

12900
RIVERSIDE DR.
SHERMAN OAKS, CA

OFFICE SPACE FOR LEASE
CORNER OF RIVERSIDE DR &
COLDWATER CANYON



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

TODD WUSCHNIG
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DRE #01367230

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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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PROPERTY DETAILS

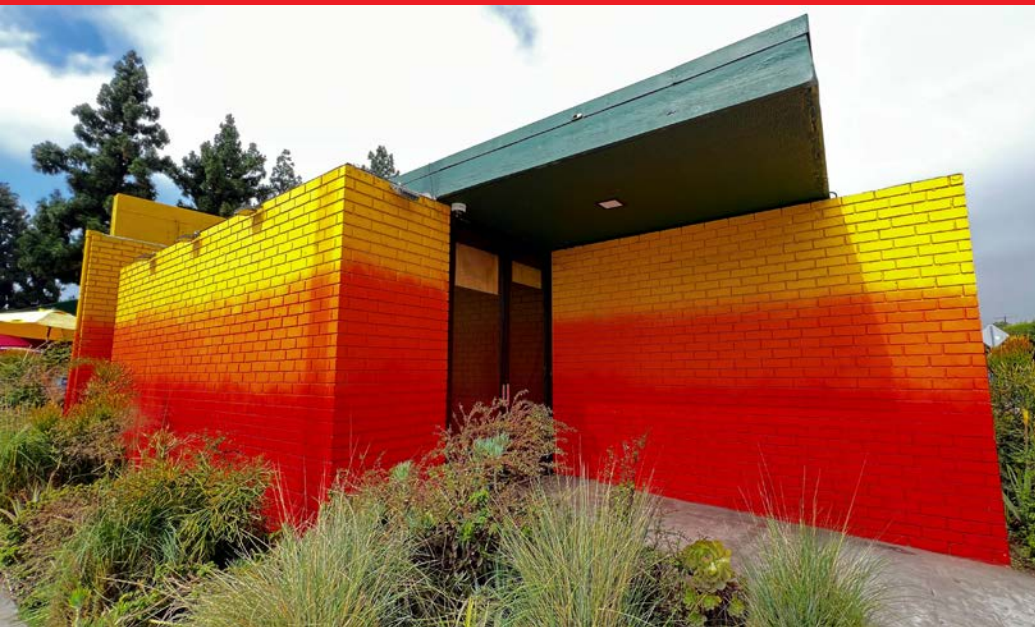
- Location:** 12900 Riverside Drive
- Availability:** 917 SF
- Lease Rate:** \$3.50/SF NNN
NNNs approximately \$1.00/SF
- Tenant is responsible for Utilities, Trash and Interior Maintenance
- Parking:** One (1) Tandem Parking Space - FREE of Charge

PROPERTY HIGHLIGHTS

- Corner Location
- Great Visibility and Signage
- Good Street Parking
- Immediate Access to the 101 Freeway and Easy Access to the 134, 170 and 405 Freeways
- Strong Tenant Mix including Pizza, Thai, Boba, Dentist, Chiropractor among others
- Located Directly Across from Whole Foods
- Blocks from Sherman Oaks Fashion Square Mall

