

2717 W OLIVE AVENUE, BURBANK

7,100 – 14,641 RSF Creative Office Building FOR LEASE

\$1.00-\$3.00/RSF Broker Bonus!*



**LEE &
ASSOCIATES**

COMMERCIAL REAL ESTATE SERVICES

Lee & Associates - LA North/Ventura, Inc.
Corporate ID #01191898

A Member of the Lee & Associates Group of Companies

JENNIFER DONALDSON

PRINCIPAL

818-933-0347

LIC #01317737

TODD WUSCHNIG

PRINCIPAL

818-933-0301

LIC #01367230

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.

\$1.00-\$3.00/RSF Broker Bonus!*

Broker Bonus - \$1.00/RSF for minimum 3-year term or \$3.00/RSF for minimum 5-year lease term.



PROPERTY INFORMATION

FULL FLOOR OR BUILDING:

- 2nd Floor – Approx. 7,541 RSF
- 3rd Floor – Approx. 7,100 RSF
 - Entire Building is Approx. 14,641 RSF

BASE RENT: NEGOTIABLE, MG

TERM: NEGOTIABLE

OCCUPANCY: IMMEDIATE

PARKING: 3/1000 RATIO, \$75/SPACE PER MONTH
GATED AND COVERED

PROPERTY HIGHLIGHTS

- SINGLE-USER, CREATIVE BUILDING IN THE HEART OF THE MEDIA DISTRICT OF BURBANK
- ABUNDANT NATURAL LIGHT WITH WINDOWS AND SKYLIGHTS THROUGHOUT
- PRIVATE OUTDOOR PATIO
- POLISHED CONCRETE FLOORS AND EXPOSED, HIGH CEILINGS
- BUILDING SIGNAGE AVAILABLE



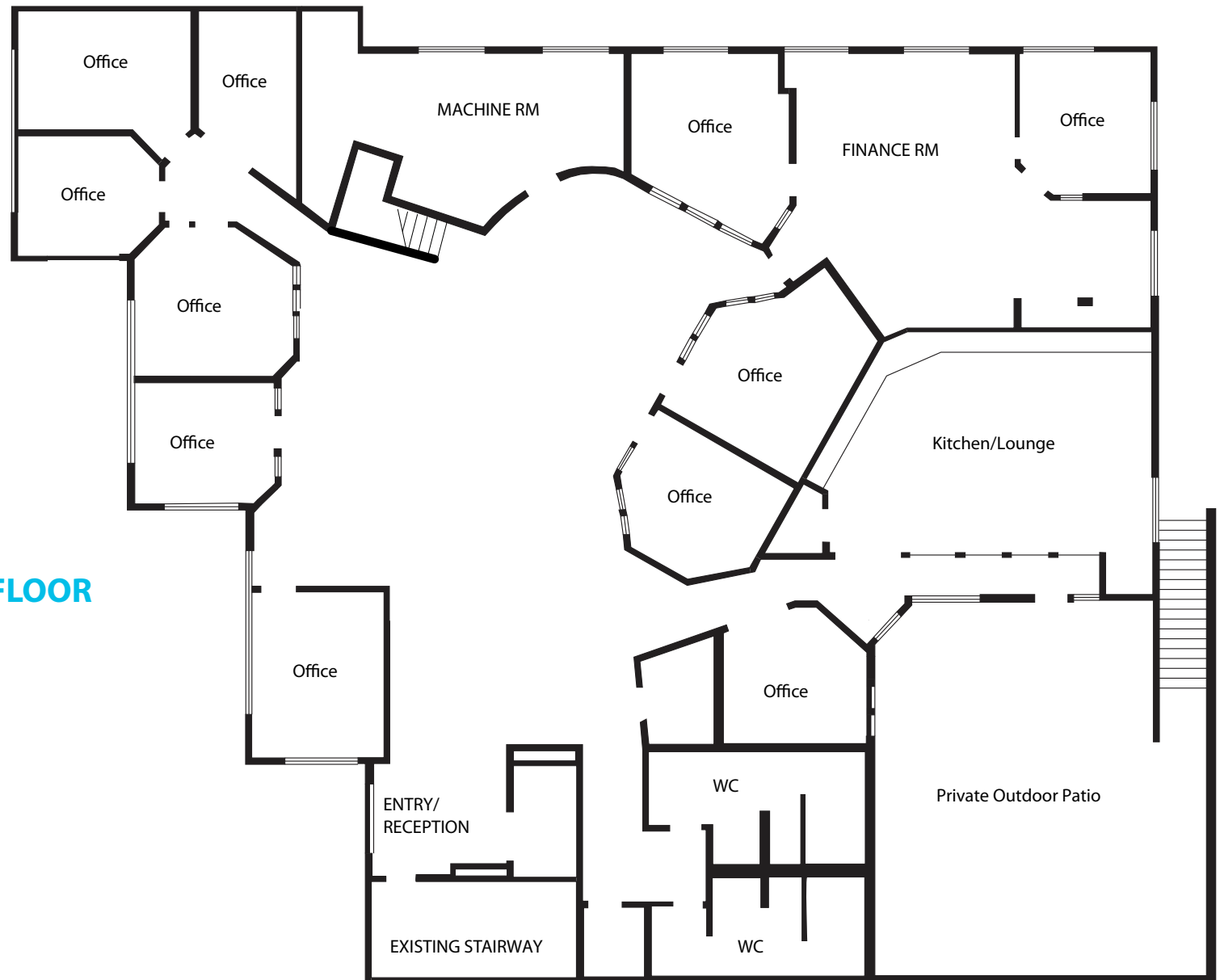
Lee & Associates - LA North/Ventura, Inc.
Corporate ID #01191898
A Member of the Lee & Associates Group of Companies

