

Daum Commercial

19191 South Vermont Avenue, Suite 850 Torrance, CA 90502 | 310-538-6700

Available SF 16,092 SF

Industrial Investment For Sale

Building Size 16,092 SF



	Current Commerci	lentity at an On/Off Ramp ial Uses Include Office		
	Most Tenant Abund	, and Contractor's Yard s on MTM Leases ant Parking		
9,022,395.00	Sprinklered:	No	Office SF / #:	5,424 SF
560.68	Clear Height:	12'	Restrooms:	2
6,092 SF	GL Doors/Dim:	5	Office HVAC:	Heat & AC
.89 Ac / 38,668 SF	DH Doors/Dim:	0	Finished Ofc Mezz:	5,424 SF
6,984 / 2024	<b>A:</b> 200 <b>V:</b> 220 <b>0:</b> 3 <b>W:</b> 4		Include In Available:	Yes
enced / Paved	Construction Type:	Framed	Unfinished Mezz:	0 SF
G	Const Status/Year Blt:	Existing / 1947R96	Include In Available:	No
			Possession:	COE
	Whse HVAC:	No	Vacant:	No
	Parking Spaces: 48	/ Ratio: 3.0:1	To Show:	Call broker
	Rail Service:	No	Market/Submarket:	Carson/Compton
	Specific Use:	Mixed Use	APN#:	7341001083,7341001095
aum Commercial				
nuck Brill <u>310-538-6710</u>				
1885834	Listing Date:	02/06/2025	FTCF: CB000N000	JS250
	560.68 6,092 SF .89 Ac / 38,668 SF 6,984 / 2024 enced / Paved G aum Commercial <u>nuck Brill 310-538-6710</u> 1885834	9,022,395.00 560.68 6,092 SF 89 Ac / 38,668 SF 6,984 / 2024 enced / Paved G Whse HVAC: Parking Spaces: 48 Rail Service: Specific Use: 1885834 Listing Date:	560.68Clear Height:12'6,092 SFGL Doors/Dim:5.89 Ac / 38,668 SFDH Doors/Dim:06,984 / 2024A: 200 V: 220 0: 3 W: 4enced / PavedConstruction Type:FramedGConst Status/Year Blt:Existing / 1947R96Whse HVAC:NoParking Spaces:48Arail Service:NoSpecific Use:Mixed Use	9,022,395.00 Sprinklered: No Office SF / #: 560.68 Clear Height: 12' Restrooms: 6,092 SF GL Doors/Dim: 5 Office HVAC: 89 Ac / 38,668 SF DH Doors/Dim: 0 Finished Ofc Mezz: 6,984 / 2024 A: 200 V: 220 0: 3 W: 4 Include In Available: enced / Paved Construction Type: Framed Unfinished Mezz: G Const Status/Year BIt: Existing / 1947R96 Include In Available: Possession: Whse HVAC: No Vacant: Parking Spaces: 48 / Ratio: 3.0:1 To Show: Rail Service: No Market/Submarket: Specific Use: Nixed Use APN#: aum Commercial huck Brill 310-538-6710 1885834 Listing Date: 02/06/2025 FTCF: CB000N00



Chuck Brill Chuck.Brill@daumcommercial.com 310-710-3127



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