




FOR SUBLEASE

15942 DOWNEY AVENUE
PARAMOUNT | CA 90723



11,488 SF
SQUARE FEET



1,744
OFFICE SF



18 FT
CLEAR HEIGHT



1
DOCK HIGH DOOR

FOR MORE INFORMATION PLEASE CONTACT:

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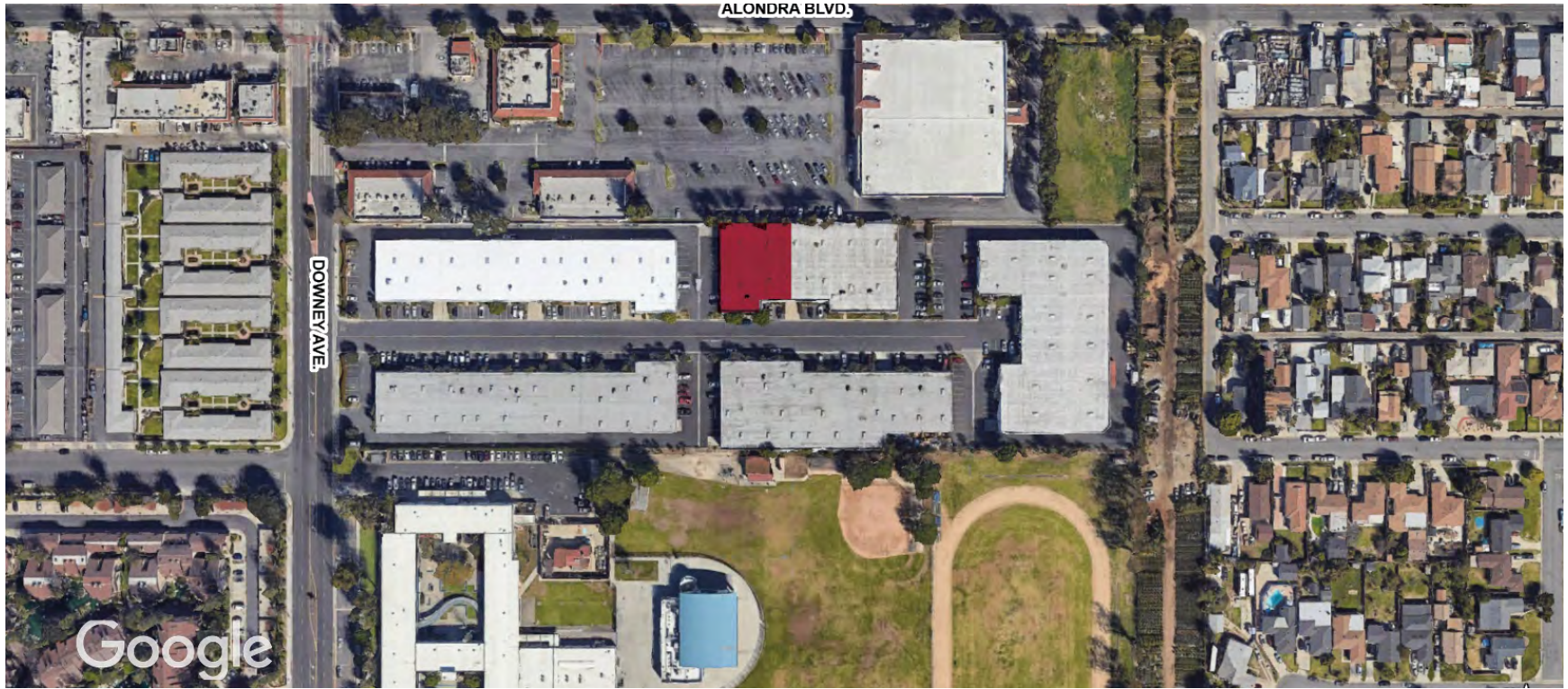
11,488 SF INDUSTRIAL FOR SUBLEASE