JENNIFER DONALDSON
PRINCIPAL
818-933-0347
LIC #01317737

TODD WUSCHNIG
PRINCIPAL
818-933-0301
LIC #01367230

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.

SECOND FLOOR



**LEE &
ASSOCIATES**

COMMERCIAL REAL ESTATE SERVICES

Lee & Associates - LA North/Ventura, Inc.
Corporate ID #01191898

A Member of the Lee & Associates Group of Companies

JENNIFER DONALDSON

PRINCIPAL

818-933-0347

LIC #01317737

TODD WUSCHNIG

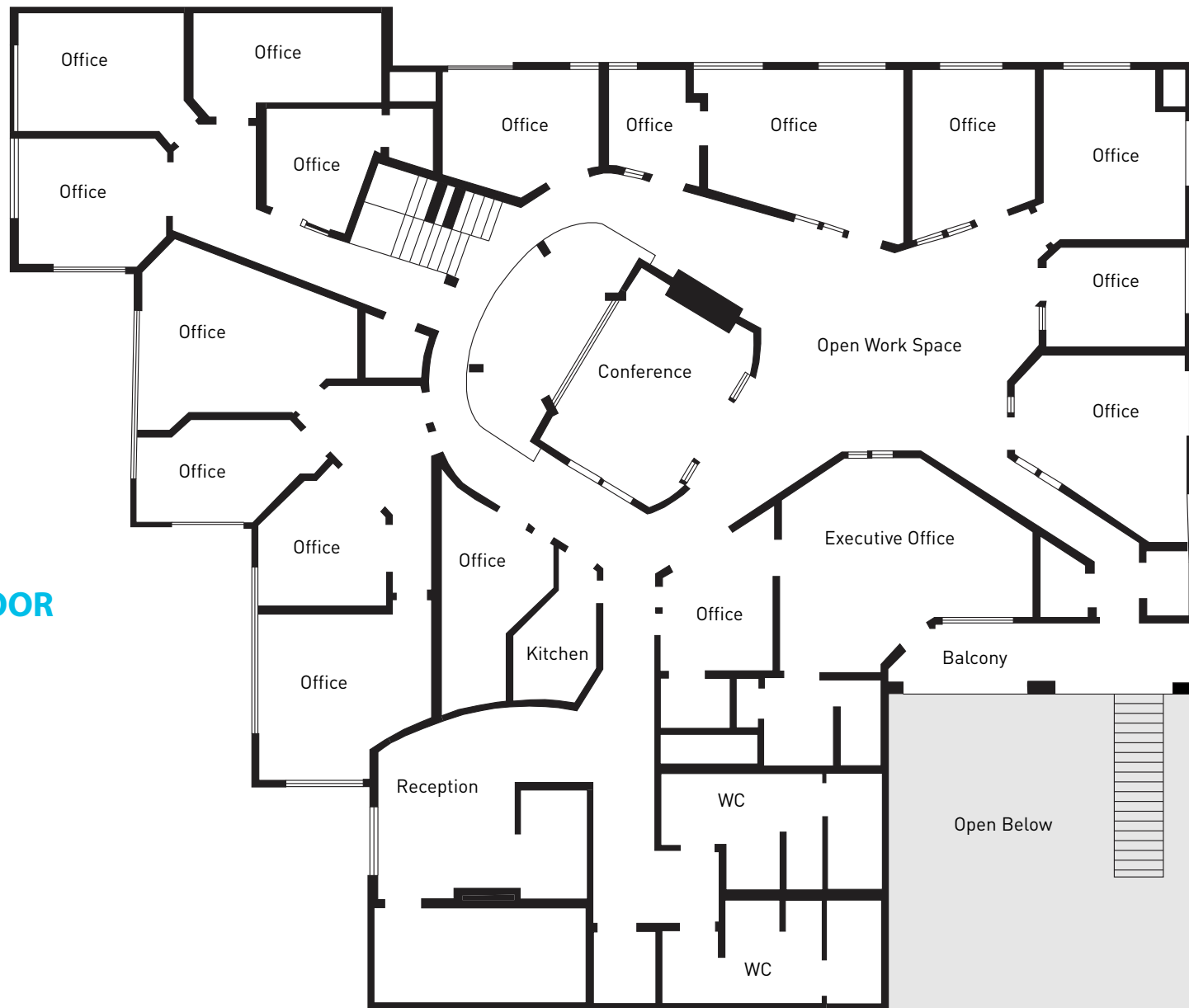
PRINCIPAL

818-933-0301

LIC #01367230

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.

THIRD FLOOR



Lee & Associates - LA North/Ventura, Inc.
Corporate ID #01191898
A Member of the Lee & Associates Group of Companies

JENNIFER DONALDSON
PRINCIPAL
818-933-0347
LIC #01317737

TODD WUSCHNIG
PRINCIPAL
818-933-0301
LIC #01367230

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.



