STEVENSON

REAL ESTATE SERVICES
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Commercial Space
For Lease

1845 Flower Street, Glendale, CA, 91201

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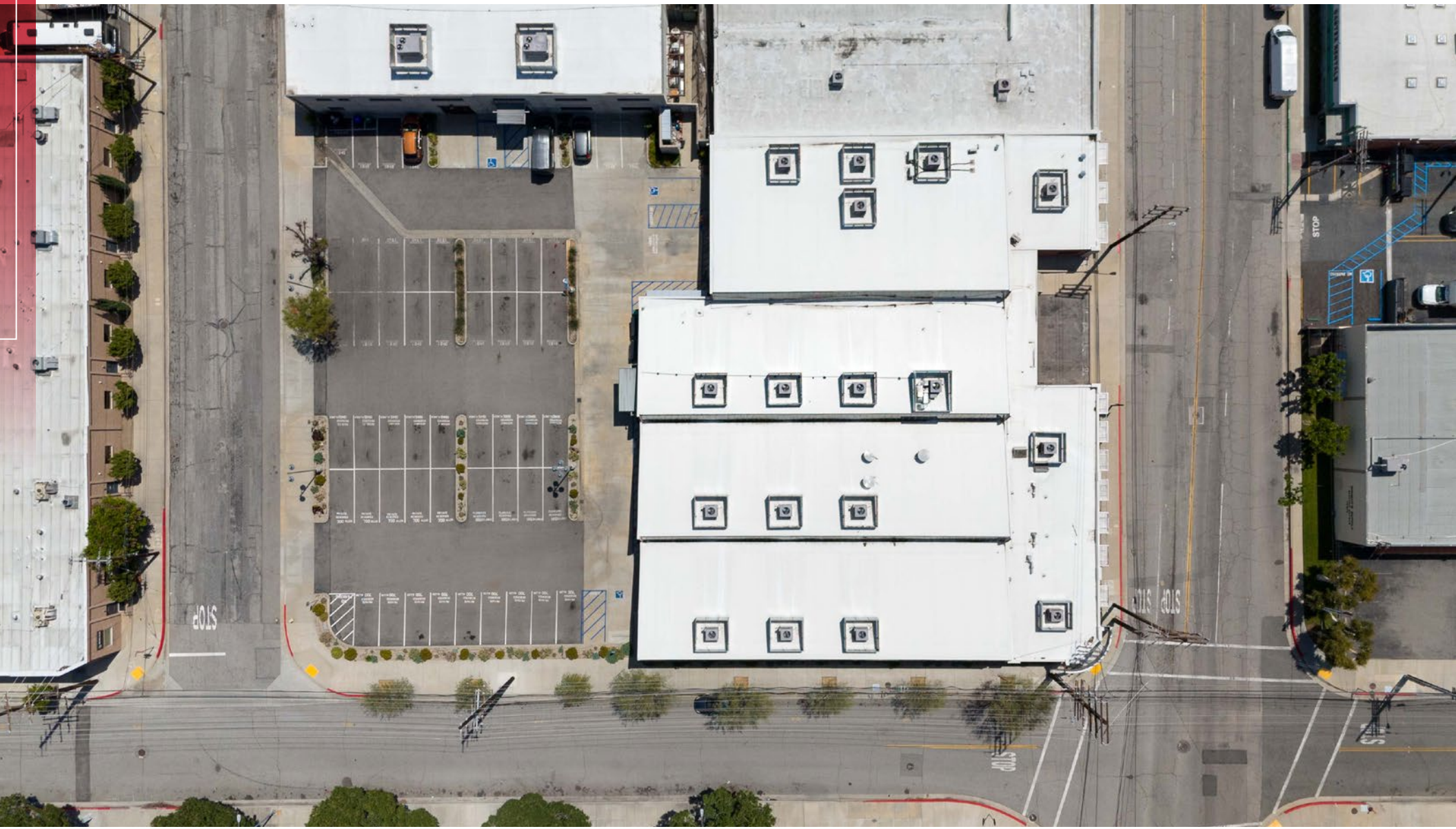
Aerial Overview



