

LEASE

4252 W RIVERSIDE DRIVE, BURBANK, CA

LEGENDARY MARSHALL THEATRE WRITERS ROOM + OFFICE SUITES



ANDREW SINASOHN
310.469.9023
andrew@zacutogroup.com

JAKE ZACUTO
310.469.9012
jake@zacutogroup.com

GABE HISEM
231.631.2327
gabe@zacutogroup.com

DETAILS

FORMER OFFICES OF LEGENDARY HOLLYWOOD DIRECTOR/PRODUCER GARRY MARSHALL

Creative offices within the Marshall Theater* compound. Includes a mix of private offices, editing rooms, kitchen, and outdoor patio.

SIZE

3,150 SF

TERM

Negotiable

PARKING

Gated lot

LOCATION

*Burbank
/Toluca Lake*

LISTING TEAM

ANDREW SINASOHN

Executive Vice President

310.469.9023

andrew@zacutogroup.com

BRE# 01951740

JAKE ZACUTO

Managing Director

310.469.9012

jake@zacutogroup.com

BRE #01377441

GABE HISEM

Director

231.631.2327

gabe@zacutogroup.com

BRE# 02187347

**Access to theatre, screening room and rehearsal spaces at additional cost.*

4252 W. RIVERSIDE DRIVE, BURBANK, CA 91505



DETAILS

ICONIC SPACE

Former production offices of Garry Marshall, steeped in Hollywood history, and filled with incredible creative energy.

UNIT MIX

Multi-floor layout with 7 private offices/ editing rooms + 1 office suite with full bathroom/shower.

DEDICATED ENTRY

Main entry access.

PRIVATE/GATED PARKING

On-site parking on surface lot

BUZZING NEIGHBORHOOD

Steps to some of LA's most loved restaurants , coffee shops and neighborhood amenities.