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INDUSTRIAL

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PROPERTY FEATURES

- ±11,488 SF Warehouse
- ±1,744 SF Office
- One (1) Grade Level Door (15'x14')
- One (1) DH Interior Truck Well (14'x14')
- Power: 400a/120 - 280v 3p 4w (Verify)
- Sublease term through 11/30/2024
- \$1.00 / SF / Month /Gross

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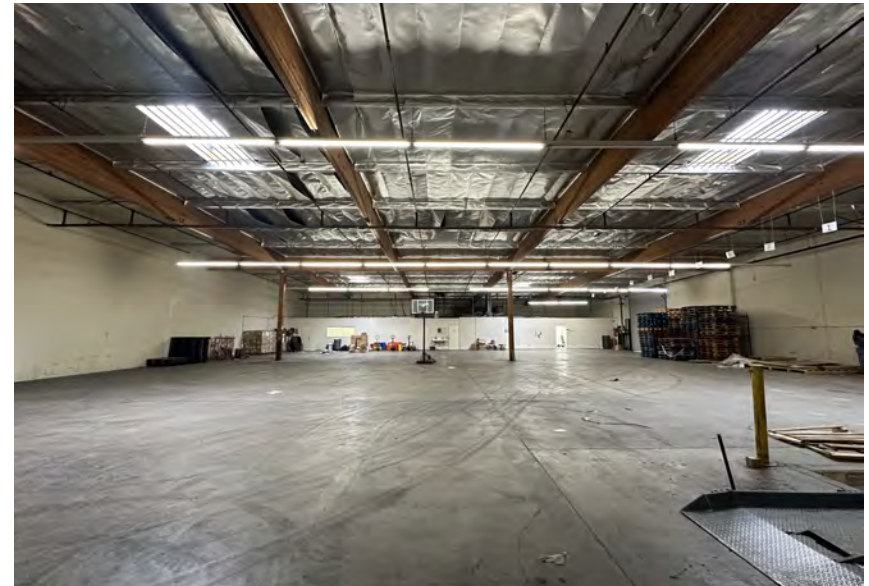
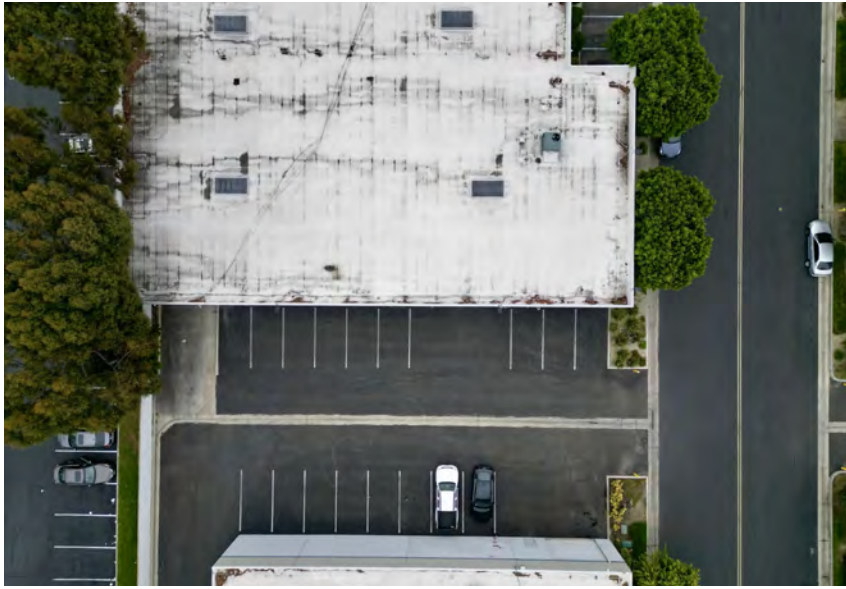
DAUM
COMMERCIAL REAL ESTATE SERVICES

