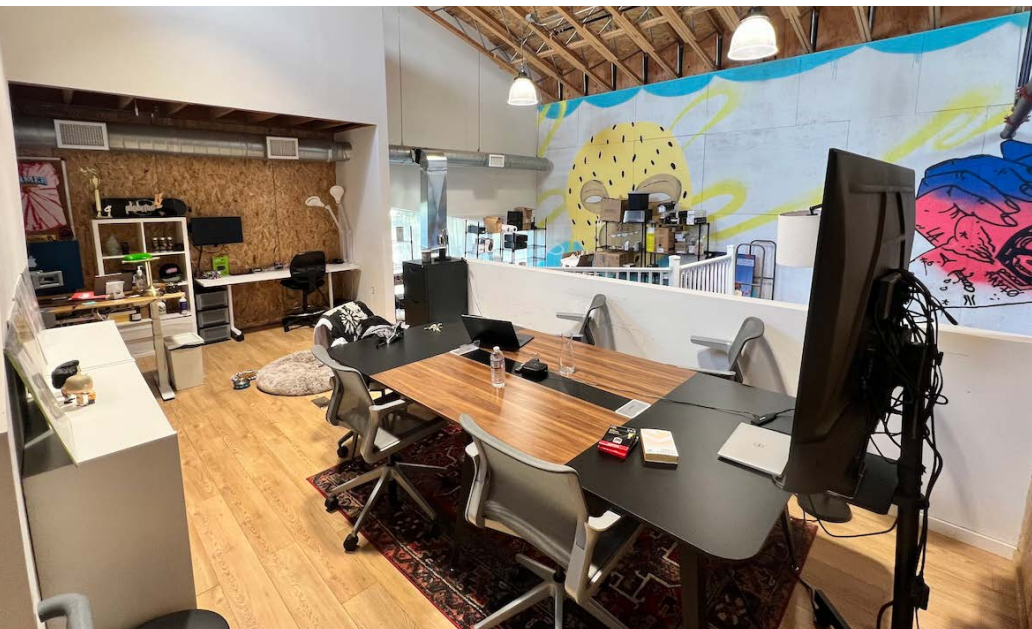
Lease Rate: \$2.50/RSF Modified Gross
Tenant pays electricity, interior janitorial and maintenance and CAMS (\$0.15 per SF, per month)

PROPERTY HIGHLIGHTS

- Creative Office Space - Industrial Loft
- Exposed Rafters and HVAC Ducting
- Concrete Floors
- Skylights
- Exposed Brick Walls
- Private Restrooms
- Gated Parking Lot
- Ample Street Parking
- Recording Studio with VO Booth
- High Ceilings
- Cyc Wall
- Loading Door

