BALBOA PLAZA 10605 Balboa Blvd., Granada Hills **OFFICE / MEDICAL SPACE FOR LEASE**

SCOTT ROMICK

Principal 818.933.0305 sromick@lee-re.com DRE# 01323527

JENNIFER DONALDSON

Balboa Medical Plaza

Principal 818.933.0347 jdonaldson@lee-re.com DRE# 01317737



10605

Lee & Associates[®] - LA North/Ventura, Inc. • CID #01191898 A Member of the Lee & Associates® Group of Companies 15250 Ventura Blvd., Suite 100 • Sherman Oaks, CA 91403 P:818.986.9800 F:818.933.0405 • www.lee-associates.com No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

AVAILABLE SUITES

- Suite 200 Approx. 2,648 SF*
- Suite 210 Approx. 4,234 SF*
- Suite 260 Approx. 5,435 SF*
- € Suite 305 & Suite 307 Approx. 5,631 SF (Divisible)
- Suite 315 Approx. 3,024 SF

*Contiguous and may be combined for up to approx. 12,317 SF

FEATURES

- Best Building in Area
- Professional ownership and management
- On-site engineer and security
- Central to 118, 5 and 405 Freeways with many nearby amenities

RENTAL RATE (FSG)

- Medical Office \$3.00 PSF
- General Office \$2.75 PSF

PARKING

4 3/1,000 SF @ \$60 Per Car, Per Month

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Principal 818.933.0305 sromick@lee-re.com

Jennifer Donaldson Principal 818 933 0347

818.933.0347 jdonaldson@lee-re.com

OFFICE / MEDICAL SPACE **AVAILABLE**





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OFFICE / MEDICAL SPACE FIRST FLOOR PLAN

SECOND FLOOR



Floor plans are based on information given and is subject to verification and change.

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sromick@lee-re.com

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Jennifer Donaldson

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LEE & ASSOCIATES

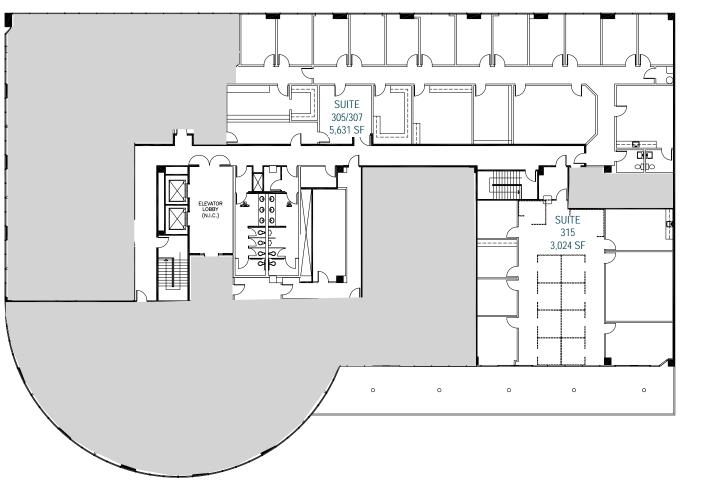
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ee & Associates[®] - LA North/Ventura, Inc. • CID #01191898 Member of the Lee & Associates[®] Group of Companies 5250 Ventura Blvd, Suite 100 • Sherman Oaks, CA 91403 2818986.9800 F818.933.0405 • www.lee-associates.com e to the accuracy of the foregoing information. Terms bject to change or withdrawal without notice.

NOT TO SCALE

OFFICE / MEDICAL SPACE SECOND FLOOR PLAN

THIRD FLOOR



NOT TO SCALE

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OFFICE / MEDICAL SPACE **PROPERTY PHOTOS**



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OFFICE / MEDICAL SPACE **LOCAL AMENITIES**



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