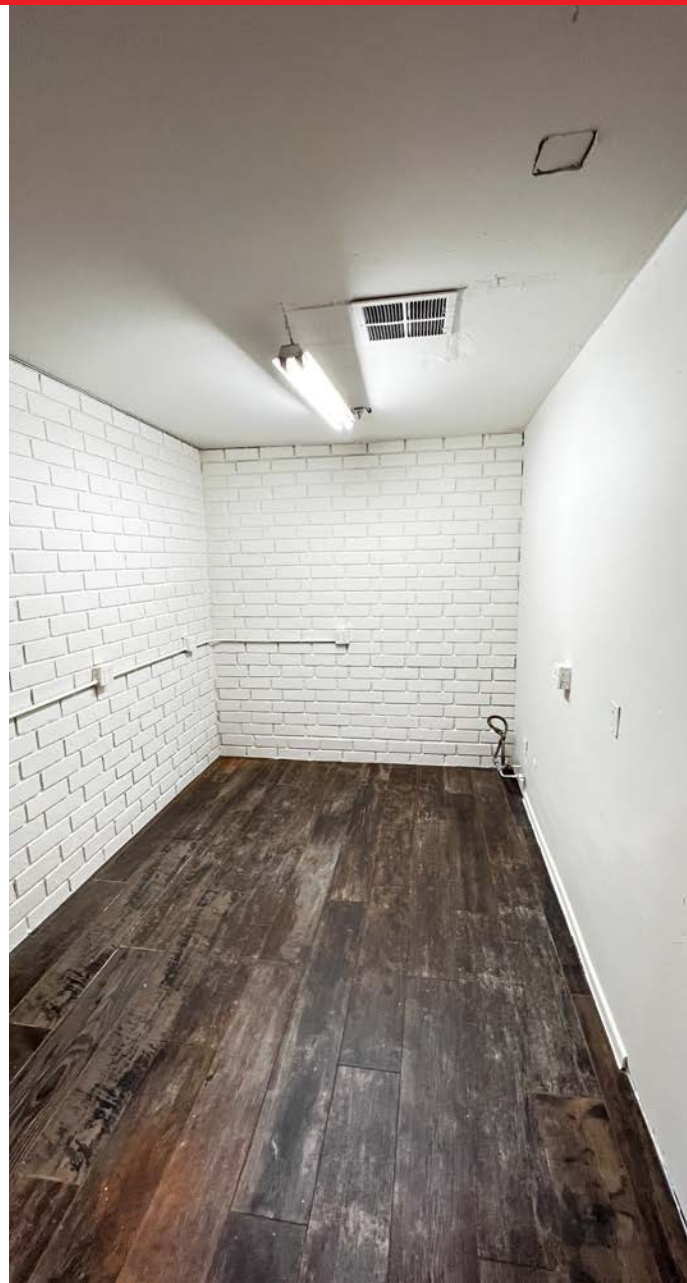
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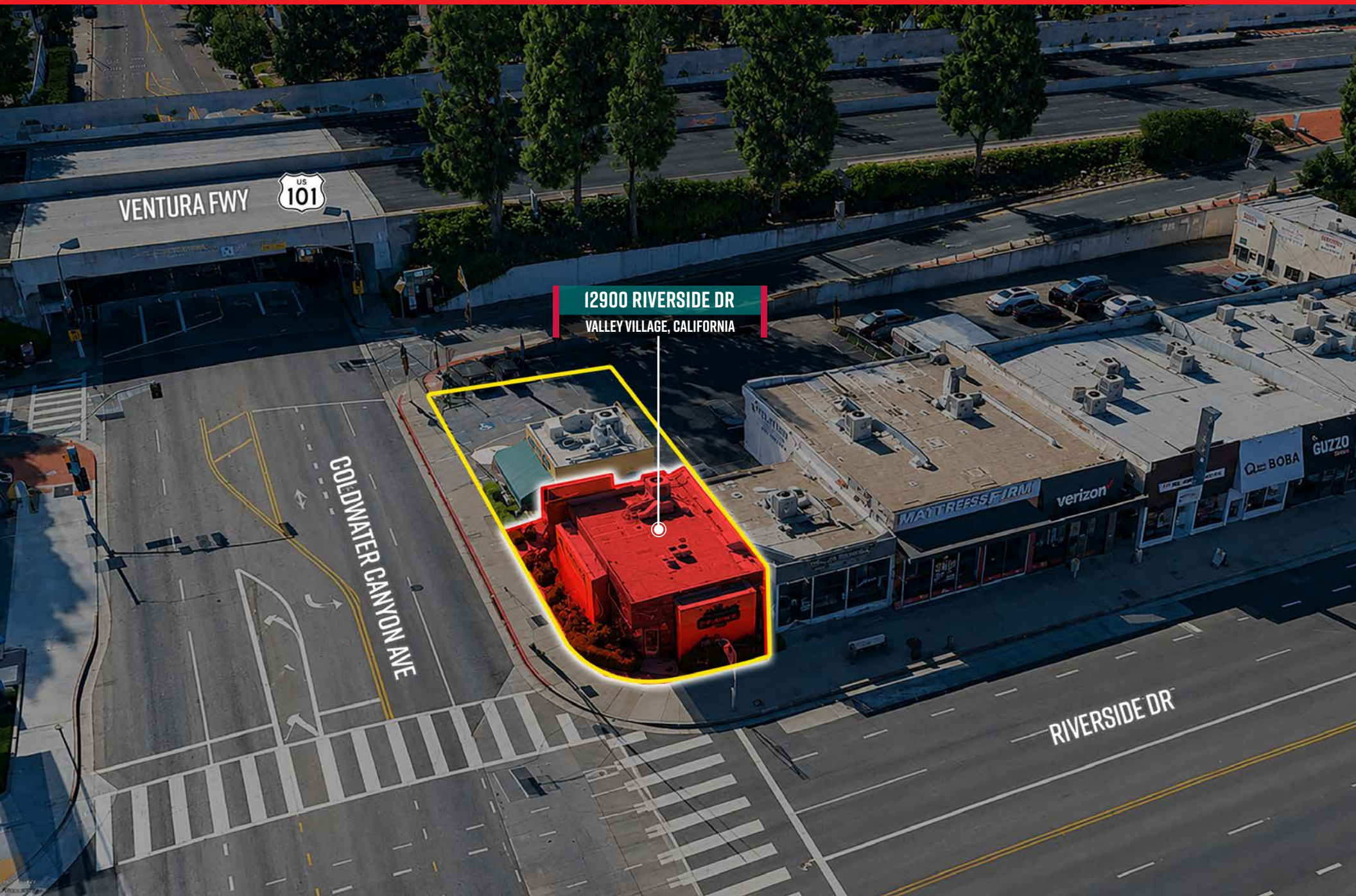
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For leasing information
please contact:

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