

# MALIBU CANYON OFFICE PARK

- Well maintained office building.
- On-site restaurant.
- Located close to Ventura (101) Freeway between the Conejo and San Fernando Valleys.
- Monument signage available.



4505 Las Virgenes Canyon Road , Calabasas, California



**WESTCORD** COMMERCIAL  
REAL ESTATE  
SERVICES

951 S. Westlake Boulevard, Suite 101, Westlake Village, Ca. 91361

**Darin Arrasmith**

805.497.4557 x228

[darin@westcord.com](mailto:darin@westcord.com)

BRE# 00984115

This information has been furnished from sources which we deem reliable, but for which we assume no liability. The information contained herein is given in confidence with the understanding that all negotiations pertaining to this property be handled through the submitting office. All measurements are approximate.



## 4505 Las Virgenes Canyon Road , Calabasas, California

### Availability

Suite	Suite Size	Monthly Rent	Comments
#203	1,410 RSF	\$1.85 per Rentable Square Foot	Vacant.
#217	3,003RSF	\$1.85 per Rentable Square Foot	Available September 1, 2020

### Lease Type

Modified gross. Tenant pays for utilities and janitorial service.



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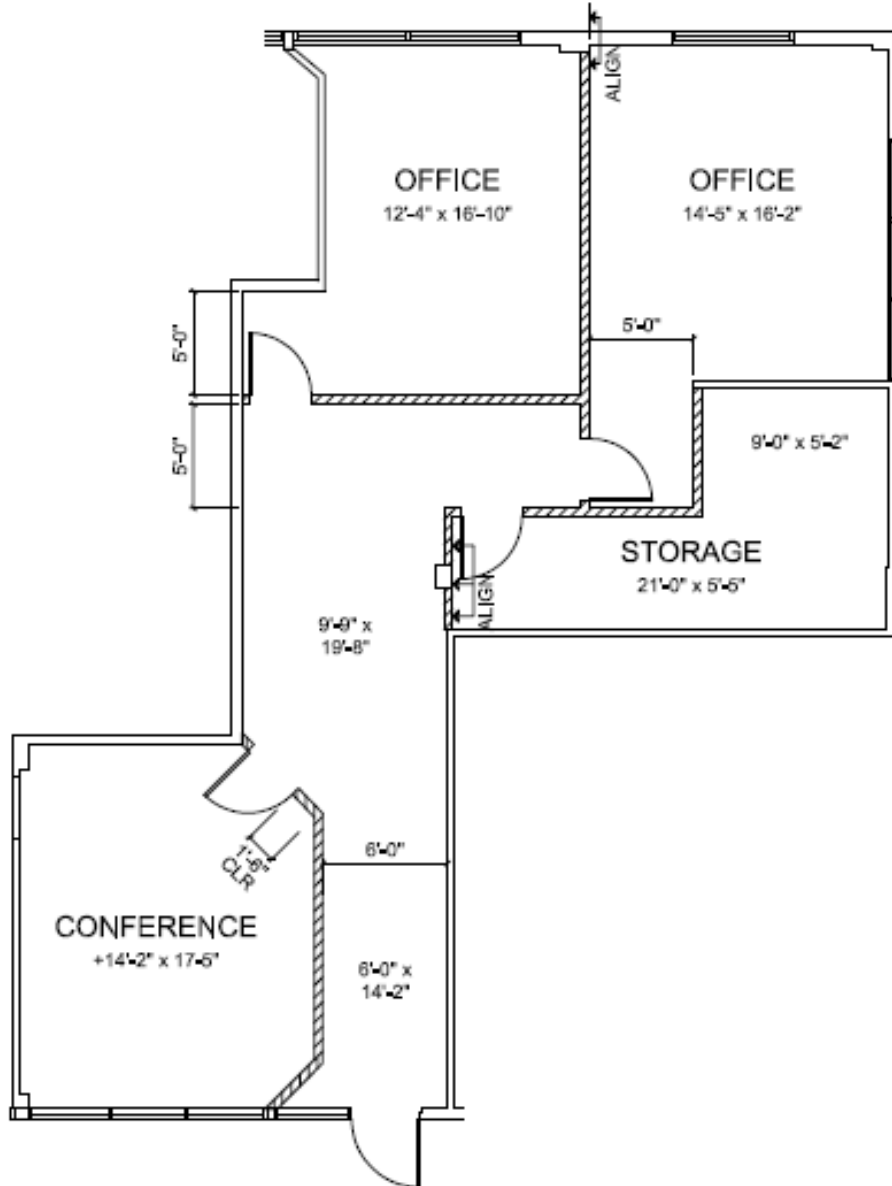
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# MALIBU CANYON OFFICE PARK

