
207 N. Goode Avenue

GLENDALE, CALIFORNIA

CLASS 'A' SUBLEASE AVAILABLE
THROUGH DECEMBER 31, 2029

7,892 Rentable Square Feet

\$2.00 PER RSF BROKER BONUS

For information, please contact:

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CA RE Lic. #02062263



NEWMARK



207 N. GOODE AVENUE, GLENDALE, CA

SUBLEASE SUITE

4th Floor - 7,892 Rentable Square Feet

ASKING RATE

\$2.70 per RSF, Full Service Gross

SUBLEASE TERM

Sublease through December 31, 2029

AVAILABILITY

Immediately

SPACE HIGHLIGHTS

- Double-door entry to reception and 12-person conference room
- Efficient layout with 18 private offices, 12 workstations, 2 conference rooms, kitchen/break room, and storage
- Traditional layout in Class A building
- Fully built out plug-n-play office ready for occupancy
- Strong credit Sublessor
- Up to 21 parking spaces - reserved and surface at prevailing rates

BUILDING HIGHLIGHTS

- LEED Certified Gold - one of Glendale's greenest buildings!
- Modern building with state of the art HVAC
- Column-free floors and panoramic mountain views
- Equinox fitness on ground floor
- Immediate access to Ventura (SR-134) Freeway and close proximity to the Glendale Freeway (SR-2) and Golden State Freeway (I-5)
- Easy access to the Hollywood Burbank Airport

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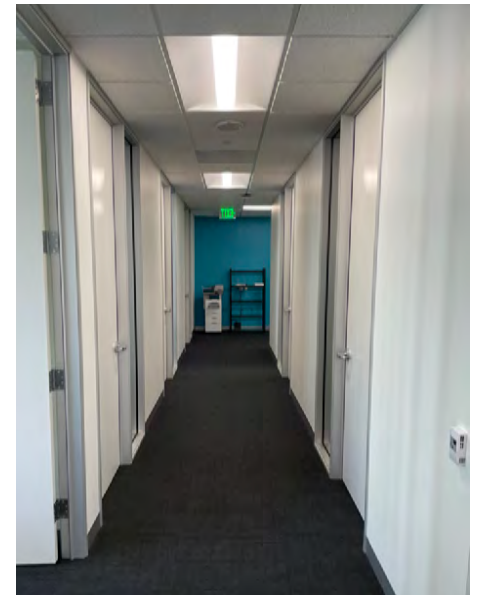
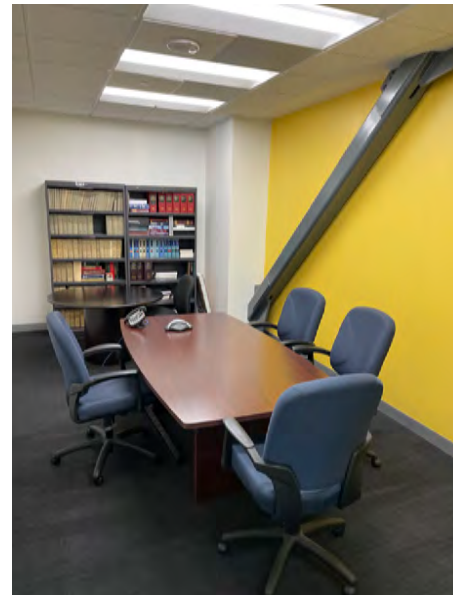


Floor plan of the second floor. The layout includes a central corridor with stairs (UP/DN) and elevators. Rooms and their dimensions are as follows:

- OFFICE (multiple individual offices)
- OPEN OFFICE
- BREAK/COLLAB. (14-7X16-4)
- STORAGE RM. (9X15)
- SUPPLY RM. (9X16)
- CONF. RM. (7-5X19-7)
- OFFICE (10-7X12)
- OFFICE (9-8X16)
- OFFICE (11X12-4)
- OFFICE (10-3X12-4)
- RECEPTION
- CONF. RM. (14-6X31-3)
- ELEVATOR LOBBY
- CLOSET