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▶ VIEW VR TOUR

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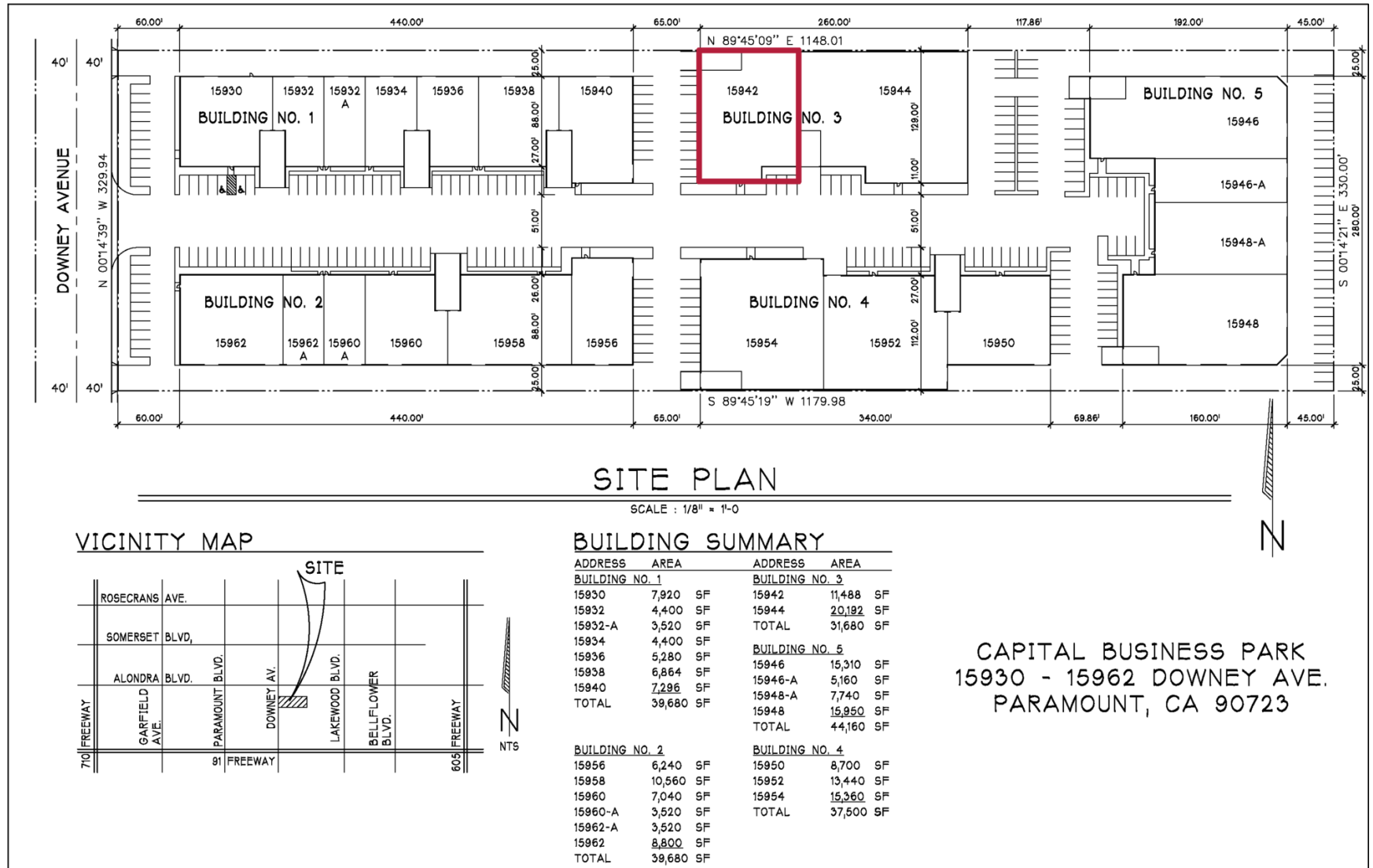
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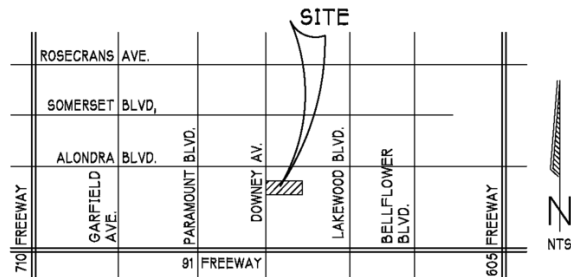
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VICINITY MAP