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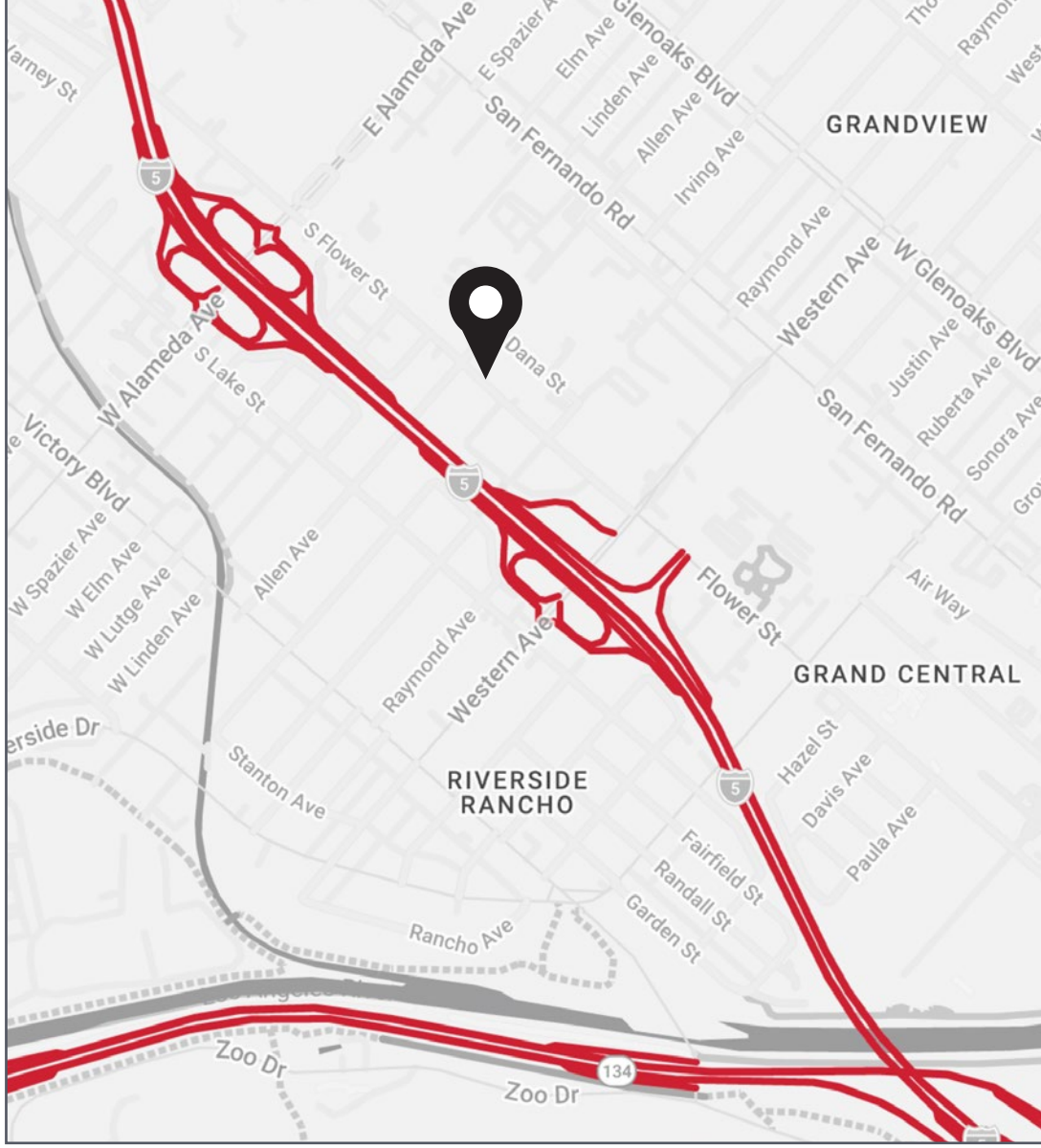
Offering Summary

BUILDING SIZE	8,156 SF
LEASE RATE	$3.50 / PSF / MO, MG
PARKING	3 / 1,000

Property Overview

Located in the heart of Glendale's thriving media and creative corridor, this ±8,156 square foot creative office suite at 1845 Flower Street offers an inspiring workspace designed for modern production, entertainment, and collaborative teams. The suite features an open creative layout with high exposed ceilings, abundant natural light, polished concrete and wood finishes, multiple private offices, glass-front conference rooms, collaborative breakout areas, and a dedicated kitchen/lounge space.

