

Dorin Realty Company

4555 Pacific Blvd Vernon, CA 90058 | 213-627-0007

Available SF 4,000 SF

Industrial For Lease

Building Size 4,000 SF



Address: 6825 Suva St, Bell Gardens, CA 90201

Cross Streets: Suva St/Scout Ave

Small Low Cost Free Standing Building
 Well Distributed Power & Airlines *7 Car Parking
 Roof Top Evaporative Cooler
 Includes Use of 5 H.P. Compressor
 Small Yard Area
 Good Access to 5 & 710 Fwys

Lease Rate/Mo: \$5,160
Lease Rate/SF: \$1.29
Lease Type: Gross
Available SF: 4,000 SF
Minimum SF: 4,000 SF
Prop Lot Size: POL
Term: 3 years w/ periodic COLA's
Sale Price: NFS
Sale Price/SF: NFS
Taxes:
Yard: Fenced
Zoning: M1

Sprinklered: No
Clear Height: 14'
GL Doors/Dim: 1 / 14x12
DH Doors/Dim: 0
A: 200 V: 240/480 O: 3 W:
Construction Type:
Const Status/Year Blt: Existing / 1961
Whse HVAC:
Parking Spaces: 7 / Ratio: 1.8:1
Rail Service: No
Specific Use: Light Industrial

Office SF / #: 512 SF / 3
Restrooms: 2
Office HVAC: None
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: Now
Vacant: Yes
To Show: Call broker
Market/Submarket: Commerce/Vernon
APN#: 6358015057

Listing Company: Dorin Realty Company

Agents: [Mark Whitman 213-627-0007](mailto:MarkWhitman@dorinrealty.com)

Listing #: 39509030

Listing Date: 01/03/2024

FTCF: CB250N000S000

Notes: Special features: free standing building, part of industrial park. Construction type: metal. All details must be verified.

Mark Whitman
 mwhitman@dorinrealty.com
 213-627-0007

