

# 21900 BURBANK BLVD

CLASS A OFFICE IN WARNER CENTER | FOR LEASE



**\$2 PSF MOVING ALLOWANCE - ON NEW LEASES 3+ YEARS**



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YOUNAN COMPANY

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## AVAILABILITY SUMMARY

SUITE	SIZE
114	2,709 RSF
207	1,288 RSF
215	2,231 RSF
275	3,260 RSF
280	1,421 RSF

## PROPERTY DETAILS

Asking Rate: \$2.30, Full Service Gross

Lease Term: Flexible

Parking: 3:1,000 Subterranean and Surface Level  
\$80 Tandem  
\$90 Unreserved  
\$150 Reserved



Beautifully Designed  
Three Story  
Class "A" Property



Impressive  
Granite Accented Lobby  
& Outdoor Courtyard



Professional On-Site  
Ownership  
& Management



Private  
Members Only  
Lounge



Secured  
Underground  
Parking



Centrally located in  
Warner Center  
walking distance to  
Dining and Retail

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## SUITE 114

±2,709 RSF

Reception Area

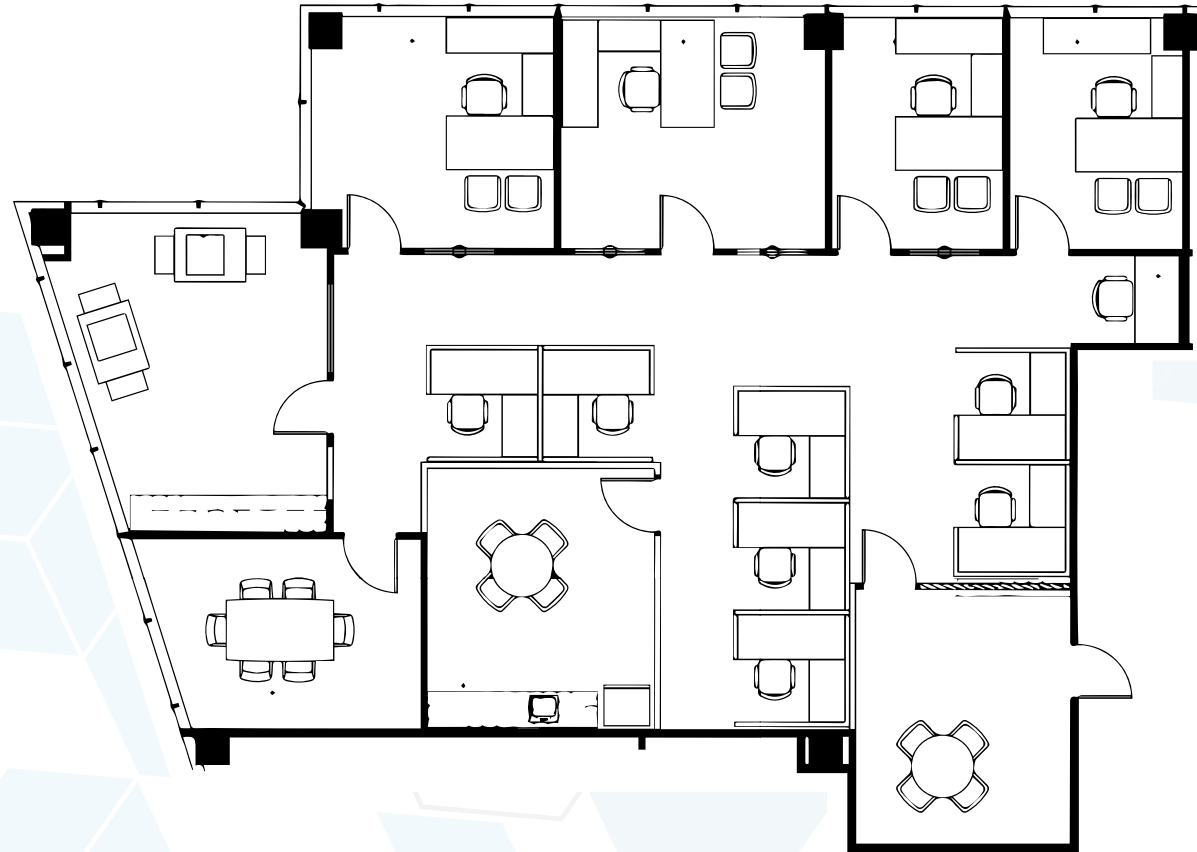
5 Window Offices

Workroom

Kitchenette

Conference Room

Bullpen Area



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## SUITE 207

±1,288 RSF

2 Window Offices

Conference Room

1 Interior Office

2 Built-In Cubicle Spaces



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## SUITE 215