COMMERCIAL REAL ESTATE SERVICES

Lee & Associates - LA North/Ventura, Inc.
Corporate ID #01191898

A Member of the Lee & Associates Group of Companies

JENNIFER DONALDSON

PRINCIPAL

818-933-0347

LIC #01317737

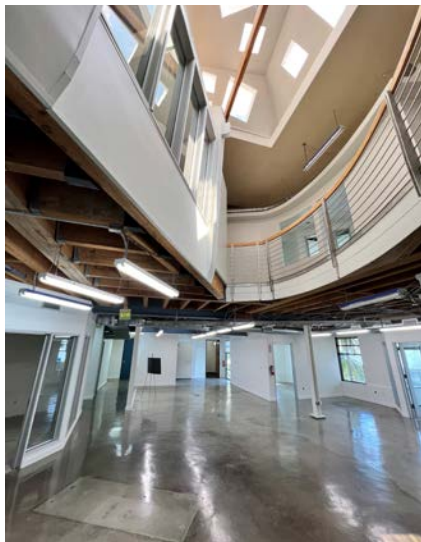
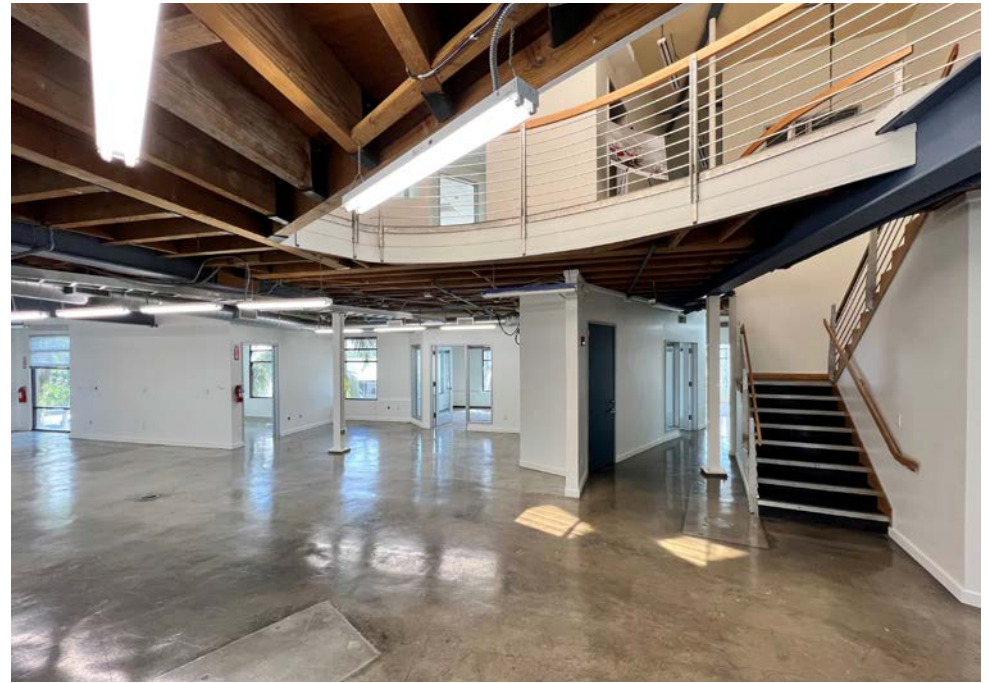
TODD WUSCHNIG

PRINCIPAL

818-933-0301

LIC #01367230

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.



