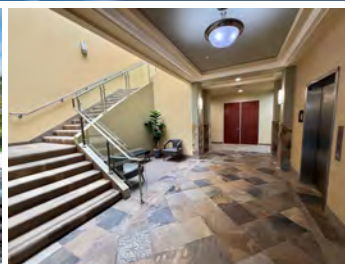


RARE TOURNEY PLACE AVAILABILITY

FOR LEASE | 723 - 1,978 RSF

HIGH-IMAGE CLASS "A" OFFICES



27433 TOURNEY ROAD | VALENCIA, CA 91355

FOR LEASE | HIGH-IMAGE PROFESSIONAL OFFICE

27433 Tourney Road | Valencia, CA 91355

Features & Highlights

PROPERTY FEATURES

- Professional Class-A Office Building
- Elevator Served
- Fiber Optic Internet Available
- Corporate Image with Impressive Lobby
- Outside Break Area with Water Fountain & Lavish Landscape
- Ample Parking
- Professionally Managed

LOCATION HIGHLIGHTS

- Prime Valencia Location with Excellent Demographics
- Close proximity to Valencia Town Center Amenities, Hyatt Hotel & Conference Center, Fitness Facilities, Daycare Centers, Restaurants, Shopping and Golf Country Clubs
- Located on Corporate Row between Valencia Blvd and Magic Mountain Parkway with immediate access to and from Interstate 5 Freeway On/Off Ramps
- Easy access to most parts of the Santa Clarita Valley with Immediate Access to I-5 Freeway Onramp



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FOR LEASE | HIGH-IMAGE PROFESSIONAL OFFICE

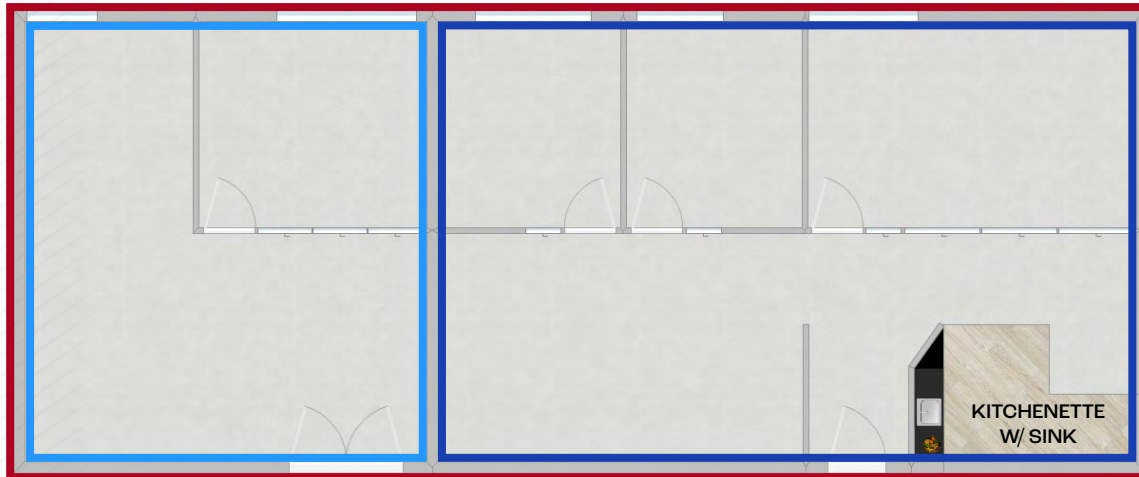
27433 Tourney Road | Valencia, CA 91355

Available Suite

SUITE #	SIZE (RSF)	NOTES
220	723 RSF	Features one (1) large window office with glass wall and large bullpen area. *Potential for 2nd window office. Great natural light throughout and conveniently located adjacent to the stairs and elevator.
250	1,255 RSF	Newly renovated office features three (3) window offices, open bullpen area, breakroom with kitchenette with great natural light throughout. (Available 11/1/2026)

LEASE RATE: \$2.95 FSG/RSF/Mo.

**Can be combined 1,978 RSF*



☐ Suite 220 ☐ Suite 250 ☐ Combined



[CLICK HERE FOR
ADDITIONAL PHOTOS](#)



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SUBJECT
PROPERTY

Valencia | FIVEPOINT.



Valencia | FIVEPOINT.



SUBJECT
PROPERTY



FOR LEASE | HIGH-IMAGE PROFESSIONAL OFFICE

27433 Tourney Road | Valencia, CA 91355

Demographics

AREA AMENITIES & DEMOGRAPHICS



POPULATION

	1 MILE	3 MILES	5 MILES
Estimated Population	8,604	75,918	162,024
Estimated Households	3,413	28,313	55,217



HOUSEHOLD INCOME

	1 MILE	3 MILES	5 MILES
Average Household Income	\$169,944	\$172,121	\$170,359
Median Household Income	\$136,210	\$127,595	\$131,779



DAYTIME POPULATION

	1 MILE	3 MILES	5 MILES
Total Businesses	916	5,233	8,895
Total Employees	8,042	53,859	83,655



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