

For Sale

3 Building Portfolio

Property Addresses

- > 720 Eubank Avenue, Wilmington, CA 90744
- > 724 Eubank Avenue, Wilmington, CA 90744
- > 726 E. Anaheim Street, Wilmington, CA 90744



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Opportunity

Opportunity to acquire three buildings with excess land

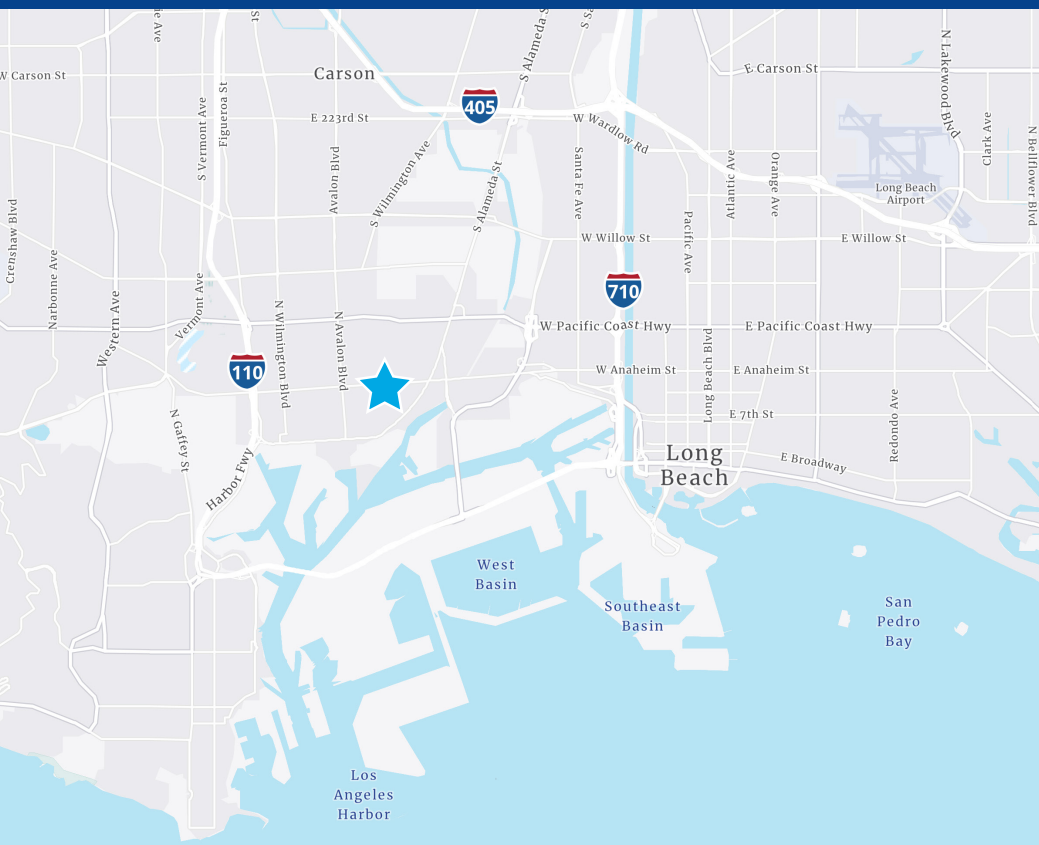
4.09 Acres near the ports

Location

Overweight Corridor

Near Ports of Long Beach; Wilmington Industrial Park

Multiple points of ingress/egress on E Anaheim St, Eubank Avenue, and E G street



Property Overview: 720 Eubank Avenue

Civic Address	720 Eubank Avenue, Wilmington, CA 90744
APN	7424-011-034
Land Size	±1.15 Acres ± 50,133 SF
Building Size	Warehouse: 15,667 SF Offices: 2,700 SF Total: 18,367 SF
Clearance	± 17'
Loading	3 GL 14 x 12 / 2 DH 10 x 10 (exterior well)
Power	800A - 1200A
Yard	Private Fenced and Paved
Parking	± 36 Parking Spaces
Zoning	(LA) M2
Location	Close proximity to the World Ports of Long Beach and Los Angeles



Key Highlights

- Building Size ± 18,367 SF
- Loading: 3 GL 14 x 12 / 2 DH 10 x 10
- Close proximity to the World Ports of Long Beach and Los Angeles.
- Quick access to 110 and 710 Freeways

Property Overview: 724 Eubank Avenue

Civic Address	724 Eubank Avenue, Wilmington, CA 90744
APN	7424-011-033
Land Size	±1.09 Acres ± 47,306 SF
Building Size	Warehouse: 15,583 SF Offices: 3,085 SF Total: 18,668 SF
Clearance	± 17' - 21'
Loading	4 GL 12 width x 14 height
Power	800A - 1200A
Yard	Private Fenced and Paved
Parking	± 42 Parking Spaces
Zoning	(LA) M2
Location	Close proximity to the World Ports of Long Beach and Los Angeles



