



SAN FERNANDO VALLEY
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COMMERCIAL
REAL ESTATE
AWARDS

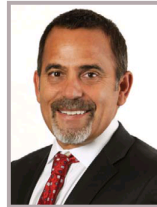
BEST OFFICE SALE



VITAL STATISTICS

Property Address: 24151 Ventura Blvd., Calabasas
Square Footage: 76,496
Deal Value: \$24 Million

In August 2019, the team of Mike Tingus, Grant Fulkerson and Jonathan Bruce sold the former headquarters of ValleyCrest Landscape Cos. in a transaction that attracted multiple offers and closed just 60 days after listing for \$24 million. The 76,496-square-foot, Class A trophy property at 24151 Ventura Blvd. in Calabasas sold for \$314 per square foot, believed to be the highest per-square-foot price ever paid for a soon to be vacant building in the region. Designed by world-renowned Nadel Architects, the property has breathtaking, 360-degree views of the Santa Monica Mountains, an expansive 17-acre campus, a spectacular atrium and great freeway access. The team narrowly focused its marketing efforts, and the rifle-shot approach yielded a highly competitive process resulting in a very short, 17-day due diligence period and a transaction close just 23 days later to an entity of Paul Minoo's 4M Investment Corp.



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