4505 LAS VIRGENES CANYON ROAD, CALABASAS, CALIFORNIA

<b>Suite</b>	<b>203</b>
<b>Suite Size</b>	1,410 RSF
<b>Lease Rate</b>	\$1.85 per RSF, MG (+U+J)



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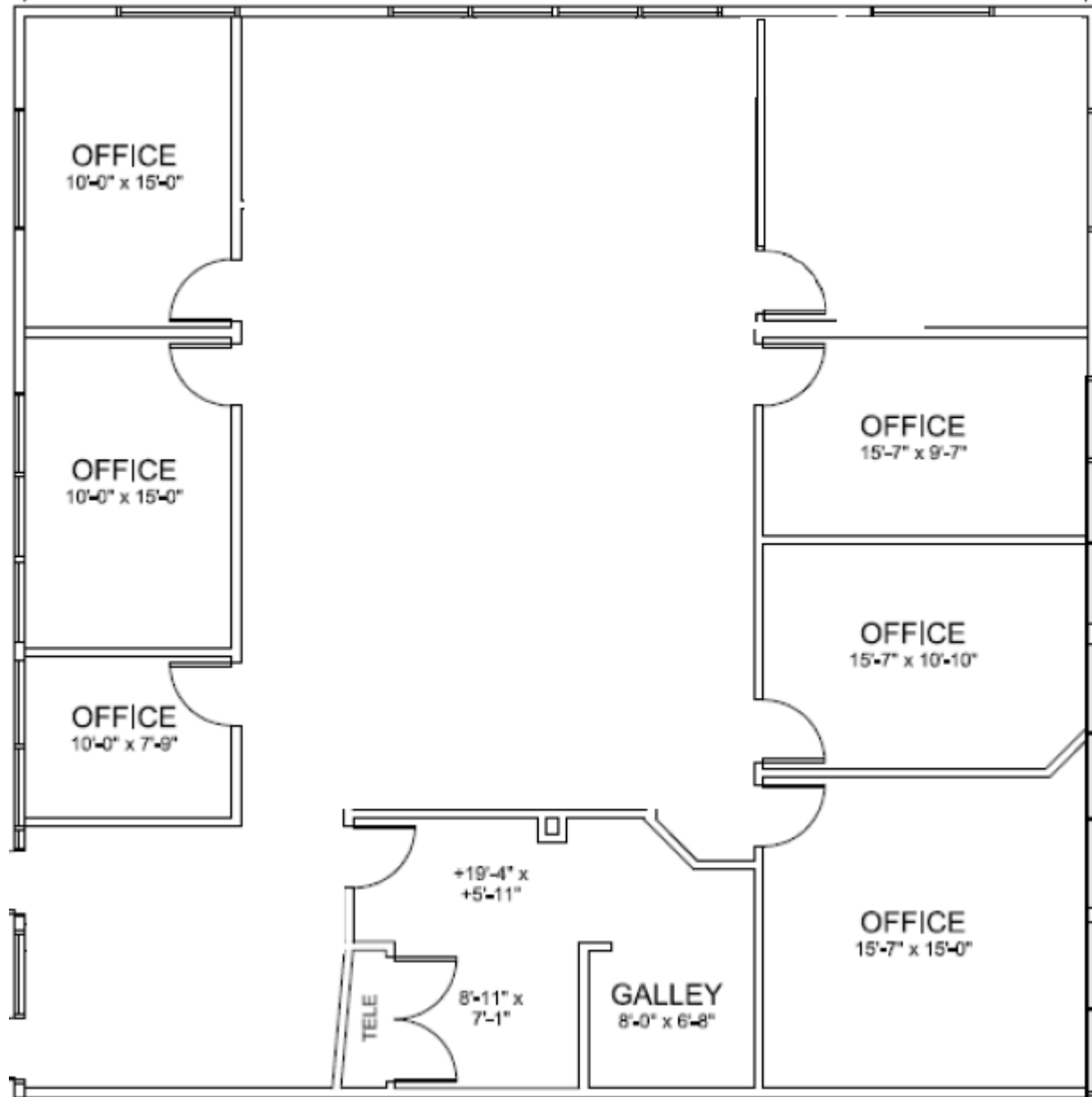
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# MALIBU CANYON OFFICE PARK

4505 LAS VIRGENES CANYON ROAD, CALABASAS, CALIFORNIA

<b>Suite</b>	<b>217</b>
<b>Suite Size</b>	3,003 RSF
<b>Lease Rate</b>	\$1.85 per RSF, MG (+U+J)



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