

Available SF 35,028 SF

Industrial For Lease
Building Size 35,028 SF

Address: 3161-3171 E 12th St, Los Angeles, CA 90023

Cross Streets: E 12th St/E Pico Blvd

 Functional CTU Warehouse
 4 Dock High Loading Positions
 Secure Fenced Yard For Parking
 Quick Access to Freeways

Lease Rate/Mo:	\$30,825	Sprinklered:	No	Office SF / #:	2,500 SF
Lease Rate/SF:	\$0.88	Clear Height:	16'-18'	Restrooms:	
Lease Type:	Gross	GL Doors/Dim:	0	Office HVAC:	
Available SF:	35,028 SF	DH Doors/Dim:	4	Finished Ofc Mezz:	
Minimum SF:	35,028 SF	A: 1600 V: 240 O: 3 W: 4		Include In Available:	
Prop Lot Size:	POL	Construction Type:	TIFF UP	Unfinished Mezz:	
Term:	Acceptable to Owner	Const Status/Year Blt:	Existing / 1954	Include In Available:	
Sale Price:	NFS	Whse HVAC:	No	Possession:	30 Days
Sale Price/SF:	NFS	Parking Spaces:	30 / Ratio: 0.9:1/	Vacant:	No
Taxes:		Rail Service:	No	To Show:	Call broker
Yard:	Fenced	Specific Use:	Warehouse/Office	Market/Submarket:	CBD
Zoning:	M3			APN#:	5169-005-013,5169-005-017
Listing Company:	Cushman & Wakefield				
Agents:	Brandon Gill 213-629-6528 , Brandon Burns 213-629-6541 , Jae Yoo 213-629-6551 , Iqbal Hassan 213-745-4740				
Listing #:	43173150	Listing Date:	08/15/2025	FTCF:	CB250N000S000
Notes:					