Key Highlights

- Building Size ± 18,668 SF
- Loading: 4 GL 12 width x 4 height
- Close proximity to the World Ports of Long Beach and Los Angeles.
- Quick access to 110 and 710 Freeways

Property Overview: 726 E. Anaheim Street

Civic Address	726 E. Anaheim Street, Wilmington, CA 90744
APN	7424-011-042
Land Size	±1.89 Acres ± 80,631 SF
Building Size	Warehouse: 27,379 SF Offices: 6,000 SF Total: 33,379 SF
Clearance	17'-21'
Loading	2 Oversized GL Doors
Power	800 - 1200 Amps
Yard	Private Fenced and Paved
Parking	± 40 Parking Spaces
Zoning	(LA) M2
Location	Close proximity to the World Ports of Long Beach and Los Angeles



Key Highlights

- Building Size ± 33,379 SF
- Loading: 2 Oversized GL Doors
- Close proximity to the World Ports of Long Beach and Los Angeles.
- Quick access to 110 and 710 Freeways
- Locker Room / Lunch Area

Property Images

Locker Room and Lunch Area



Fully Built Out Offices



Previous Use: Textile Manufacturing



Clear Height: $\pm 17'$



Fenced and Paved Lot





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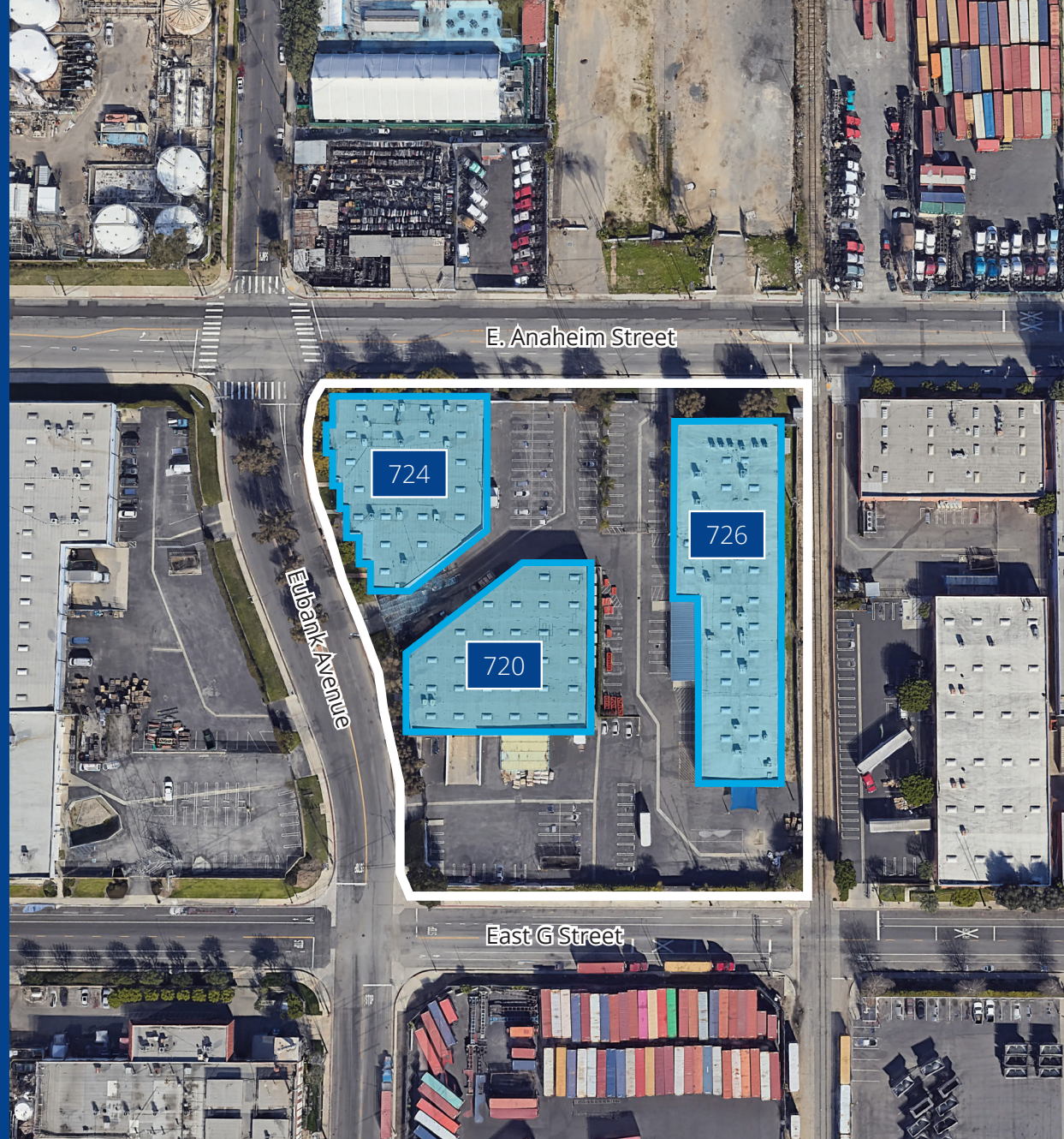
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