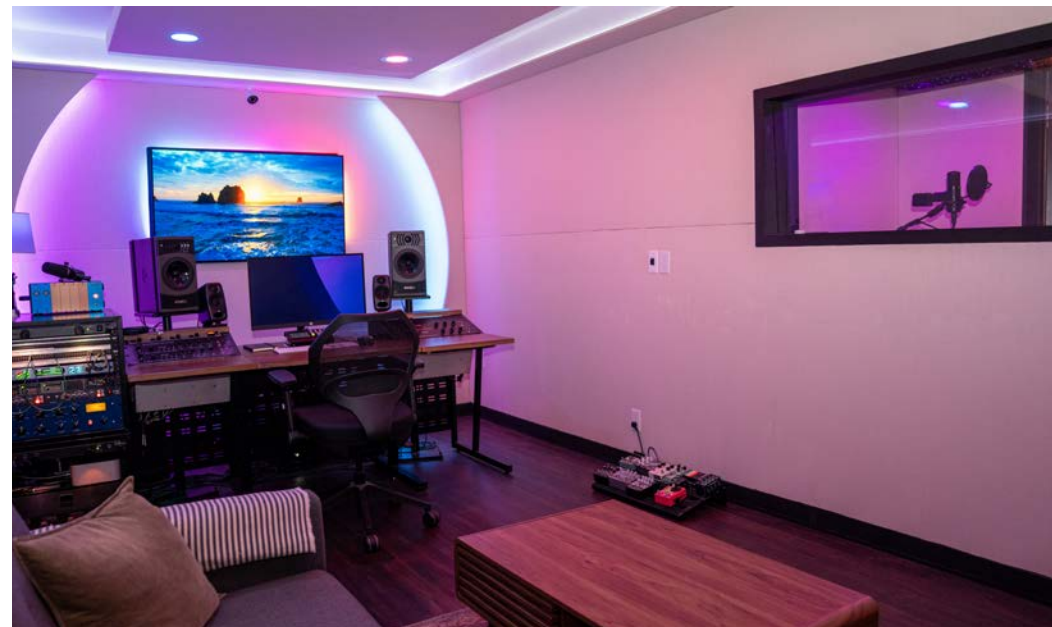
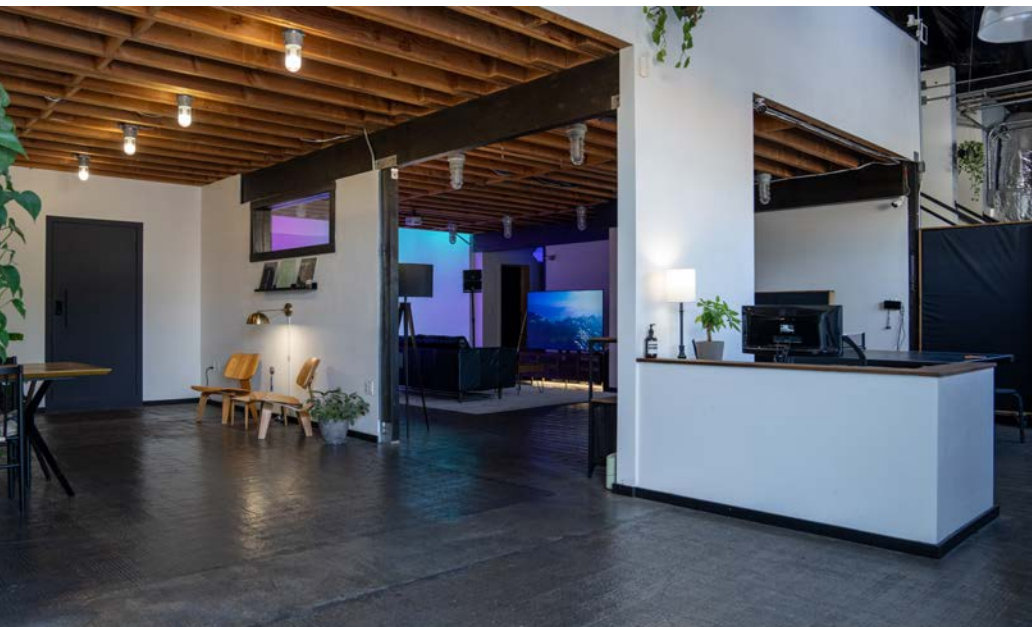
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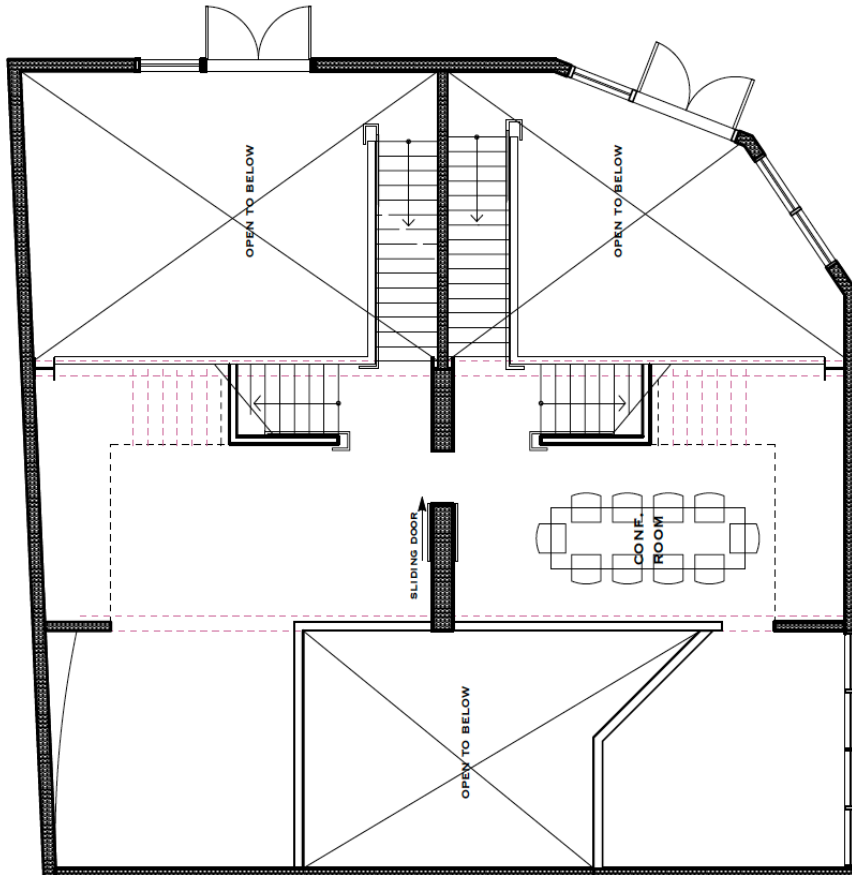


