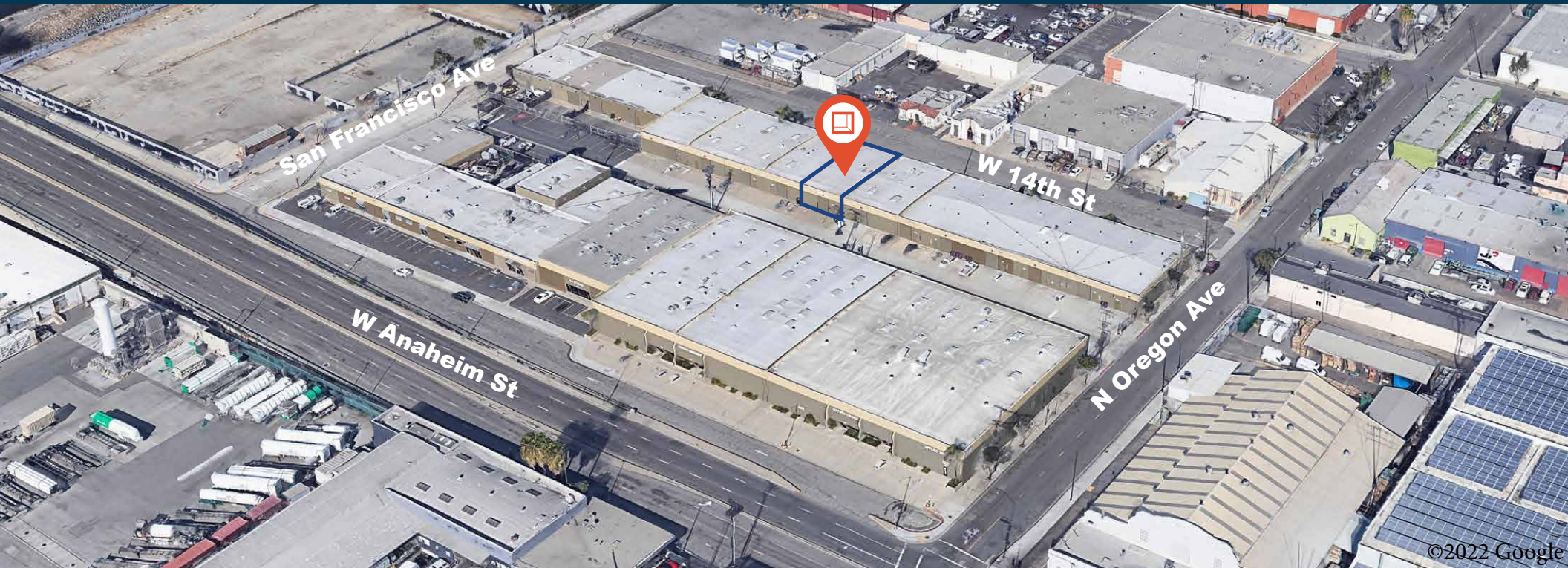




1,920 SF AVAILABLE FOR LEASE

Hard to Find Small Industrial Unit within a Professionally Maintained Park
1333 Oregon Ave | Long Beach, CA 90813