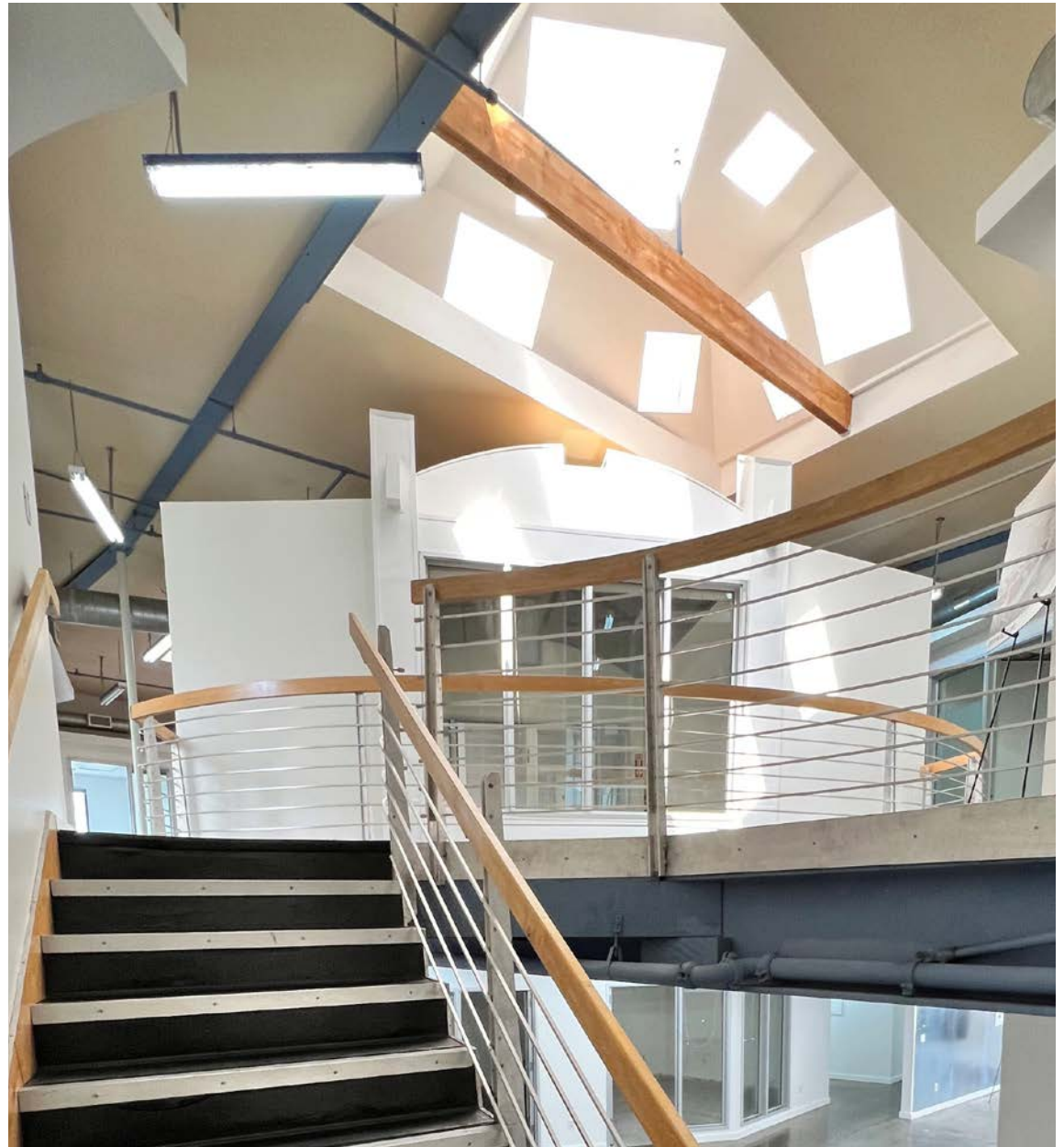
LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

Lee & Associates - LA North/Ventura, Inc.
Corporate ID #01191898
A Member of the Lee & Associates Group of Companies

JENNIFER DONALDSON
PRINCIPAL
818-933-0347
LIC #01317737

TODD WUSCHNIG
PRINCIPAL
818-933-0301
LIC #01367230

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.



