

# CREATIVE | WEST HILLS MODERN | OFFICE SPACE FOR LEASE

6700 Fallbrook Avenue • West Hills, CA

6700

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 **LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES  
Corporate ID #01191898



6700 Fallbrook Avenue  
West Hills, CA

## PRIME WEST HILLS OFFICE SPACE AVAILABLE FOR LEASE



### PROPERTY DETAILS

**Lease Rate:** \$2.05 RSF Modified Gross  
Tenant is responsible for janitorial within their premises

**Parking:** 2.5/1000  
\$65 per car per month

### AVAILABILITY

SUITE	SQ. FT.	RATE	AVAILABILITY
150	±1,303	\$2.05 MG	4/1/2019
207	±1,546	\$2.05 MG	Vacant
250	±1,405	\$2.05 MG	Vacant
255	±1,640	\$2.05 MG	Vacant

### PROPERTY HIGHLIGHTS

- Walking Distance to Amenities
- On Site Management
- Easy Access to 101 Freeway
- Highly Improved Spec Office Suites With Above-Standard Improvements
- Newly Renovated Common Areas
- AT&T Fiber Available

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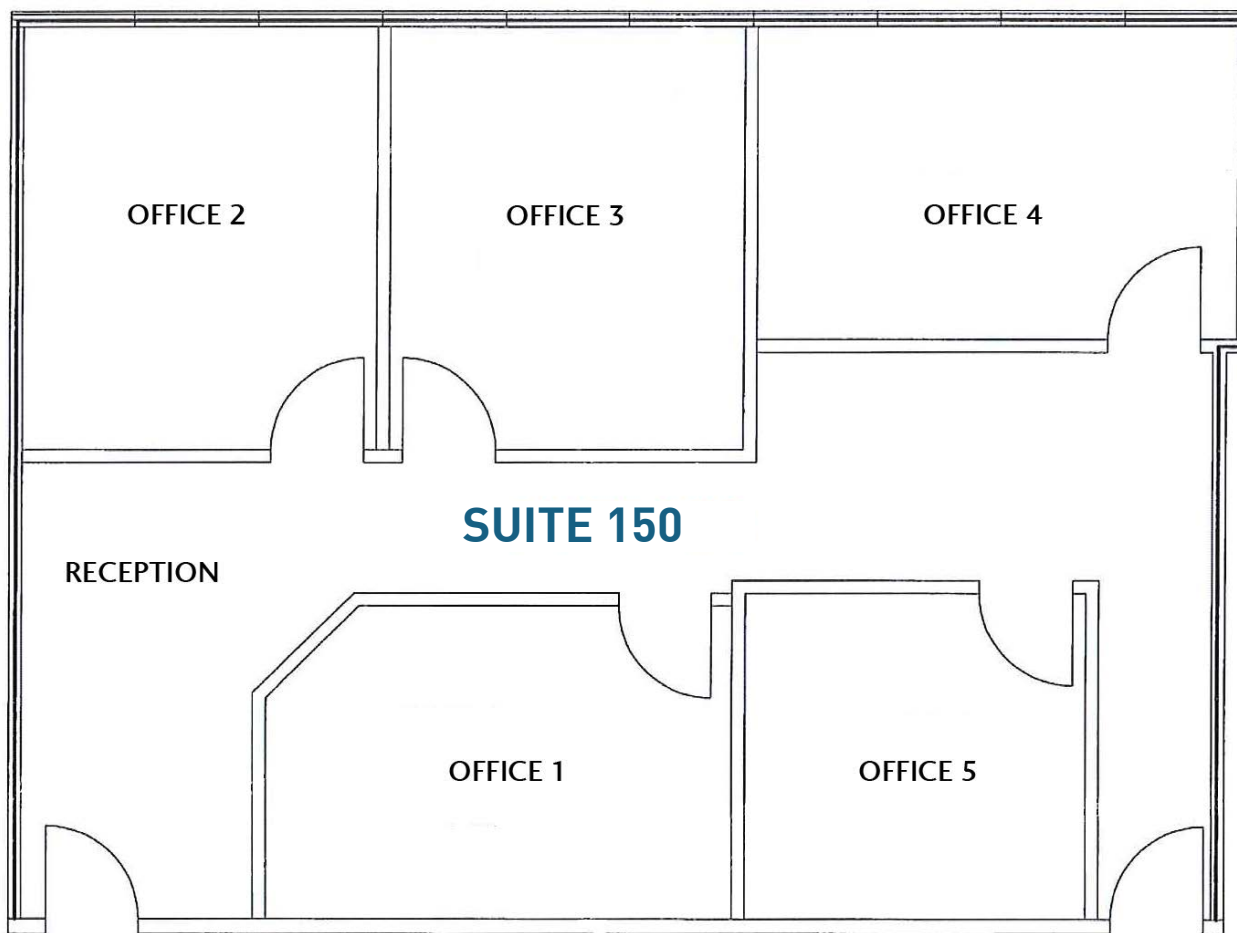
### NEWLY RENOVATED COMMON AREAS



