

DEVELOPMENT FOR LEASE OR SALE

±68,668 & ±73,050 SF

TWO STATE-OF-THE-ART BUILDINGS

THE SPRINGS

10845 NORWALK BLVD

SANTA FE SPRINGS, CA 90670



CHRIS EHRLICH

+1 562 968 1160

Lic. 01450093

chris.ehrlich@cbre.com

JOHN BIVEN

+1 562 968 1150

Lic. 00937552

john.biven@cbre.com

WES JONES

+1 909 418 2070

Lic. 01783489

wes.jones@cbre.com

AREA TABULATION

CBRE

PROPERTY HIGHLIGHTS



Building 1:

- ±68,668 SF
- ±5,000 SF of Office or to Suit
- 7 Dock High Loading Doors
- 2 Ground Level Doors



Building 2:

- ±73,050 SF
- ±10,000 SF of Office or to Suit
- 8 Dock High Loading Doors
- 1 Ground Level Doors



Premiere Corner Location on Florence & Norwalk in Santa Fe Springs



Convenient Access to the 5, 605, 105 and 91 Freeways



32' Warehouse Clear Height



Rare Built to Suit Opportunity



Secured and Fenced Yard



Divisible to (3.33 & 3.99 Acres)



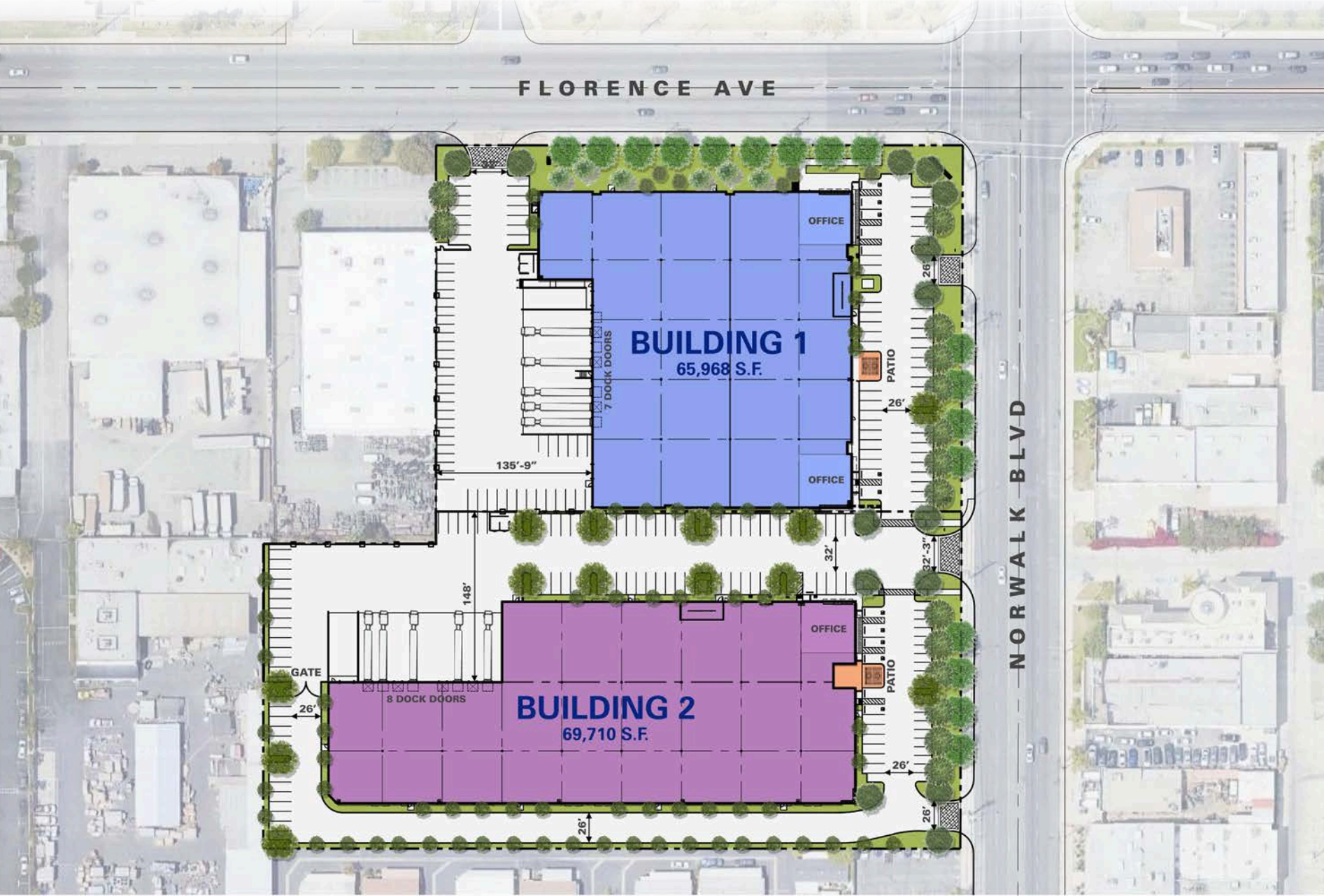
Heavy Power Possible

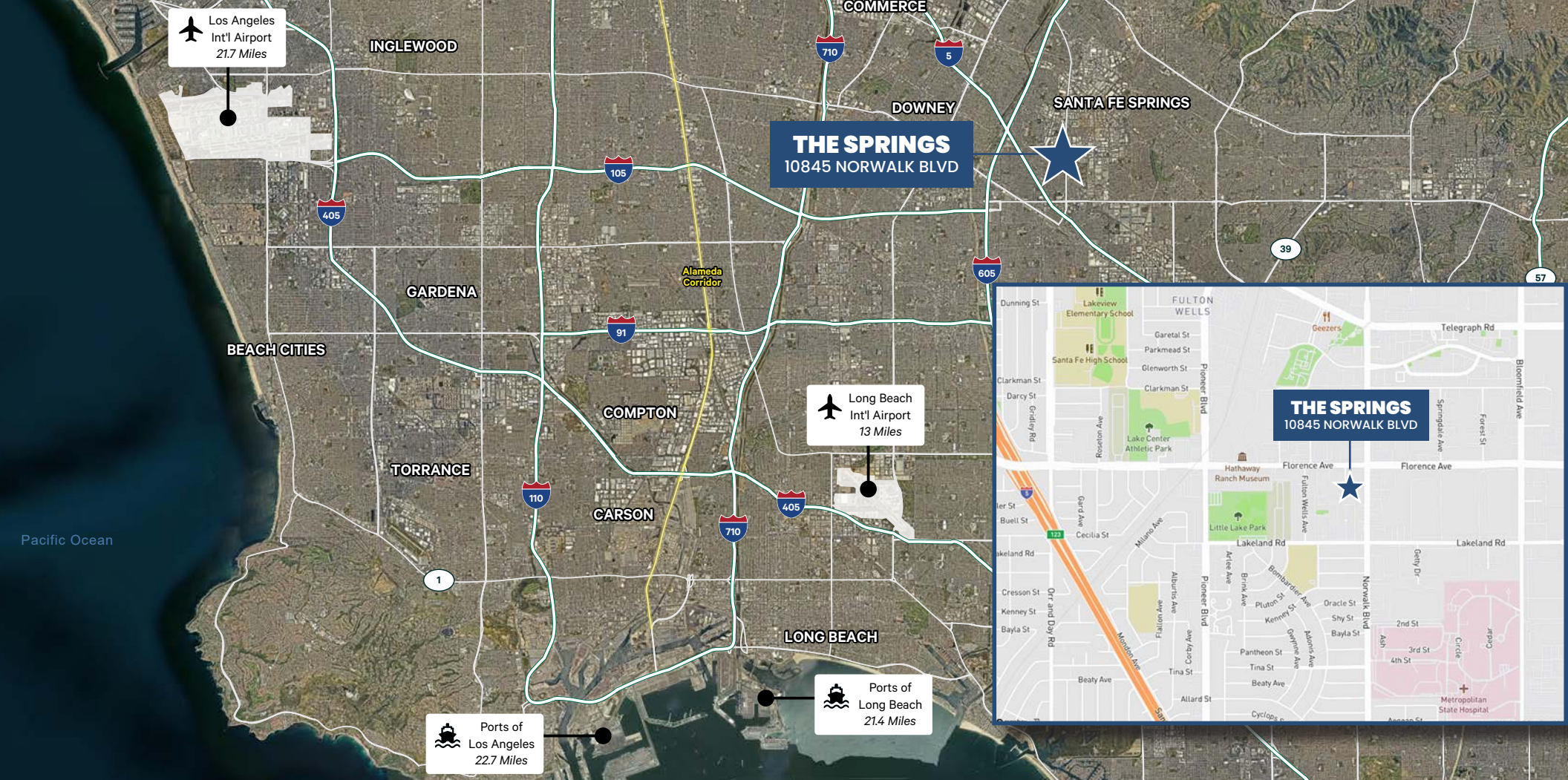


ESFR Sprinklers



SITE PLAN





FOR MORE INFORMATION, PLEASE CONTACT:

CHRIS EHRLICH

+1 562 968 1160

Lic. 01450093

chris.ehrlich@cbre.com

JOHN BIVEN

+1 562 968 1150

Lic. 00937552

john.biven@cbre.com

WES JONES

+1 909 418 2070

Lic. 01783489

wes.jones@cbre.com

©2025 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

CBRE