



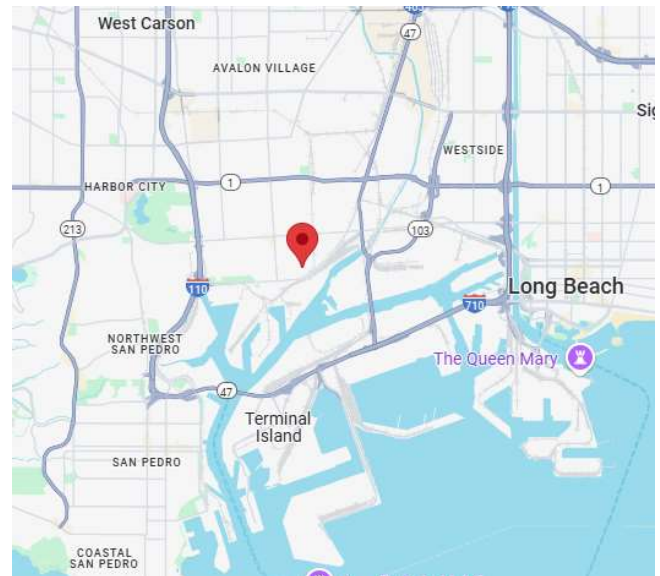
INDUSTRIAL BUILDING FOR LEASE

522 East D St., Wilmington



PROPERTY FEATURES:

- An approx. 3,800 SF Industrial Single Tenant Building on an approx. 4,620 SF Lot
- Minutes from the Ports of Los Angeles & Long Beach
- Fully Refurbished (2023)
- Upstairs Mezzanine is Plus Square Footage
- Concrete Construction
- Easy Access to Pacific Coast Highway
- Next to the 110, 710, and 405 Freeways
- Ground Level Door
- 16' Clearance
- 200 Amps & 480 Volts (electrician to verify)
- Zoned LAM2



LEASE RATE: \$1.65 PSF Per Month, Gross

Your Entrepreneurial Real Estate Partner.
Building Wealth Together.

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