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**FLOORPLAN: SUITE 150 - 1,303 RSF**



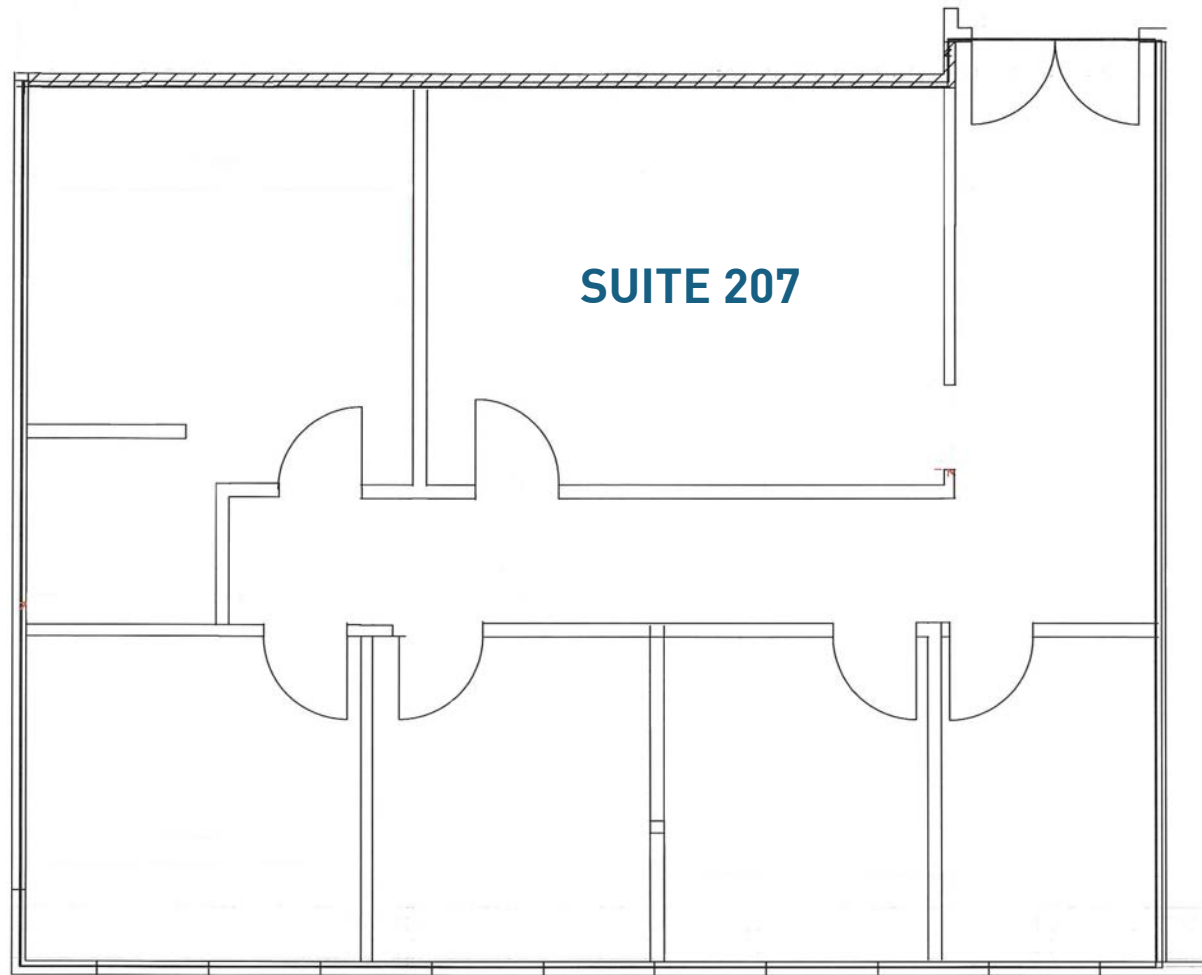
NOT TO SCALE



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**FLOORPLAN: SUITE 207 - 1,546 RSF**

