



W. FOOTHILL BLVD.

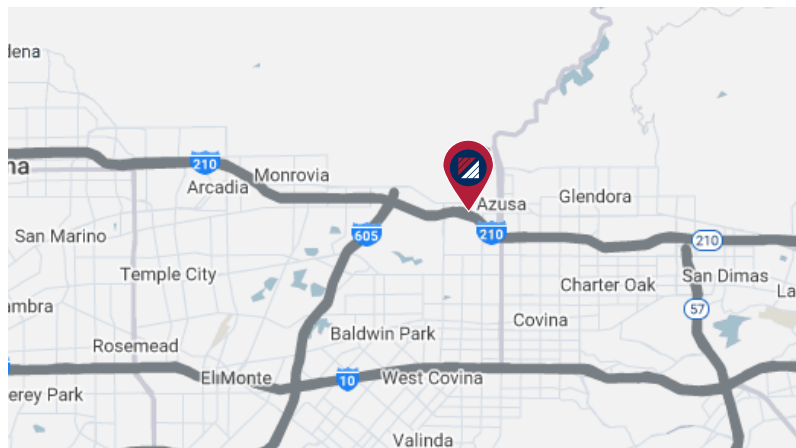
N CONEY AVE.

# FOR SALE

±33,733 SF INDUSTRIAL BUILDING ON A LARGER ±1.47 ACRE LOT  
717 N CONEY AVE. | AZUSA | CA 91702

## PROPERTY HIGHLIGHTS:

- ± 33,733 SF Industrial Building on a Larger ±1.47 Acre Lot
- APN: 8605-018-410
- Power: 800 a | 480 v | 3 Ph
- Large Private Yard Area
- 360 Drive-around
- Great Location off of Foothill Blvd.
- Lowest Priced Deal Available



FOR MORE INFORMATION, PLEASE CONTACT:

**JOSEPH HARMON, SIOR**  
 SENIOR VICE PRESIDENT  
 P: 562.695.7244  
 JHARMON@DAUMCOMMERCIAL.COM  
 CADRE #02049608

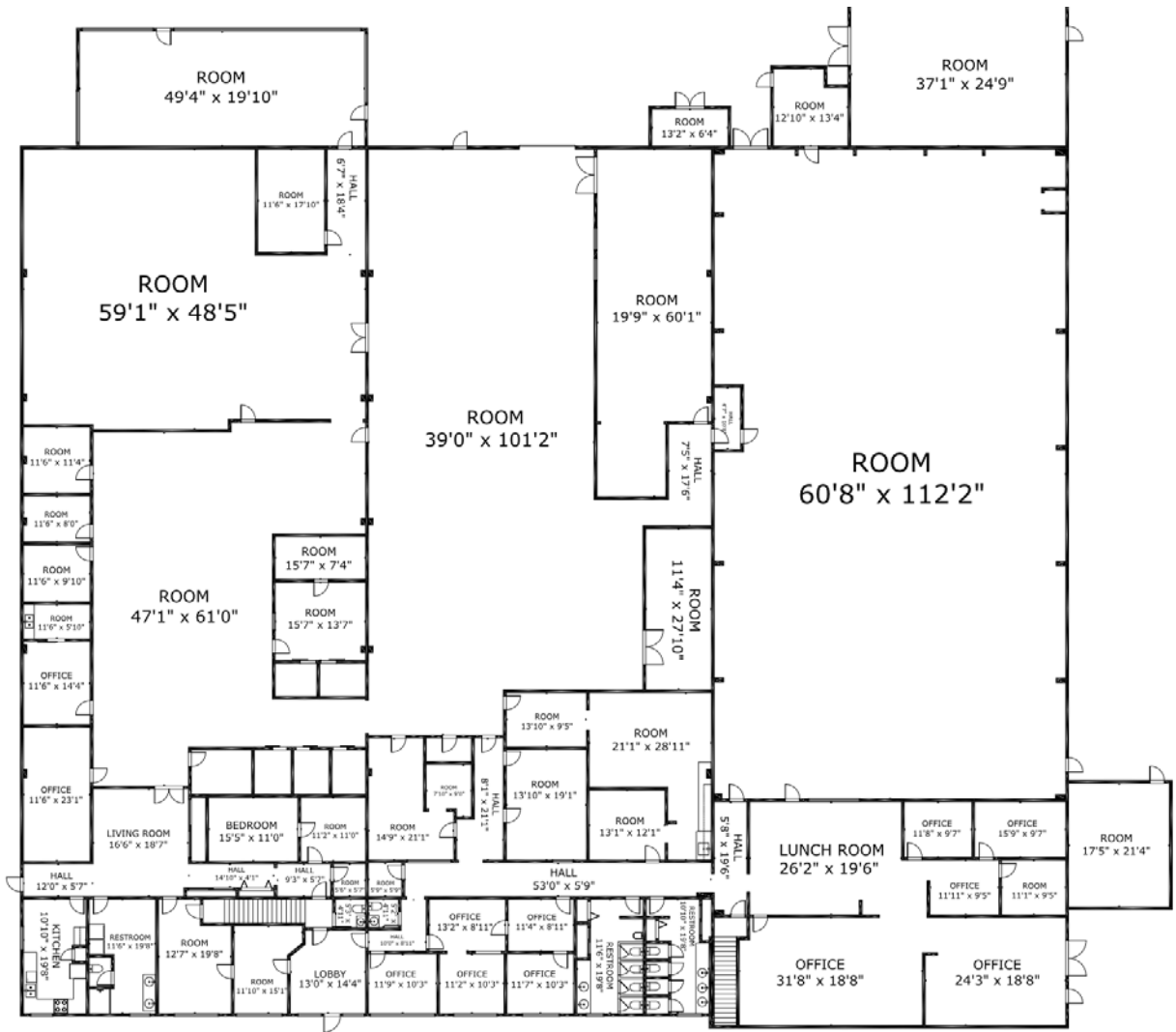
**SEAN HOMSY**  
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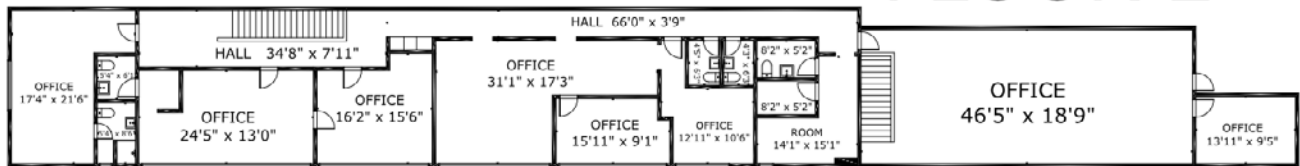
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# FIRST FLOOR



