



Glendale Commerce Center / 18' Clear Height / Dock and Ground Level Loading / Minutes from Burbank, Glendale, and Downtown LA



7,930 SF AVAILABLE FOR LEASE

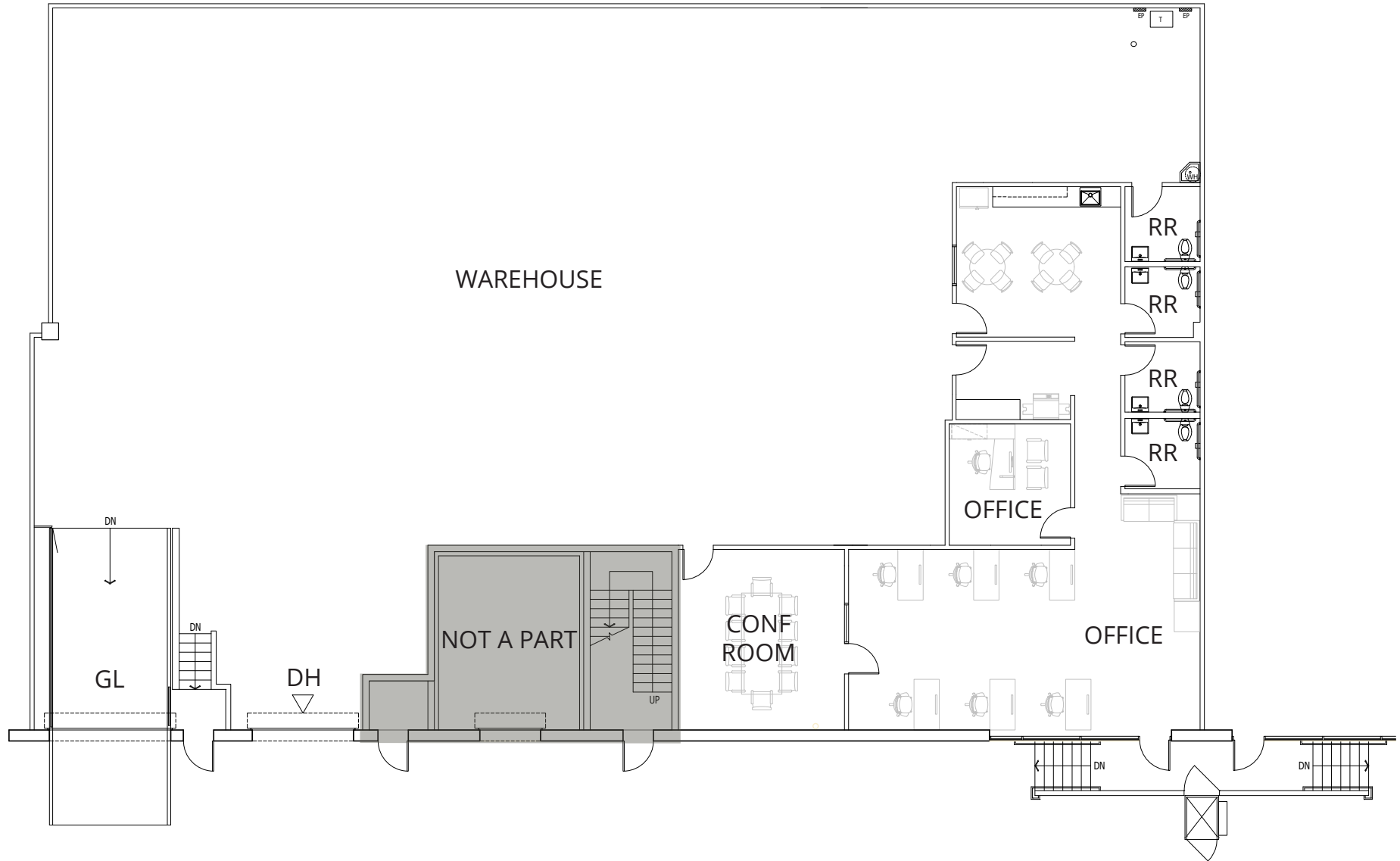
MODERN, STATE-OF-THE-ART INDUSTRIAL UNIT

3368 N San Fernando Road, Unit 109 | Los Angeles, CA



Property Highlights

- Part of the Glendale Commerce Center
- Lease Rate: \$1.89 NNN / Op.Ex. \$0.33 PSF
- Clear Height: 18'
- 1 Dock High Door
- 1 Ground Level Door
- 2,000 SF Office
- 4 Restrooms
- 16 Parking Spaces / 2.00:1 Ratio
- Power: 200A, 277/480V, 3Ph, 4W
- Minutes from Burbank, Glendale, Downtown LA
- M2 Zoning
- Possession 11/01/2026