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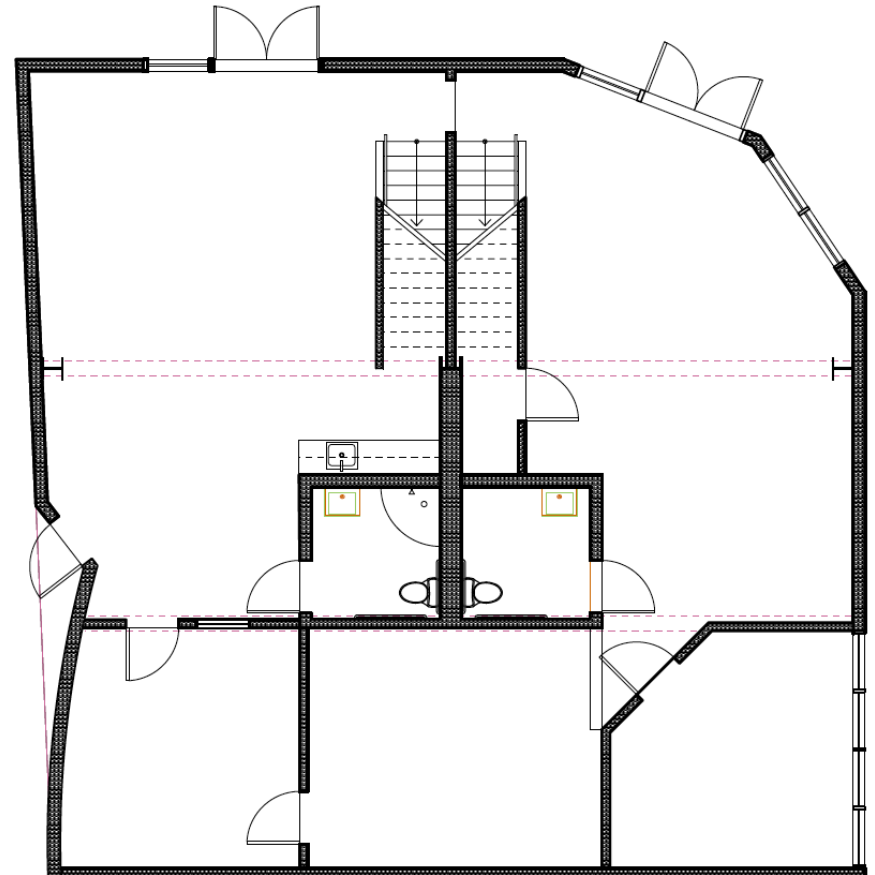
CREATIVE OFFICE SPACE
FOR LEASE

