

STATUS: [Active](#) **ADDRESS:** [2101 BROADVIEW DR , GLENDALE ,CA](#) 91208

LP: [\\$800,000](#)



MLS

[Add'l Photos](#)



[Larger Map](#) [Aerial Map](#) [Plat Map](#)

COMMERCIAL OFFICE

LOT SF: 5101	AREA: (1255) Glendale-Northwest	MLS#: 10-438829	MAP: 534/J4	APN: 5613-001-031
TOT SF: 5101	#FLRS TOT: 2	#FLRS AVAIL: 2	FLR SF: 5101	RE TAXES: 0
%OCCUP: 100	MIN SF: 5101	BLDG SF: 5101	ADD PARCEL#:	LR NET: No
YEAR BUILT: 1952	LR MTH: 10000	LR SF: 2	LR FSG Y/N: No	CAM FEES \$ 0
LEASE TERM: Month to Month	LR MDG Y/N: No	POSS: Close of Escro	INSUR EXP:	USABLE Y/N: No
RENTABLE Y/N:	RNT ADJ: 5% annually	3PRTY RIGHTS: No	\$/SF: 156.00	INSURANCE: Landlord
UTILITIES: Landlord	LOAD %: 0	AIR COND: Landlord	TRIPLE NETS: 0	COST PER SPACE: 150000
SPRK Y/N: No	JANITOR: Tenant	CONST: Stucco	#SPACES: 5	GR RNT MULT: 0
BLDG NAME: Broadview Professional	TI ALLOW: Paint and Carpet	PUBREC USE: MEDICAL BUILDING, MEDICAL BLDG, MEDICAL CLIN	ACT/PRO: Projected	VAC RESRV: 0
PREV USE: Dental	#ELEVS: 0	ANN GR INC: 120000	ANN DEBT: 0	PRETAX INC: 100000
ANN EXP: 20000	NET OP INC: 100000	CAP RATE: 0.00	UTILS EXP:	MGMNT EXP:
IMP % TAX: 0	REPMANT EXP:	LNDSCP EXP:	SHOWING: Call Listing Agent	
OTHER EXP:	SALE/LEASE: Sale	ZONING: GLM1A*		

DIRECTIONS: 210 FWY Exit Verdugo Blvd. L Verdugo. L Clifton. L Broadview

REMARKS: [Report a Violation](#)

LP: \$800,000	DOM: 2	LD: 03/30/2010	SP:	SSP:	BLOG Y/N: Yes
OLP: \$800,000		CD:	SD:	WD:	AVM Y/N: Yes

LA1: Jeremy Stuart	LA1#: 310-470-9358	LA1 CELL: 310-403-8478	LA1 OTHER:
LA2:	LA2#:	LA2 CELL:	LA2 OTHER:
LA1 EMAIL: jeremy@brucedstuart.com		LA2 EMAIL:	
LO1: Bruce Stuart		LO1#: 310-470-9358	LA1 FAX#: 310-470-9127
LO2:		LO2#:	LA2 FAX#:
CSO: 3%	LT: EA	LBA: No	BAC: Yes
		LS: No	EO: No
			PROBATE:

Broker/Agent does not guarantee the accuracy of the square footage, lot size or other information concerning the conditions or features of the property provided by the seller or obtained from Public Records or other sources. Buyer is advised to independently verify the accuracy of all information through personal inspection and with appropriate professionals. Copyright © 2010 by Combined L.A./Westside MLS, Inc. Information deemed reliable but not guaranteed. Prepared by: Jeremy Stuart DRE# 01818307