WAREHOUSE
6,105 SF

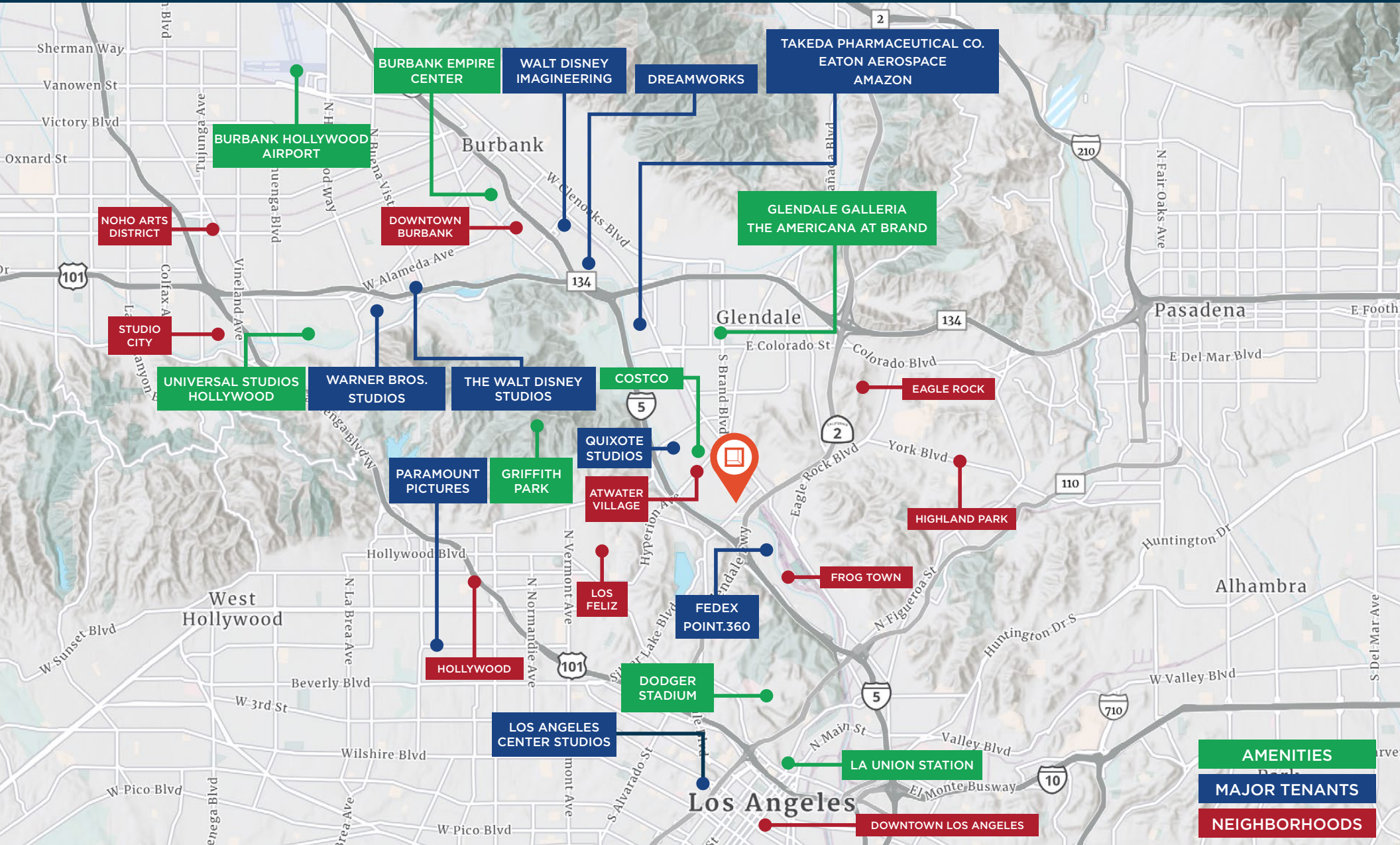
OFFICE
1,825 SF

TOTAL
7,930 SF

PLAN LAYOUT SUBJECT TO FIELD CONDITIONS AND MAY DIFFER FROM PLAN AS SHOWN. ALL INFORMATION PRESENTED ON THIS DRAWING IS PRESUMED TO BE ACCURATE, HOWEVER TENANT SHOULD VERIFY PERTINENT INFORMATION PRIOR TO COMMITTING TO A LEASE. ANY FURNITURE OR APPLIANCES SHOWN ON PLAN ARE FOR CONCEPT ONLY AND WILL BE TENANT PROVIDED.

Property Location

3368 N SAN FERNANDO ROAD
UNIT 109



10 Miles
To Burbank
Hollywood Airport

6 Miles
To Hollywood

6 Miles
To Downtown
Los Angeles

I-5, SR-2, SR-134
Immediate Access
and Close Proximity



**Rexford
Industrial**

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