UNITS C & D

Ground Floor



2nd Floor



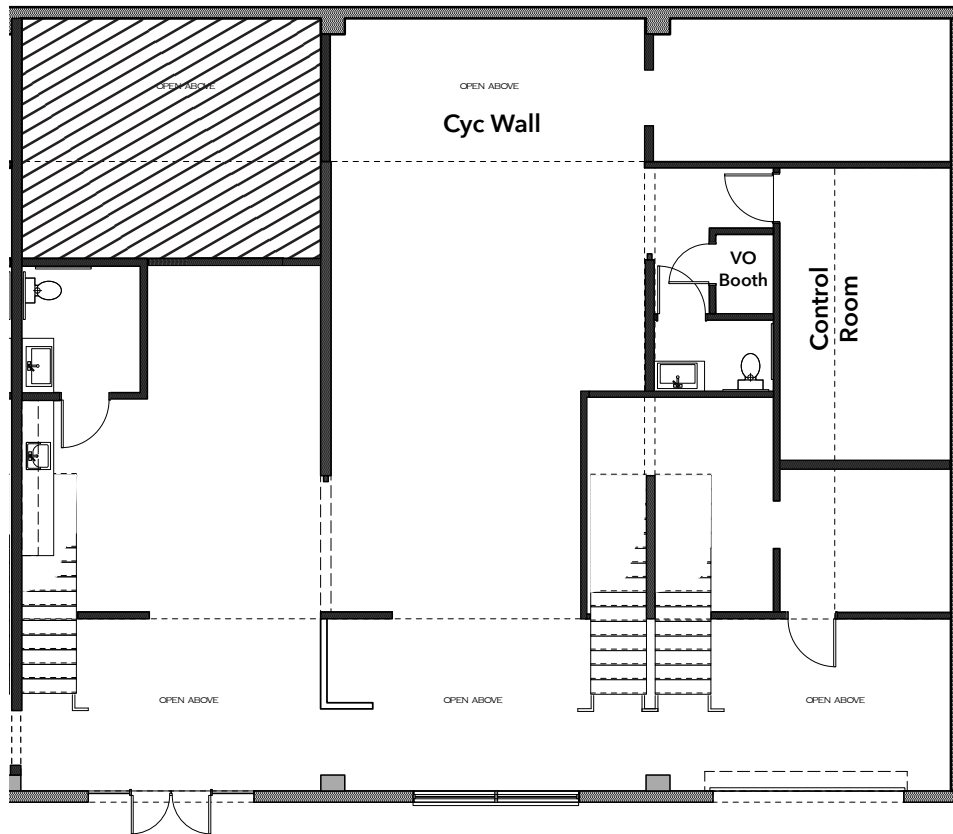
NOT TO SCALE

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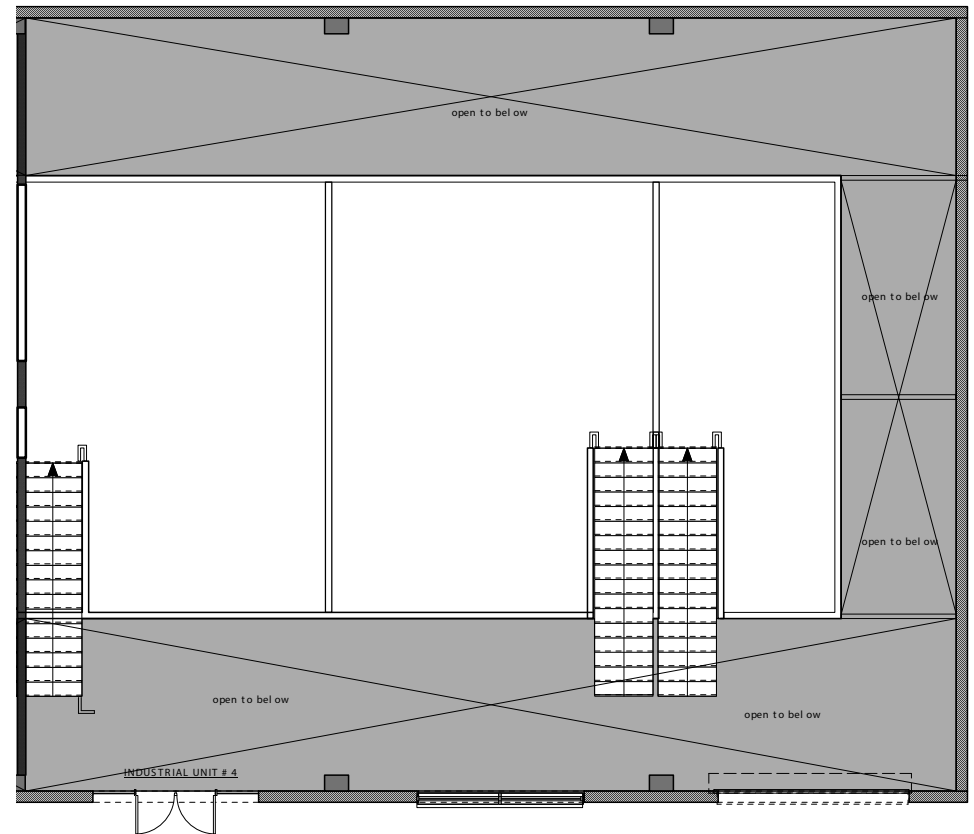
CREATIVE OFFICE SPACE
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UNITS 4-6

Ground Floor



2nd Floor



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Riverton Ave

Burbank Blvd

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For more information:

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Stacy Vierheilg-Fraser

Principal

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DRE #00986794

Lee & Associates® - LA North/Ventura, Inc.
A Member of the Lee & Associates® Group of Companies • Corporate ID #01191898
15060 Ventura Blvd., Suite 100 • Sherman Oaks, CA 91403 • P:818.986.9800
F:818.783.9260 • www.leelanorth.com