

Available Acres 0.25

Land For Lease

Available SF 10,817



Address: 5131-5139 W Rosecrans Ave, Hawthorne, CA 90250

Cross Streets: Ocean Gate Ave/W Rosecrans Ave

±10,817 SF Available for Lease
 Flexible Mixed Use Zoning (HAM1YY)
 ±3,257 SF of Office/Warehouse
 Excellent Frontage on Rosecrans Avenue
 Contractor's Yard - Fenced Yard and Paved
 Less Than Five (5) Miles to LAX

Lease Rate/Mo:	\$8,500	Available Acres:	0.25 Ac	Gas:		Specific Use:	Industrial
Lease Rate/SF:	\$0.79	Available SF:	10,817 SF	Water:	Yes	Zoning:	M1
Lease Type:	Gross	Building SF:	3,257 SF	Sewer:	Yes	Rail Service:	No
Lease Terms:	3-5 Years	Yard:	Fenced / Paved	Electric:	Yes	Market Area:	LAX Area
Sale Price/SF:	NFS			Fiber:		APN:	4147025006,4147025007,41470
Sale Price:	NFS						

Listing Company: Daum Commercial

Agents: [Krishna Shegran 949-341-4512](#), [Michael Chase 949-341-4513](#), [Anthony Bergeman, SIOR 949-341-4511](#), [Andrew Lara 310-538-6744](#)

Listing #: 6595f8ac5130d86bdc1946e6

Listing Date: 01/03/2024

FTCF: CB000N000S000

Notes: Call broker for commission information. Contractor's Yard. Paved Yard. APN's: 4147-025-006, -007, -008