GROSS EXTERNAL AREA	
TOTAL	33,733 FT
FLOOR 1	29,972 FT
FLOOR 2	3,761 FT

# SECOND FLOOR



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## FIRST FLOOR 3D RENDERING



## SECOND FLOOR 3D RENDERING



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AERIAL



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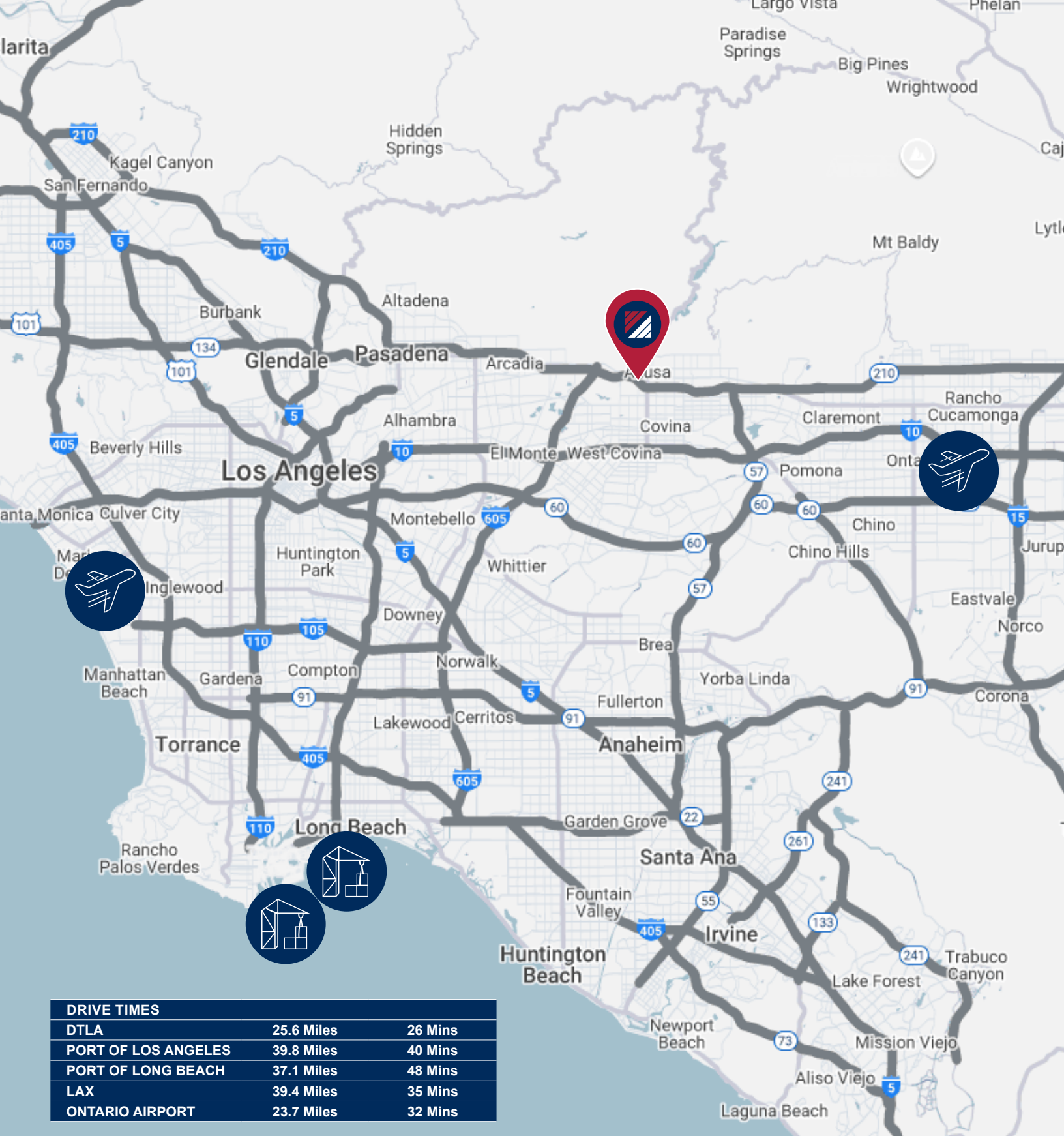
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