Ideal for media, technology, design, marketing, and content production users, the property combines functional efficiency with a contemporary creative aesthetic. The flexible floor plan supports both collaborative and executive workflows, while upgraded infrastructure accommodates high-speed connectivity and production-related operations.



DISCLAIMER: All information provided herein has been furnished from sources which we deem reliable, but for which we assume no liability, expressed or implied. Interested parties are to conduct an independent investigation of all information related to the property including, but not limited to its physical condition, compliance with applicable governmental requirements, development potential, current or projected financial performance or any party's intended use.

Property Photos

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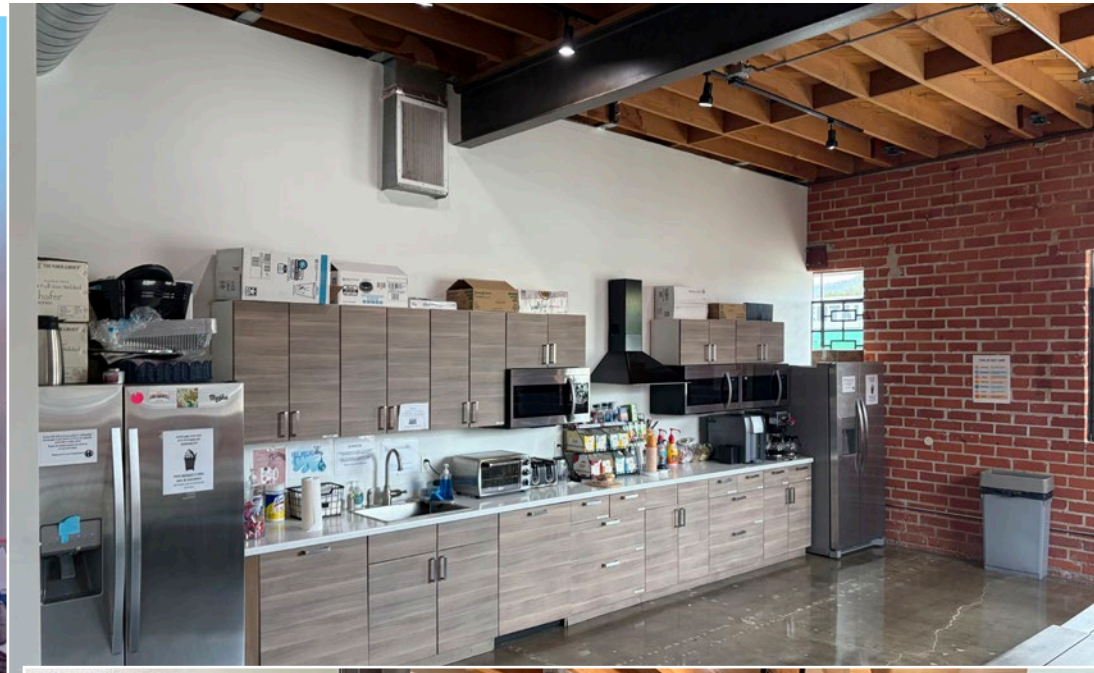