±2,231 RSF

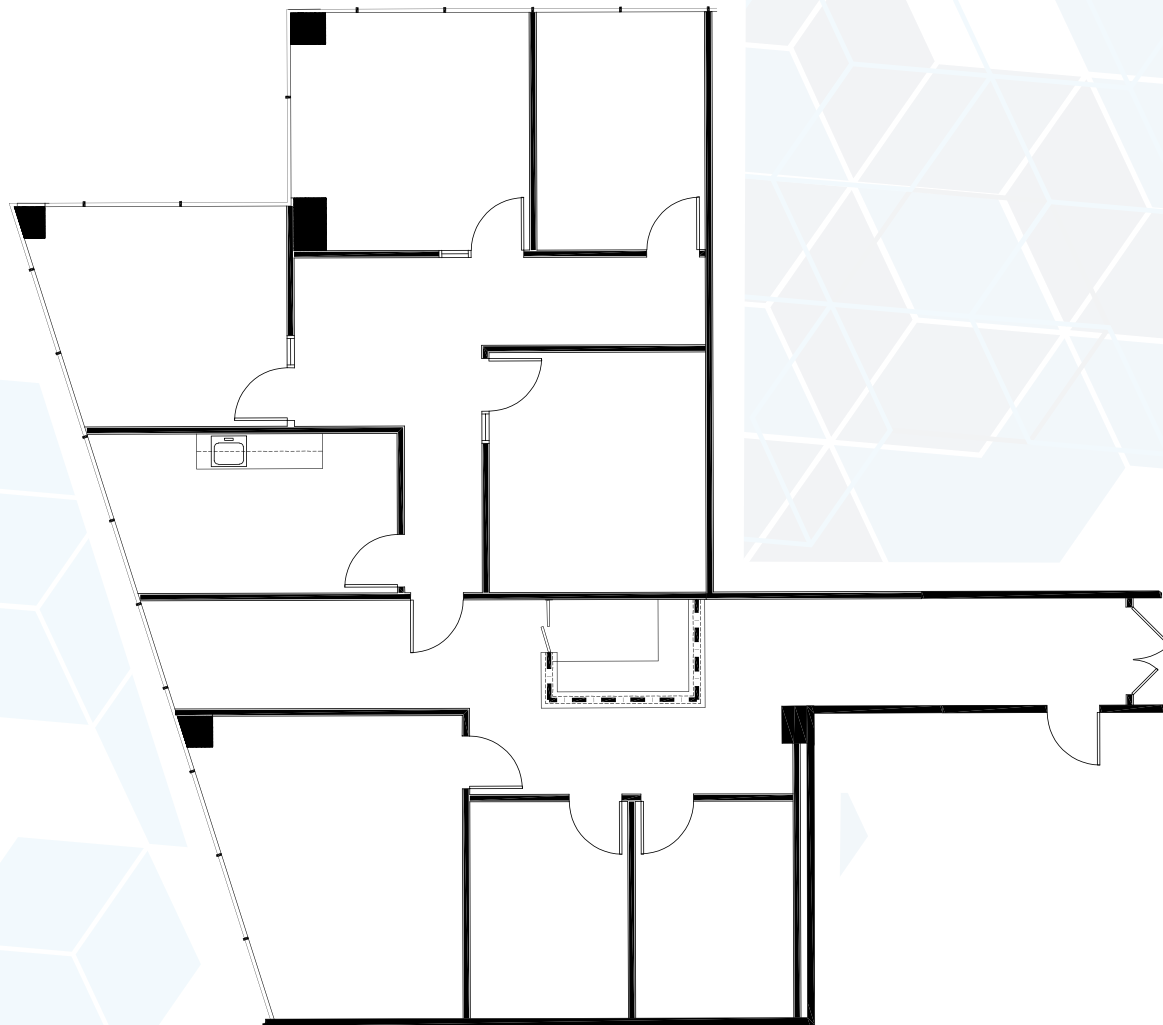
3 Window Offices

3 Interior Offices

Storage Room

Reception Area

Conference Room



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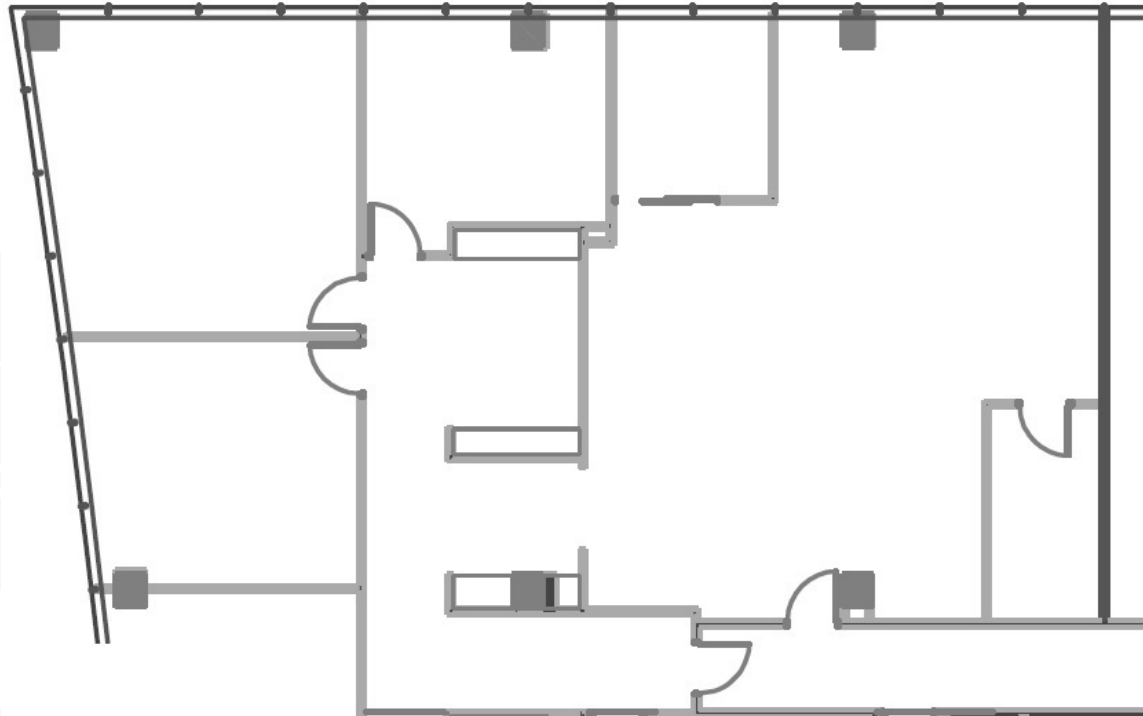
## SUITE 275\*

±3,260 RSF

\*SUITES 275 & 280 CONTIGUOUS FOR 4,681 RSF

4 Window Offices

Bullpen



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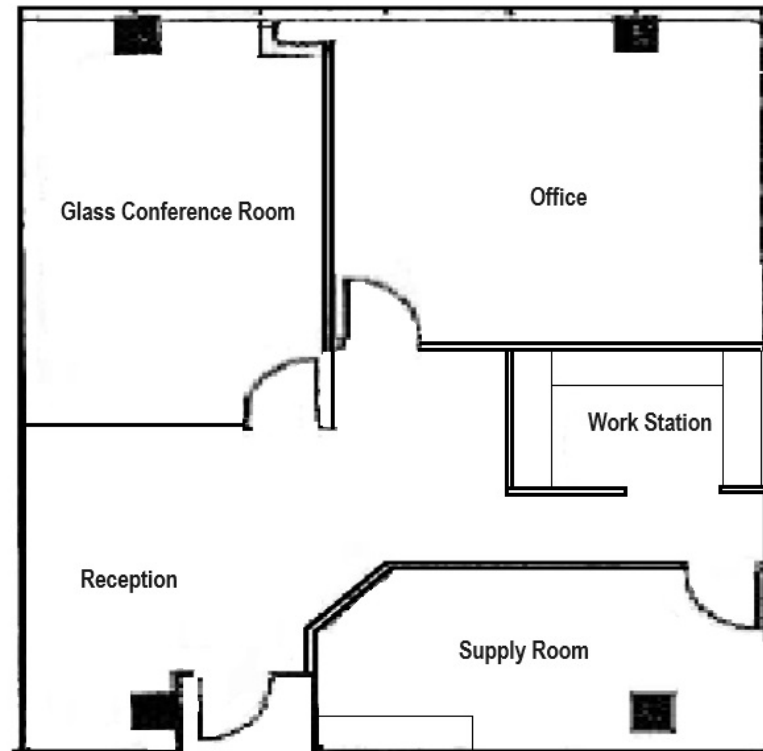
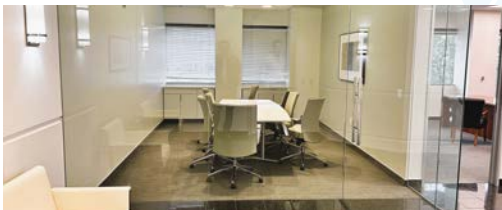
## SUITE 280\*

±1,421 RSF

\*SUITES 275 & 280 CONTIGUOUS FOR 4,681 RSF

2 Window Offices

1 Interior Office



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