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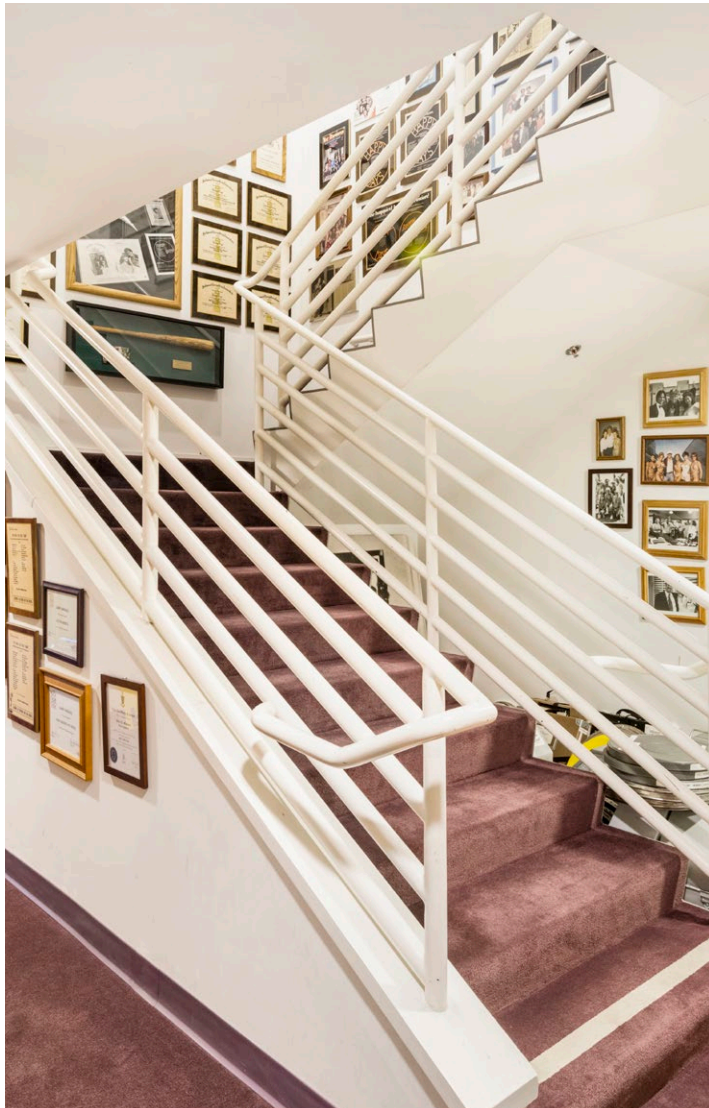
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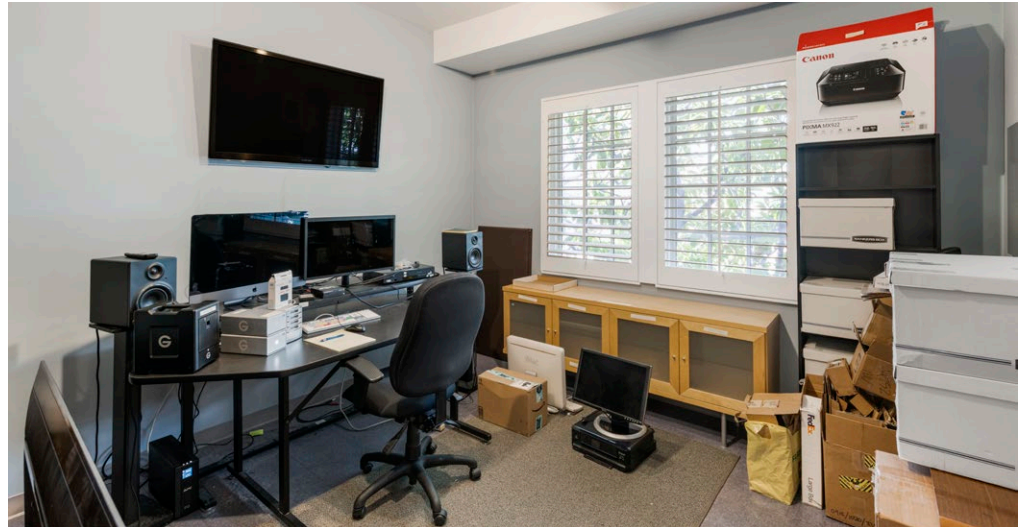