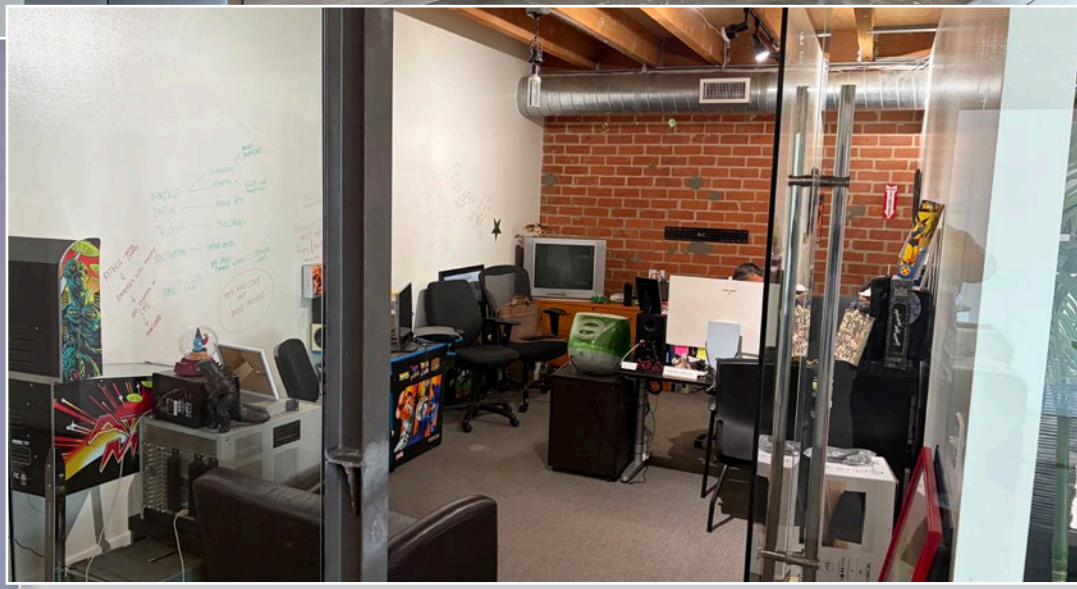

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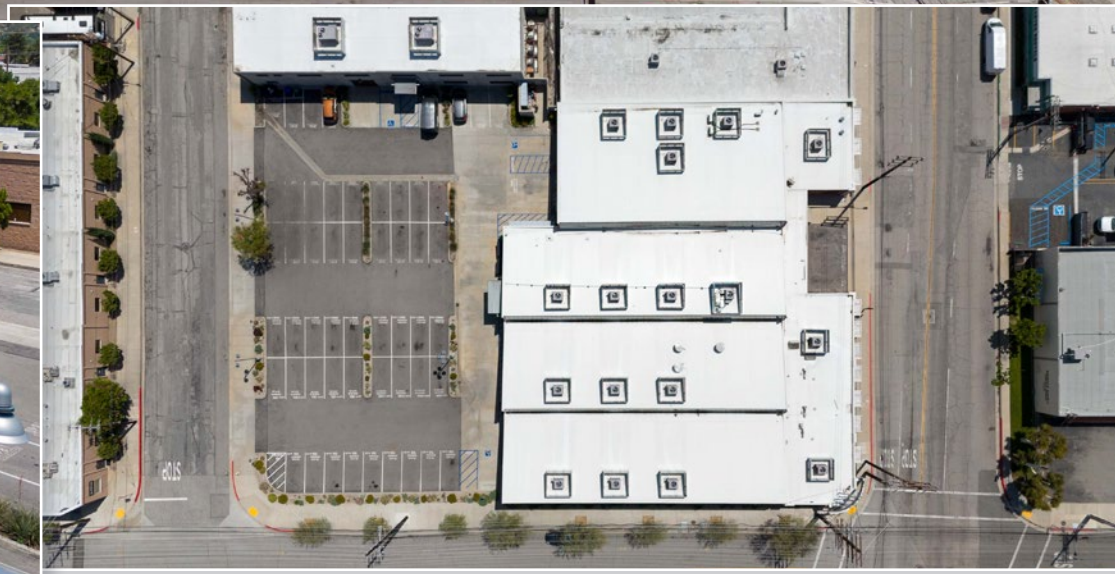

