



# 175 E. Olive Avenue

GLENDAL, CA

Office Building for Lease





Property Highlights

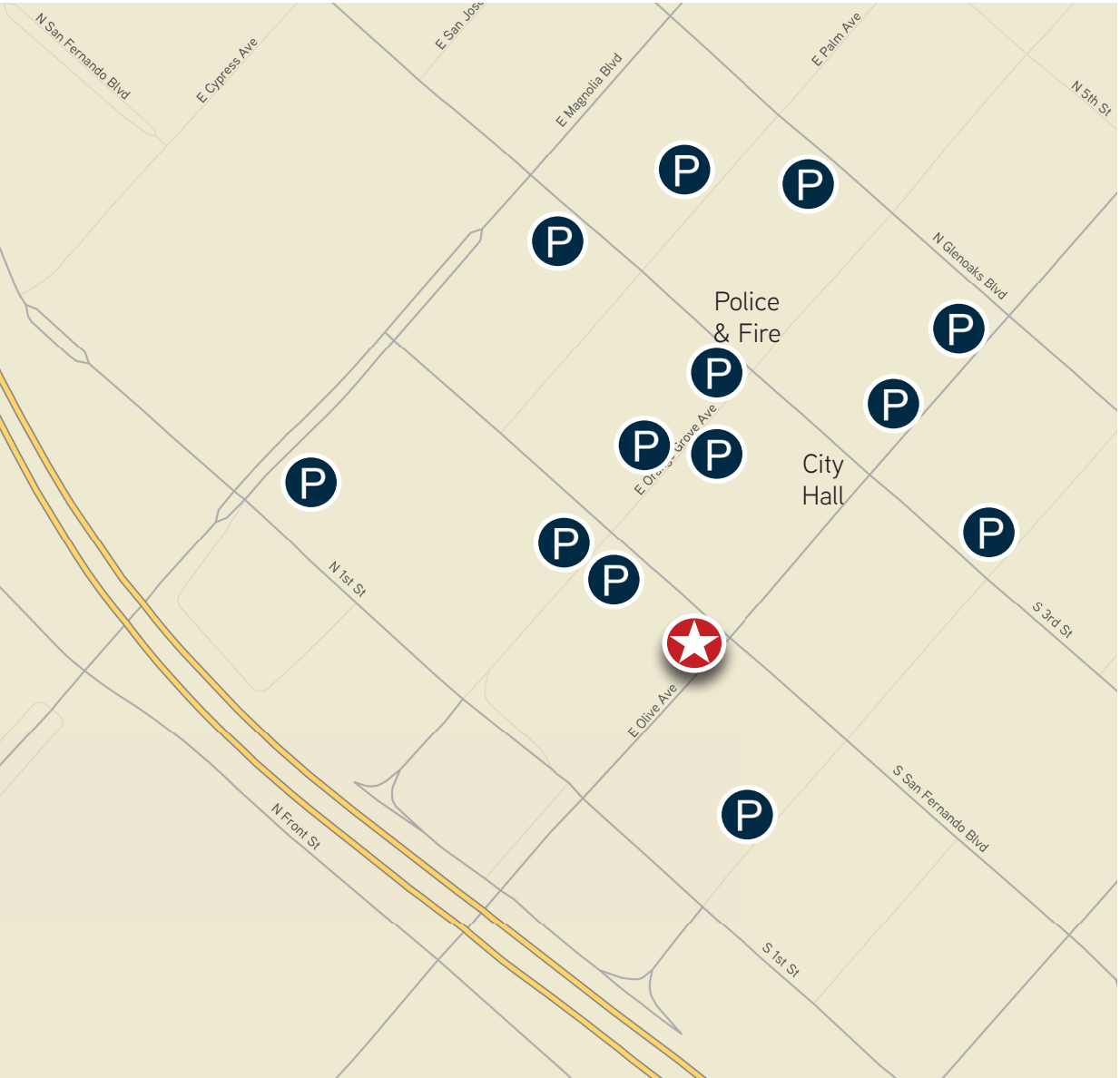
175 E. Olive Avenue (“Subject Property”) consists of a four-story office building currently owned and occupied by Universal City Studios Credit Union along with production and post-production studios. The Subject Property is comprised of a 42,400 square foot office building that is owned and operated by the on-site credit union. The interior of the Subject Property was completely remodeled with overstandard improvements including in 2016. The Subject Property has a has abundant parking for tenants and visitors in the adjacent city lots. The property is located on San Fernando Boulevard which has abundant restaurant and retail. This area is in close proximity to the 5 Freeway.