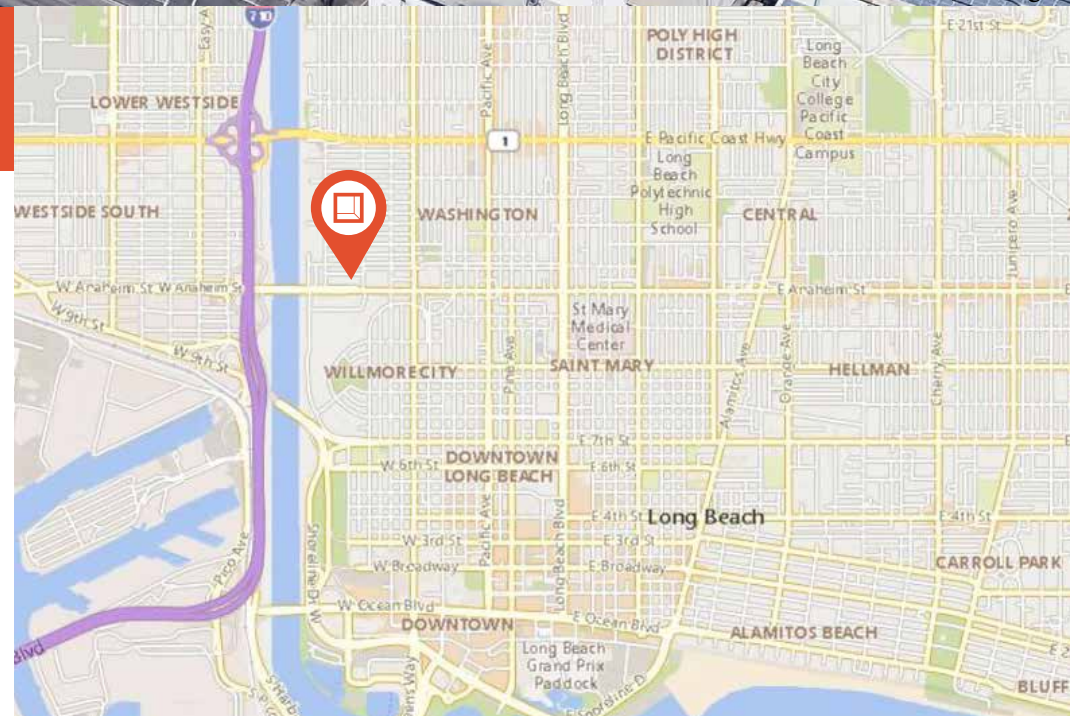


©2022 Google

Property Highlights

- **RATE:** \$1.60/SF GRS (\$3,072/Mo) + \$0.08/SF CAM (\$154/Mo)
- Hard to Find Small Industrial Unit
- Ground Level Roll Up Door (14' x 15')
- 14' - 15' Warehouse Ceiling Height
- 108 SF Office, 1 Restroom, Warehouse Skylights
- Immediate Access to Long Beach/ Los Angeles Ports and 0.2 Miles to I-710 Fwy / 2.9 Miles to 405 Fwy