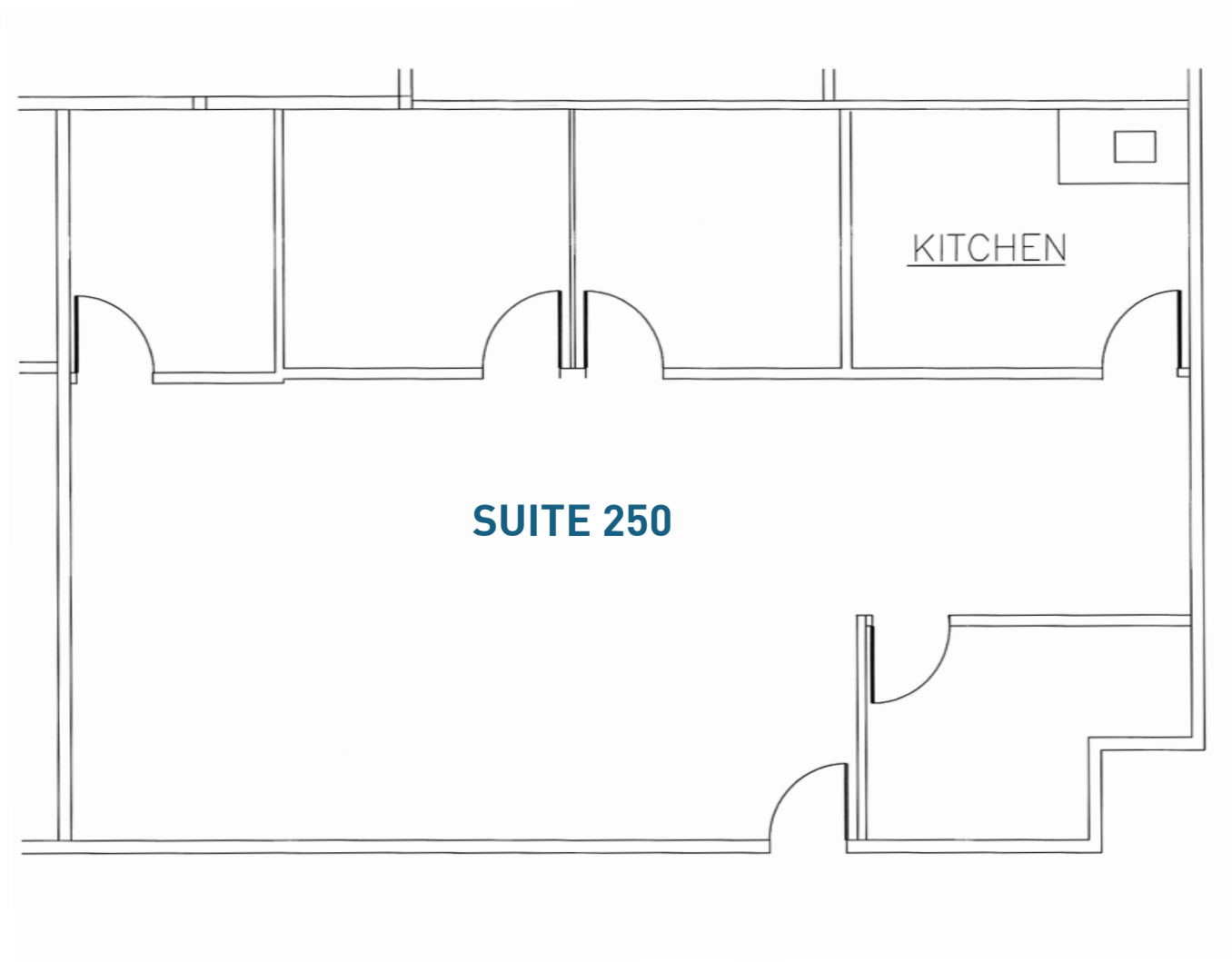


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**FLOORPLAN: SUITE 250 - 1,405 RSF**

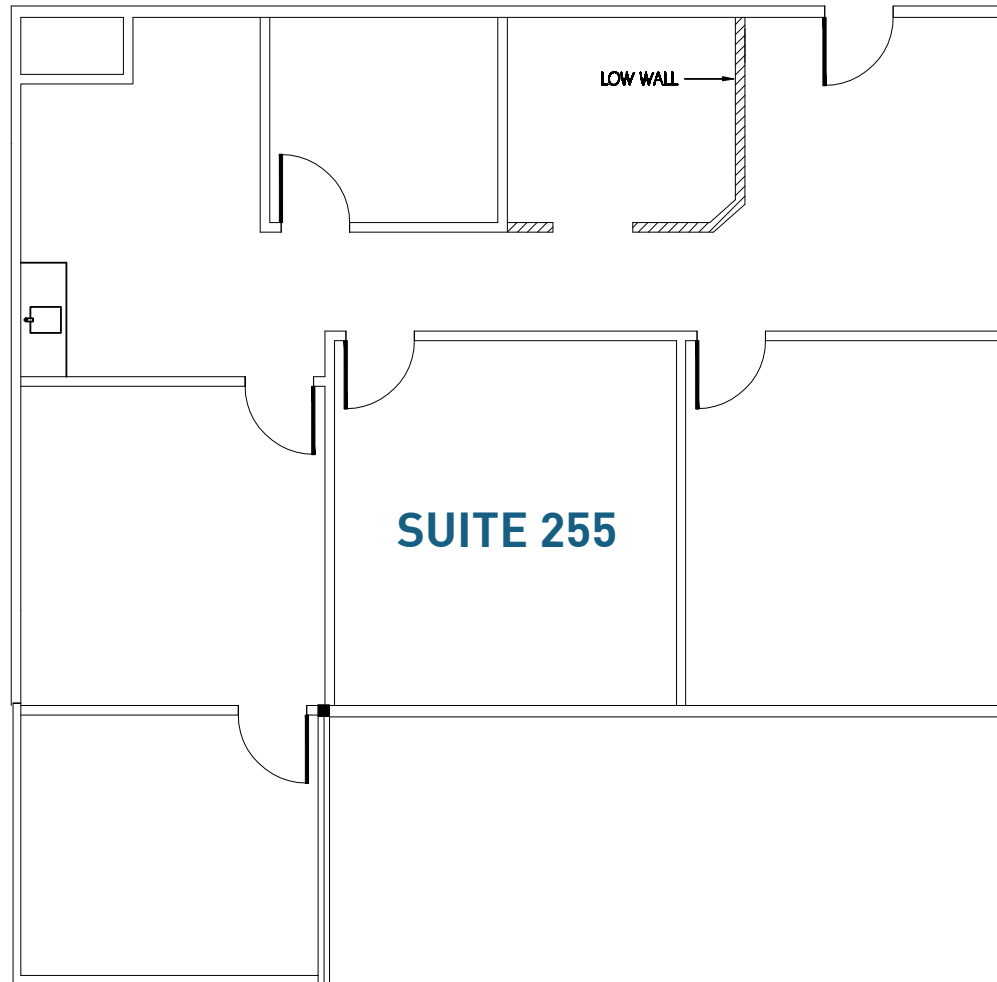


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**FLOORPLAN: SUITE 255 - 1,640 RSF**



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For more information:

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COMMERCIAL REAL ESTATE SERVICES

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Corporate ID #01191898

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