Property Details

Address	175 E. Olive Avenue   Burbank, CA
Asking Rate	\$2.45 Full Service Gross
Available SF	5,043
Suite	400
Floor	4th
Walking Score	86
Parking	Abundant parking for tenants & visitors in adjacent city lots



Property Highlights

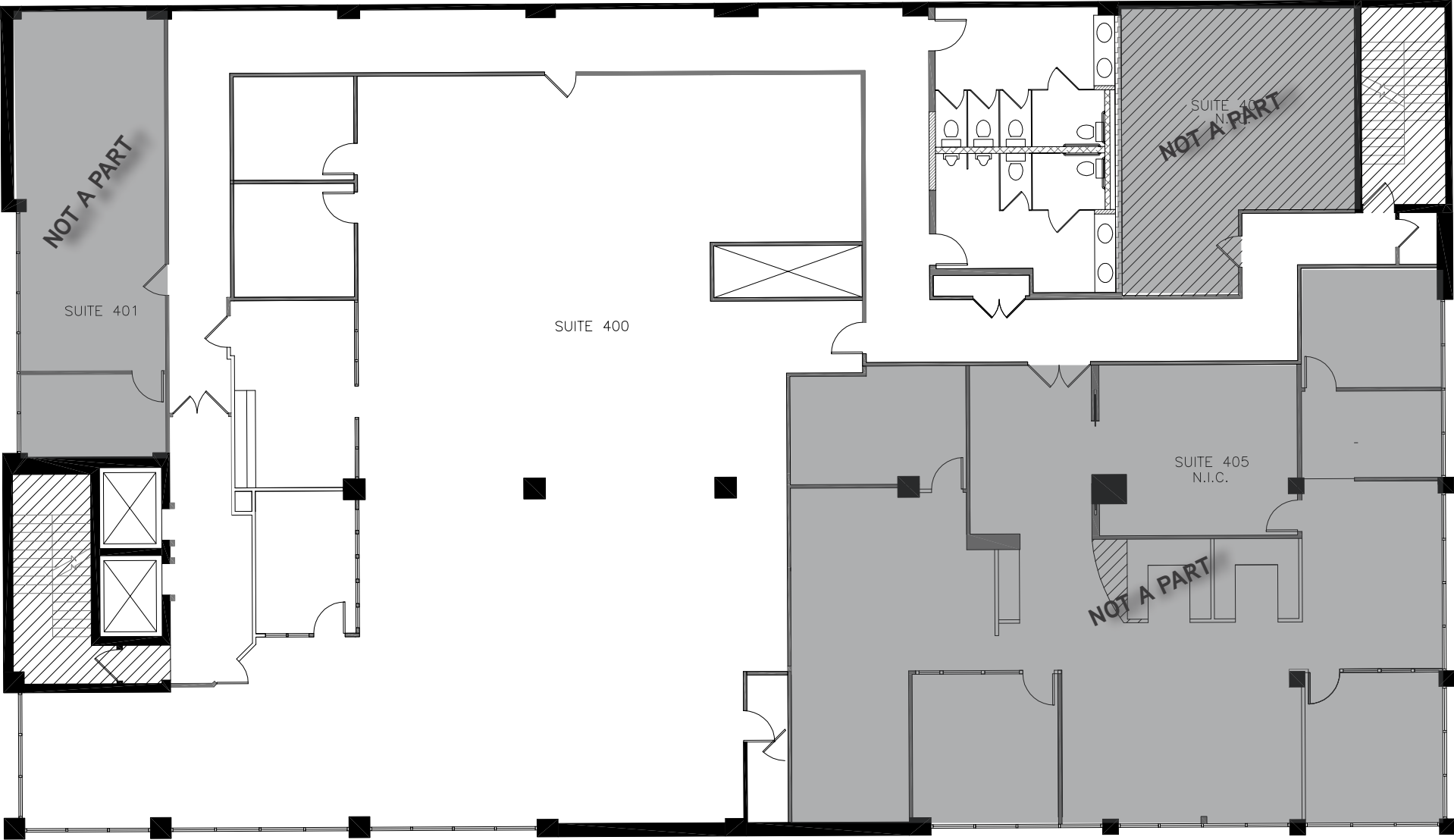


Current Parking Rates:

133 E. Orange Grove Avenue	\$51.00/mon per stall
162 E. Orange Grove Avenue	\$82.50/mon per stall
175 E. Olive Avenue	\$125.00/mon per stall



Fourth Floor







**Corey A. Waite**

Senior Vice President

Lic. 01134516

+1 213 532 3262

corey.waite@colliers.com

**Erin Silvertooth**

Client Services Specialist

Lic. 01996584

+1 213 532 3271

erin.silvertooth@colliers.com

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Colliers International  
865 South Figueroa Street | Suite 3500  
Los Angeles, CA 90017 | United States  
colliers.com/greaterlosangeles