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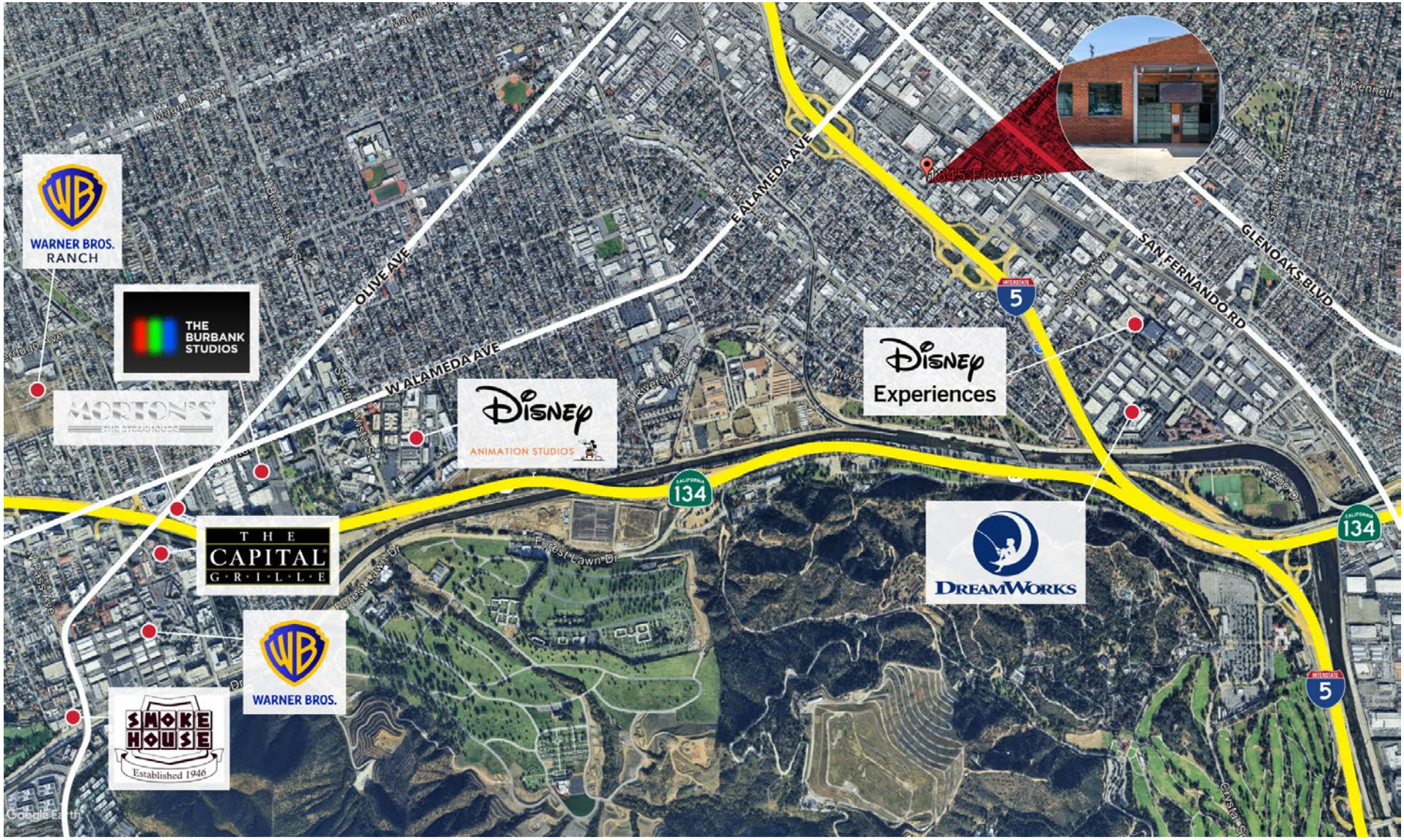
Location Map