BUILDING SUMMARY

ADDRESS	AREA	ADDRESS	AREA
BUILDING NO. 1		BUILDING NO. 3	
15930	7,920 SF	15942	11,488 SF
15932	4,400 SF	15944	20,192 SF
15932-A	3,520 SF	TOTAL	31,680 SF
15934	4,400 SF	BUILDING NO. 5	
15936	5,280 SF	15946	15,310 SF
15938	6,864 SF	15946-A	5,160 SF
15940	7,296 SF	15948-A	7,740 SF
TOTAL	39,680 SF	15948	15,950 SF
BUILDING NO. 2		TOTAL	44,160 SF
15956	6,240 SF	BUILDING NO. 4	
15958	10,560 SF	15950	8,700 SF
15960	7,040 SF	15952	13,440 SF
15960-A	3,520 SF	15954	15,360 SF
15962-A	3,520 SF	TOTAL	37,500 SF
15962	8,800 SF		
TOTAL	39,680 SF		

CAPITAL BUSINESS PARK
15930 - 15962 DOWNEY AVE.
PARAMOUNT, CA 90723

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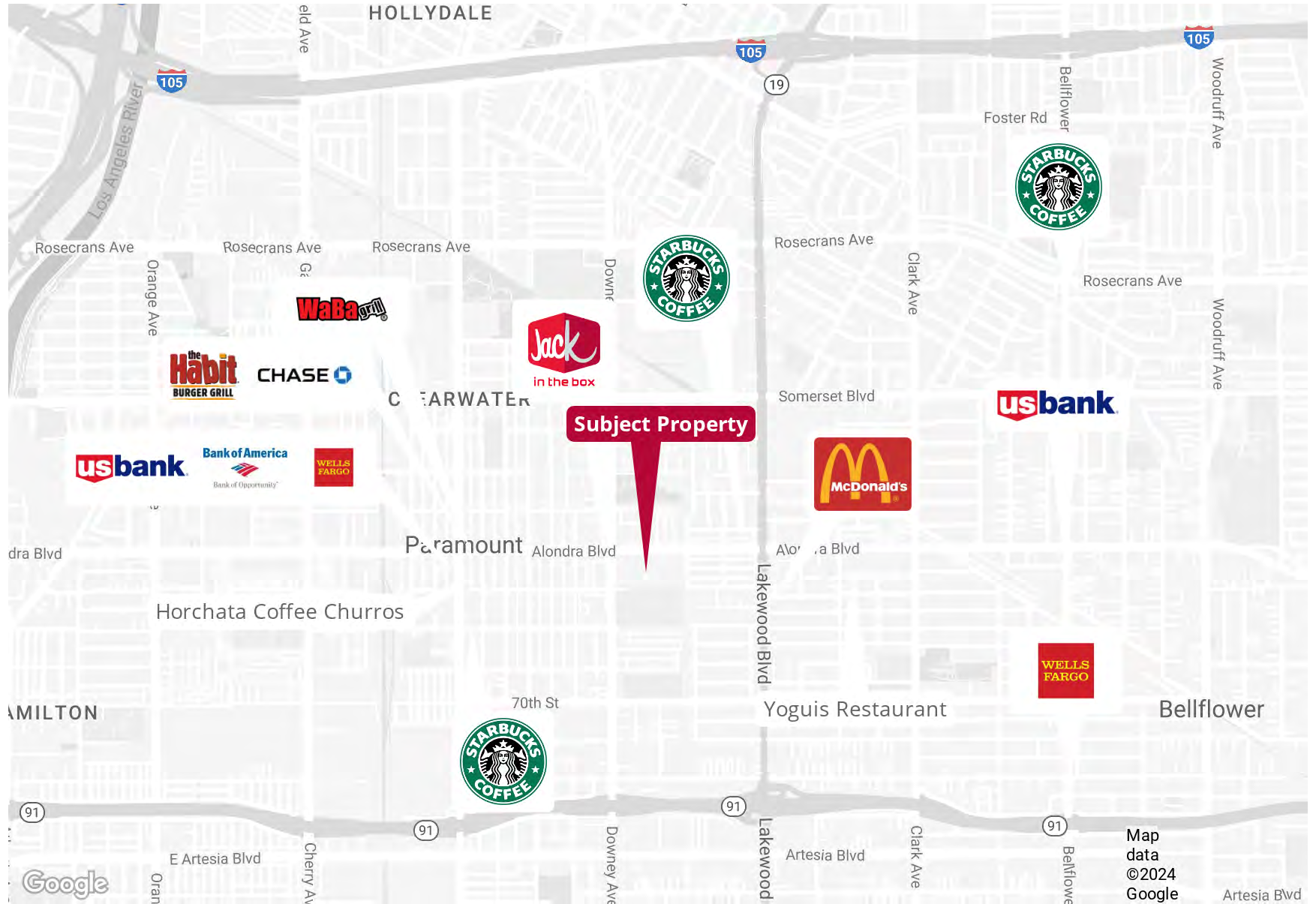
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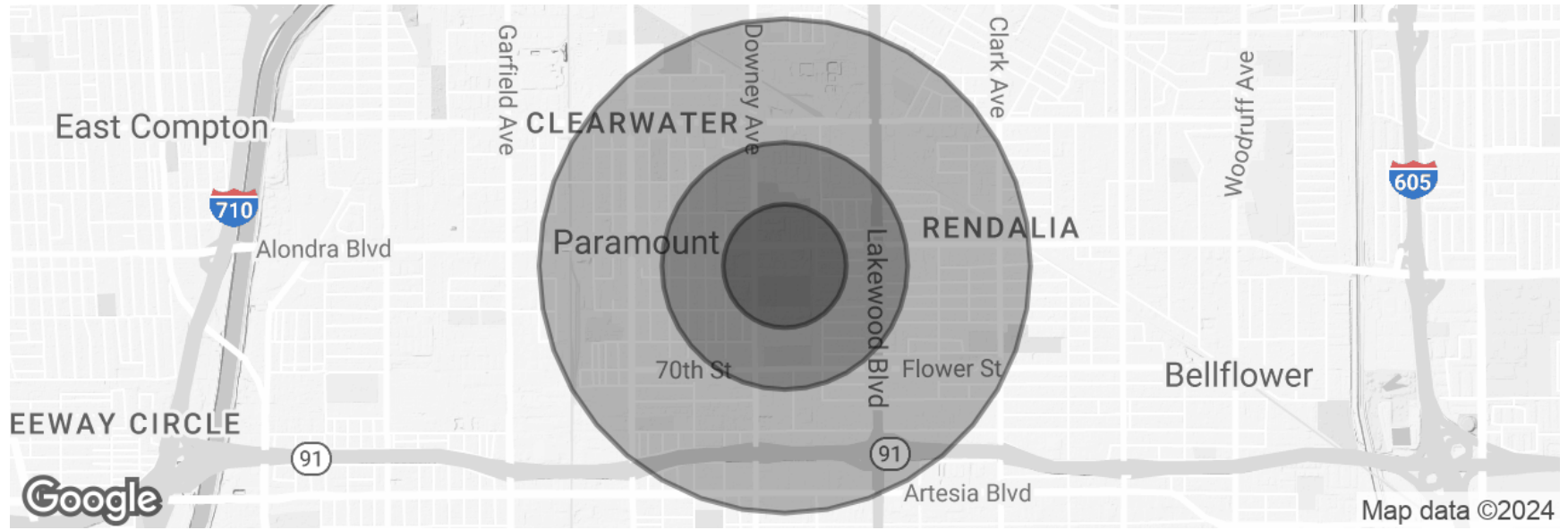
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	2,894	10,936	34,156
Average Age	31.2	33.1	33.2
Average Age (Male)	30.3	31.1	31.4
Average Age (Female)	32.6	35.0	35.1
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	789	2,998	9,923
# of Persons per HH	3.7	3.6	3.4
Average HH Income	\$77,122	\$76,725	\$76,415
Average House Value	\$295,783	\$375,870	\$384,953

2020 American Community Survey (ACS)

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