

FOR LEASE

Port-Adjacent Trucking/Container Yard

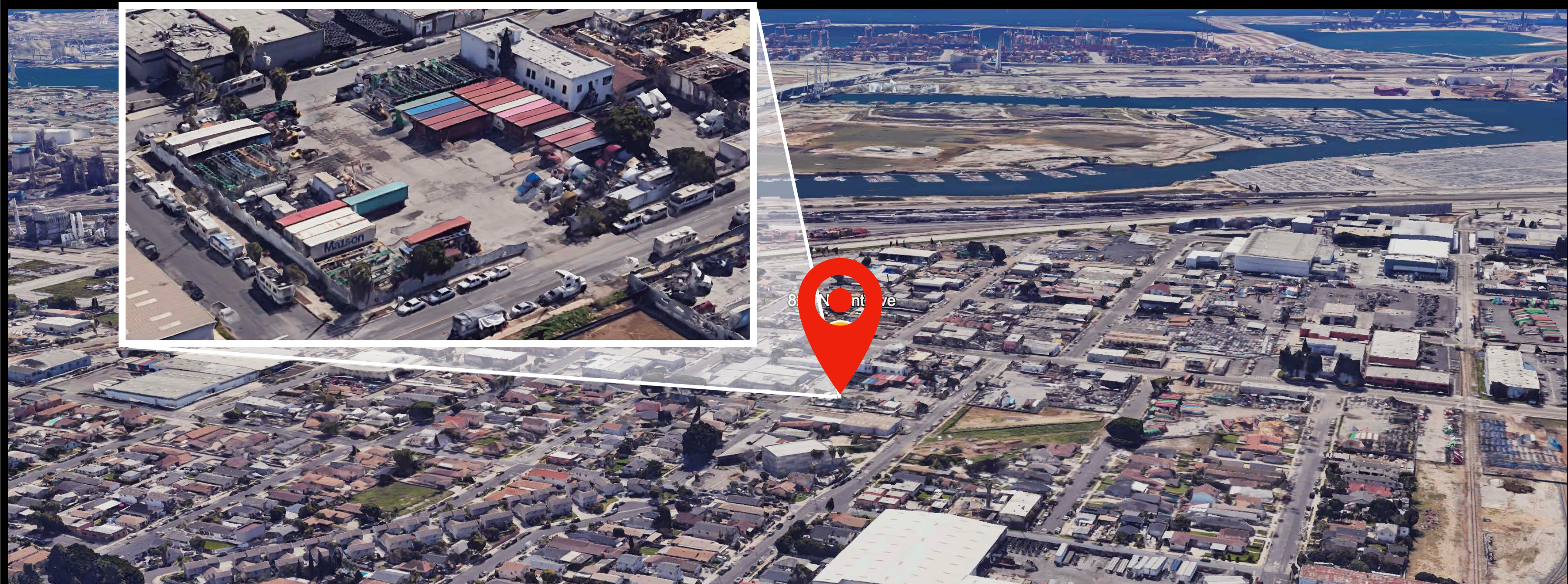


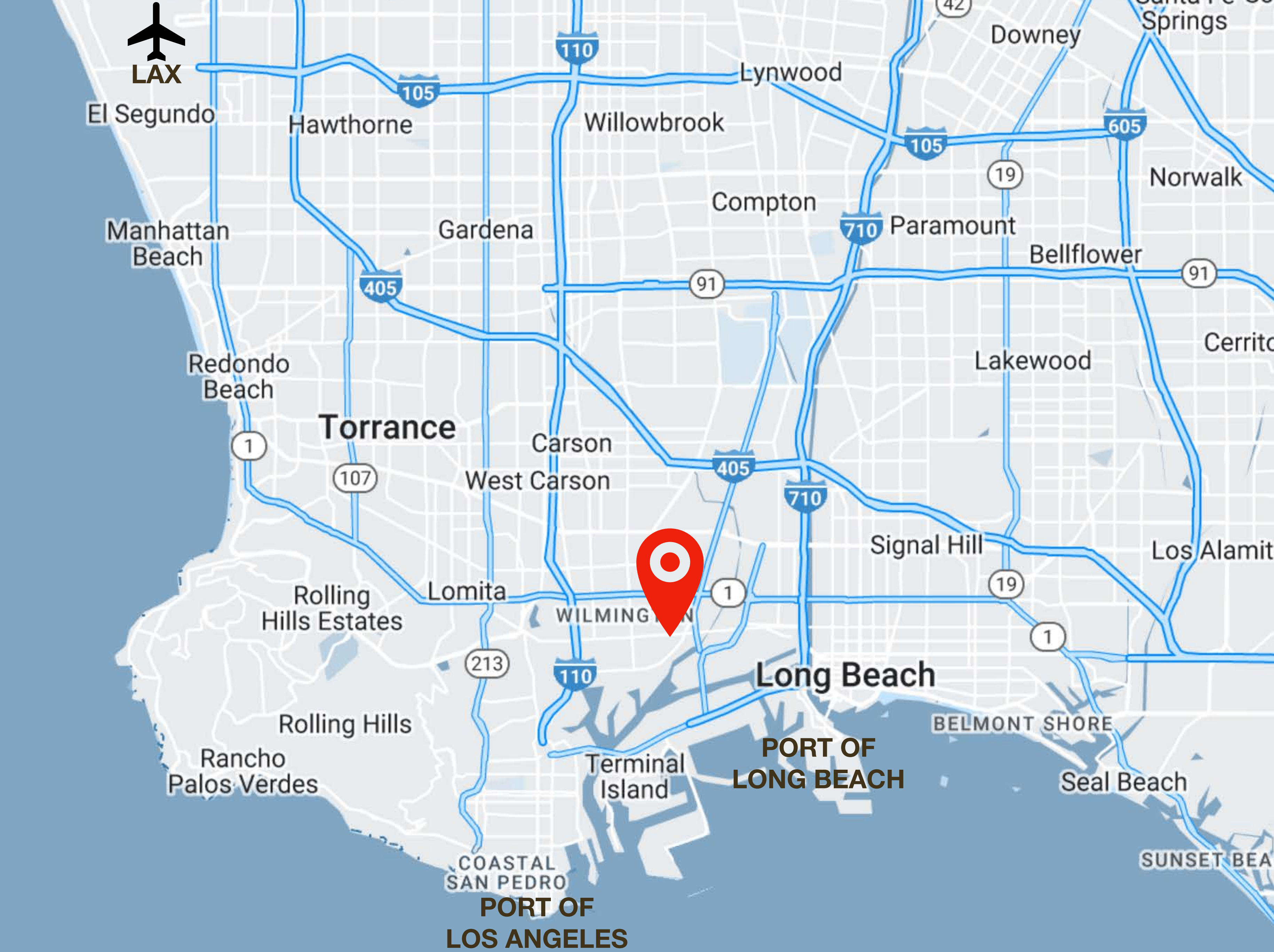
Matt Marraccini
Senior Associate
(310) 467-6741
mmarraccini@gatewaybp.com
DRE# 02004962

+/- 50,000 Square Feet
829 Flint Ave, Wilmington, CA

PROPERTY HIGHLIGHTS

- Improved Truck/Container Yard
- Ideal Port Adjacent Location
- Fenced and Paved
- Dual Ingress & Egress
- Zoning LAMR2
- Easy Access to 110 , and 710 Freeways
- Minutes to the Ports of LA and San Pedro





DISCLAIMER | ©2024 Gateway Business Properties has not made any investigations, and makes no warranty or representation with respect to the income or expense for the subject property, the future projected financial performance of the property, the size and square footage of the property, legality of the units, and improvements, the presence of contaminating substances, PCBs or asbestos, the compliance with local, state, and federal regulations, the physical condition of the improvements thereon, or financial condition, or any tenant's plans or intentions to continue its occupancy of the subject property. The information contained in this offering memorandum has been obtained from sources we believe reliable; however, Gateway Business Properties has not verified, and will not verify, any of the information contained herein, nor has Gateway Business Properties conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. All potential buyers must take appropriate measures to verify all of the information set forth herein. Prospective buyers shall be responsible for their costs and expenses of investigating the subject property and should be evaluated by a tax, financial and/or legal advisors.