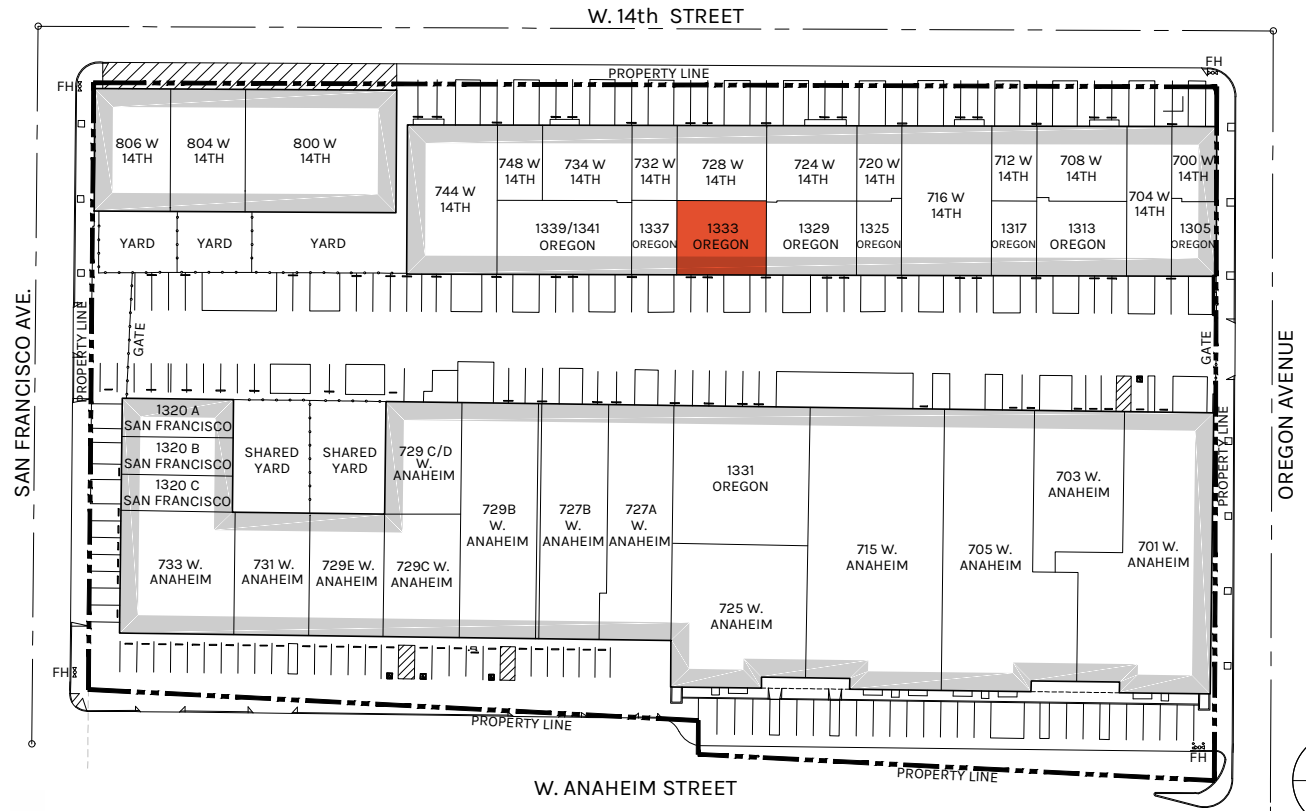
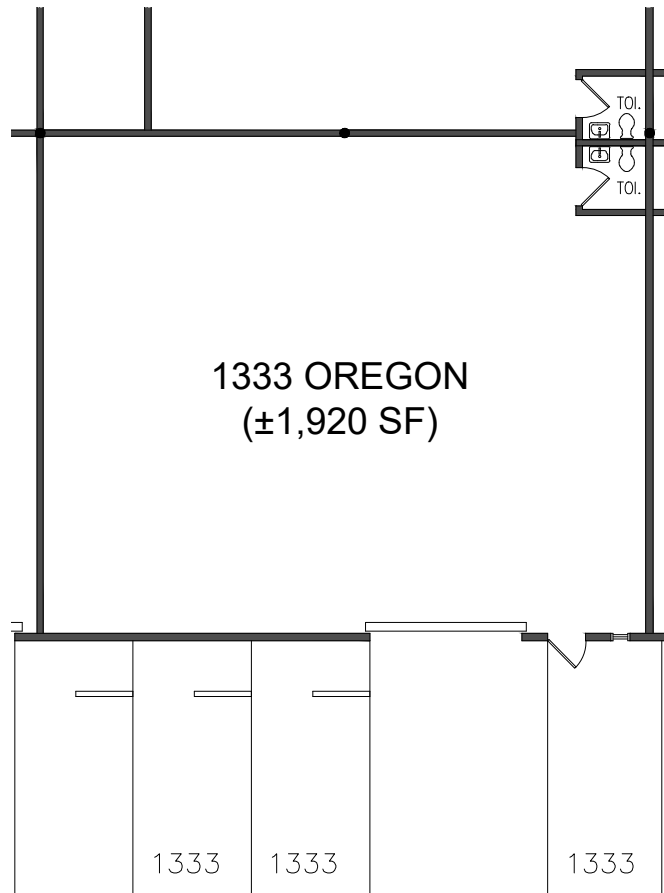
• **CLICK HERE TO VIEW 3D MATTERPORT TOUR**





Site Plan

1333 Oregon Ave | Long Beach, CA 90813



WAREHOUSE

1,812 SF

OFFICE

108 SF

TOTAL

1,920 SF

PLAN LAYOUT SUBJECT TO FIELD CONDITIONS AND MAY DIFFER FROM PLAN AS SHOWN. ALL INFORMATION PRESENTED ON THIS DRAWING IS PRESUMED TO BE ACCURATE, HOWEVER TENANT SHOULD VERIFY PERTINENT INFORMATION PRIOR TO COMMITTING TO A LEASE. ANY FURNITURE OR APPLIANCES SHOWN ON PLAN ARE FOR CONCEPT ONLY AND WILL BE TENANT PROVIDED.



**Rexford
Industrial**

Leasing Contacts

Maximillian Ceseña Robles

Associate

562.354.2531

mrobles@leelalb.com

DRE# 02057317

Garrett Massaro

Principal

562.354.2516

gmassaro@leelalb.com

DRE# 01771471

Brandon Carrillo

Principal

562.354.2510

bcarrillo@leelalb.com

DRE# 01745362



COMMERCIAL REAL ESTATE SERVICES

Lee & Associates Los Angeles - Long Beach, Inc.

5000 E Spring Street, Suite 600

Long Beach, CA 90815

562.354.2500

lee-associates.com

Copyright © Lee & Associates. All rights reserved. No part of this work may be reproduced or distributed without written permission of the copyright owner. The information contained in this report was gathered by Lee & Associates from sources believed to be reliable. Lee & Associates, however, makes no representation concerning the accuracy or completeness of such information and expressly disclaims any responsibility for any inaccuracy contained herein. 01.23.25