

FOR LEASE



*7,547 SF of Creative Flex Space Available in the
Burbank Media District & “Audio Alley”*

640 S. Glenwood Place | Burbank, CA 91506



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Property Description

640 S. Glenwood Place
Burbank, CA 91506

Build-out includes: **private offices & bull-pen areas, kitchen, restrooms, machine room, MPAA vault / Security**

Building SF	7,547 RSF Available
Rental Rate	\$2.90 PSF \$2.55 PSF NNN (Nets = Approx. \$0.37)
Parking	18 dedicated parking spaces in a gated, secure lot free of charge
Zoning	BUM1
Year Built	1955



Property Features:

- Bow-Truss creative environment with mix of open and private areas
- Multiple high-speed Fiber Optic providers - connectivity throughout (N+1 connectivity)
- Private editing bays, private kitchen, private restrooms
- Excellent freeway access to the 5 & 134 freeways in the Burbank Media District & Audio Alley
- Neighbors Include: Critical Role, Juniper Post, Glenwood Studios



Disclaimer: All information contained herein is from sources deemed reliable; however, no representation or warranty is made to the accuracy thereof.

Photos

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