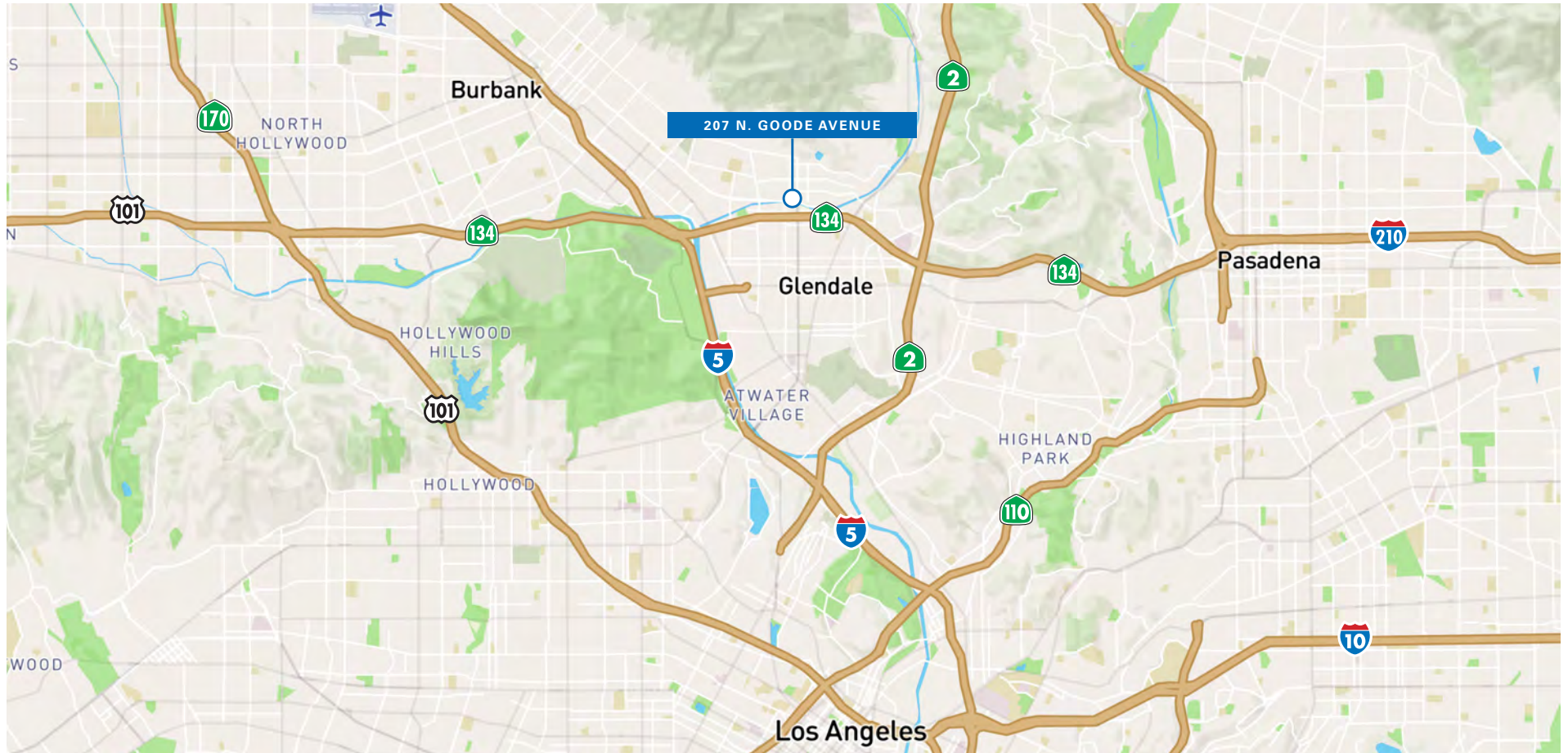
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