COMMERCIAL REAL ESTATE SERVICES

Lee & Associates - LA North/Ventura, Inc.
Corporate ID #01191898

A Member of the Lee & Associates Group of Companies

JENNIFER DONALDSON

PRINCIPAL

818-933-0347

LIC #01317737

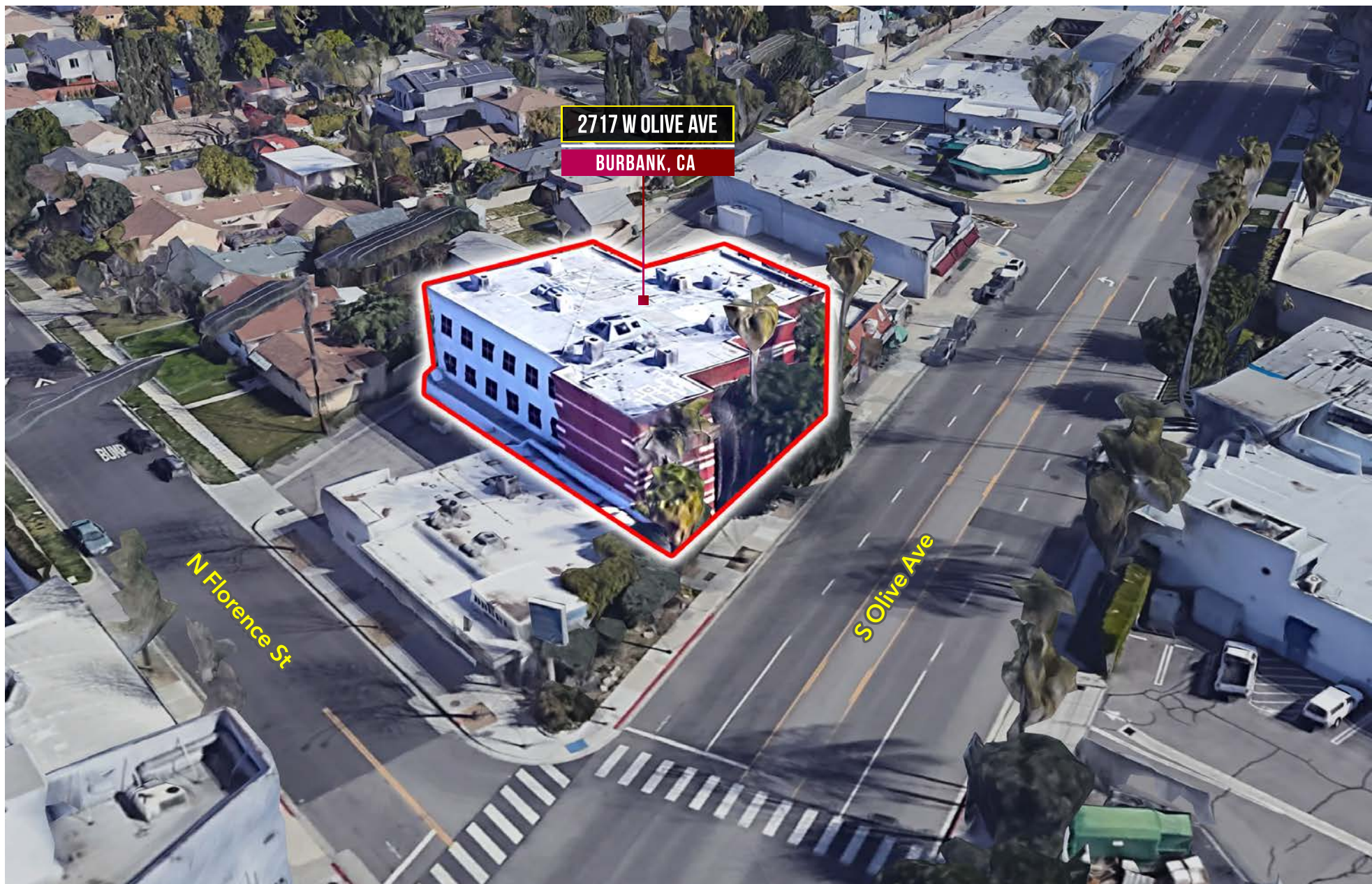
TODD WUSCHNIG

PRINCIPAL

818-933-0301

LIC #01367230

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.