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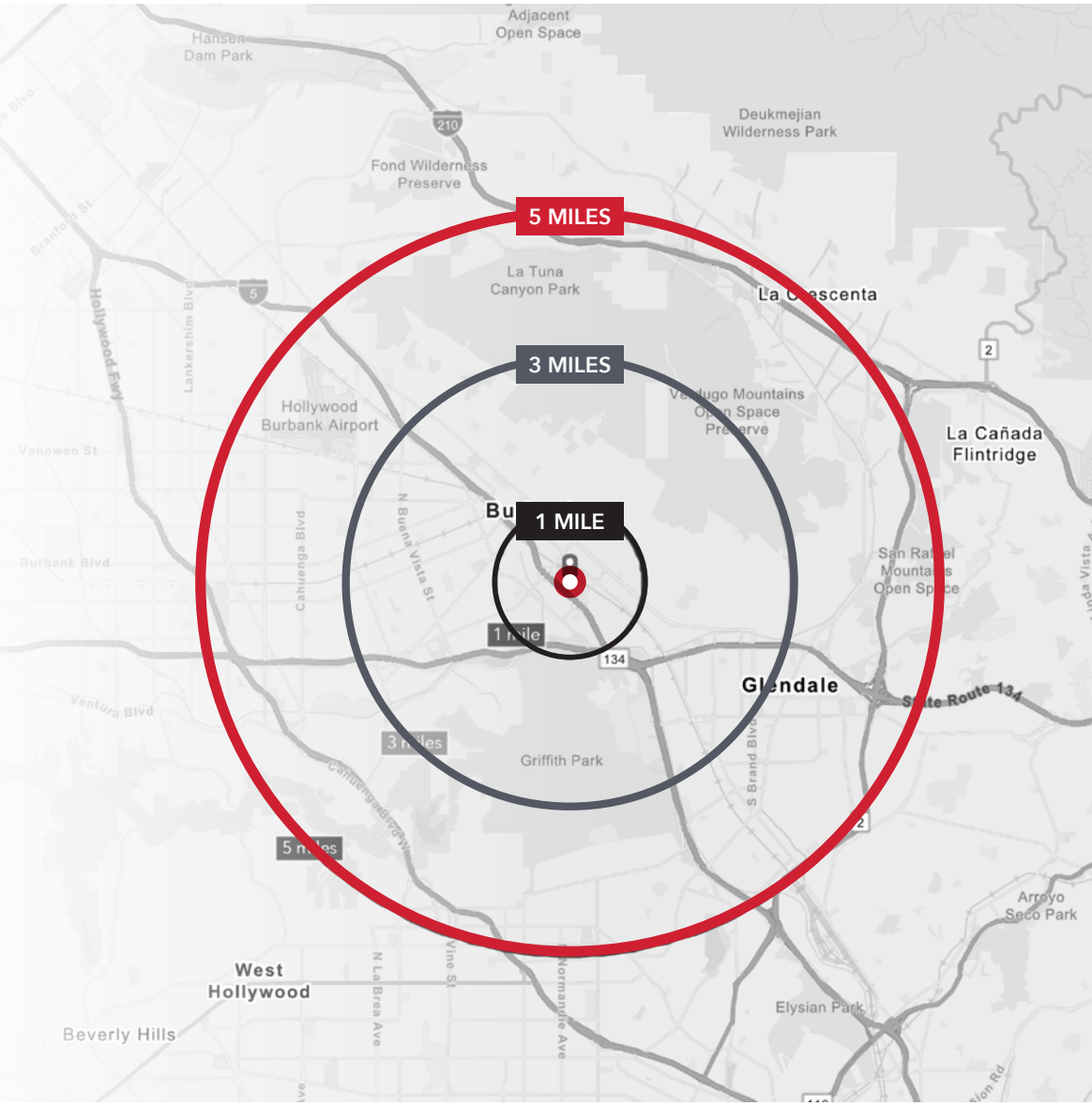
Demographics

2025 SUMMARY	1 MILE	3 MILES	5 MILES
Population	34,474	170,312	497,418
Households	14,496	71,965	219,639
Families	8,638	43,294	115,729
Average Household Size	2.36	2.35	2.23
Owner Occupied Housing Units	3,051	25,234	69,597
Renter Occupied Housing Units	11,445	46,731	150,042
Median Age	42.0	42.0	40.5
Median Household Income	$75,649	$92,629	$88,898
Average Household Income	$104,748	$131,153	$131,226

2030 SUMMARY	1 MILE	3 MILES	5 MILES
Population	33,804	169,611	496,821
Households	14,579	73,562	224,868
Families	8,709	44,232	118,516
Average Household Size	2.30	2.28	2.18
Owner Occupied Housing Units	3,194	25,855	71,195
Renter Occupied Housing Units	11,385	47,708	153,672
Median Age	44.1	43.6	42.0
Median Household Income	$84,619	$104,839	$100,897
Average Household Income	$118,107	$145,981	$145,613



For more information, please contact:

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