4252
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DYNAMIC LOCATION

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INCREDIBLE LOCATION CENTRAL TO THE BEST OF THE NEIGHBORHOOD



📍 PRISCILLAS GOURMET COFFEE / 4150 W RIVERSIDE



📍 JINYA RAMEN / 4011 W RIVERSIDE



📍 HANKS BAGELS / 4315 RIVERSIDE



📍 MENDOCINO FARMS / 4301 W RIVERSIDE

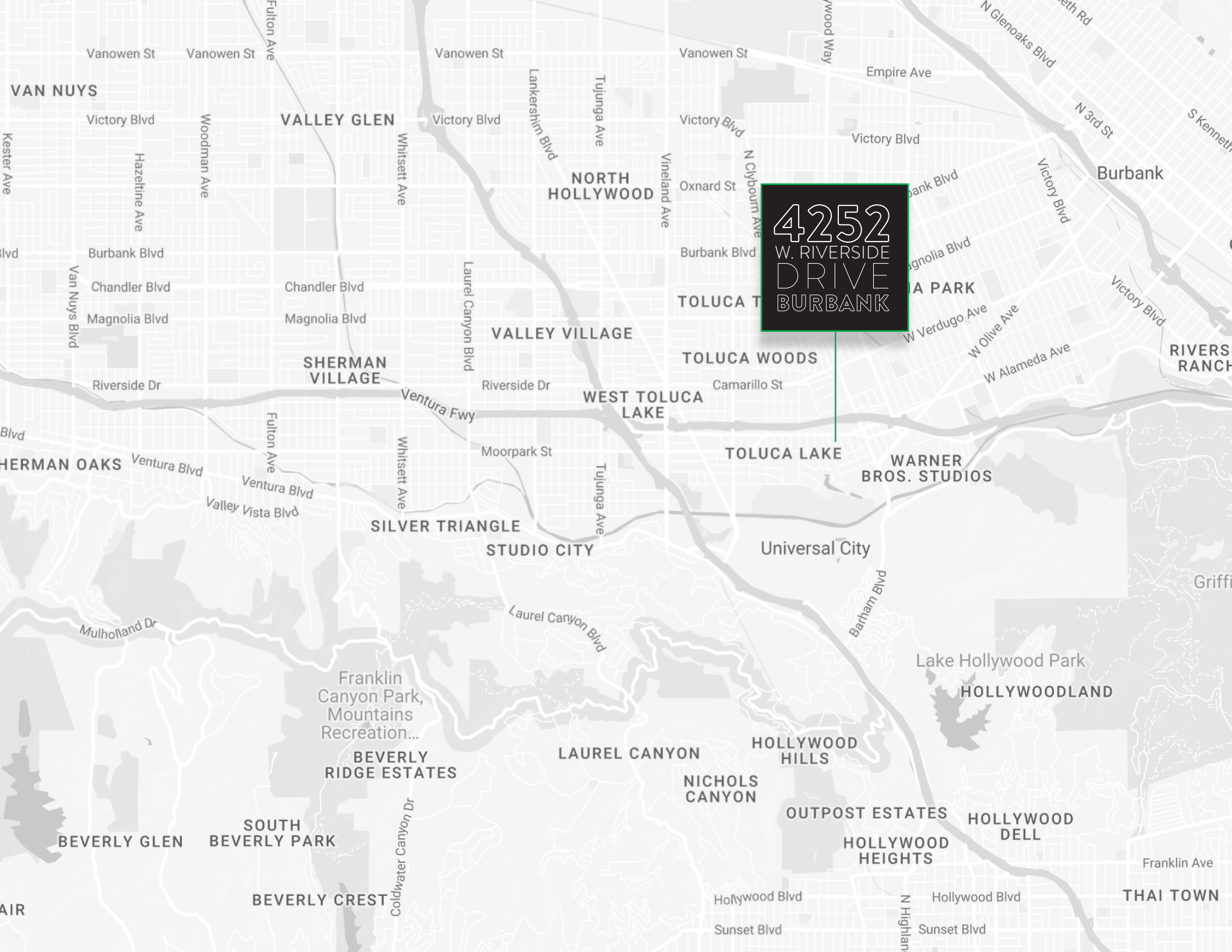


📍 SWEETGREEN / 4230 W RIVERSIDE



📍 LEMONADE / 4400 RIVERSIDE





4252
W. RIVERSIDE
DRIVE
BURBANK

VAN NUYS

VALLEY GLEN

NORTH HOLLYWOOD

VALLEY VILLAGE

SHERMAN VILLAGE

TOLUCA T

TOLUCA WOODS

WEST TOLUCA LAKE

TOLUCA LAKE

WARNER BROS. STUDIOS

SHERMAN OAKS

SILVER TRIANGLE

STUDIO CITY

Universal City

Franklin Canyon Park, Mountains Recreation...

BEVERLY RIDGE ESTATES

LAUREL CANYON

HOLLYWOOD HILLS

Lake Hollywood Park

HOLLYWOODLAND

BEVERLY GLEN

SOUTH BEVERLY PARK

NICHOLS CANYON

OUTPOST ESTATES

HOLLYWOOD DELL

BEVERLY CREST

HOLLYWOOD HEIGHTS

THAI TOWN

4252 W RIVERSIDE DRIVE
BURBANK, CA 90515



ZACUTO GROUP
COMMERCIAL REAL ESTATE

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Executive Vice President

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andrew@zacutogroup.com

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ZACUTOGROUP.COM | 310.469.9012