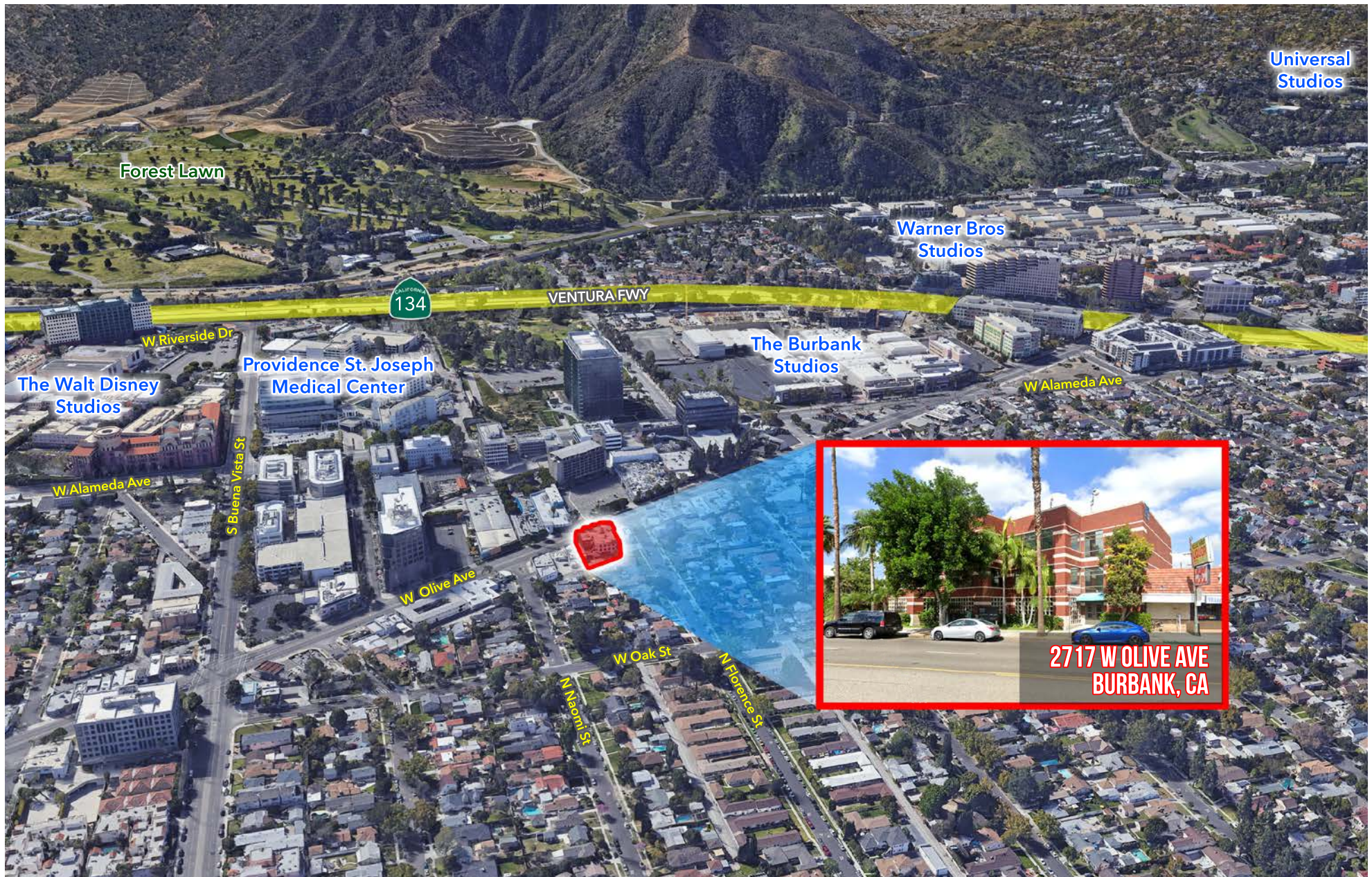
LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

Lee & Associates - LA North/Ventura, Inc.
Corporate ID #01191898
A Member of the Lee & Associates Group of Companies

JENNIFER DONALDSON
PRINCIPAL
818-933-0347
LIC #01317737

TODD WUSCHNIG
PRINCIPAL
818-933-0301
LIC #01367230

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.



LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

Lee & Associates - LA North/Ventura, Inc.
Corporate ID #01191898
A Member of the Lee & Associates Group of Companies

JENNIFER DONALDSON
PRINCIPAL
818-933-0347
LIC #01317737

TODD WUSCHNIG
PRINCIPAL
818-933-0301
LIC #01367230

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.



LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

Lee & Associates - LA North/Ventura, Inc.
Corporate ID #01191898
A Member of the Lee & Associates Group of Companies

JENNIFER DONALDSON
PRINCIPAL
818-933-0347
LIC #01317737

TODD WUSCHNIG
PRINCIPAL
818-933-0301
LIC #01367230

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.