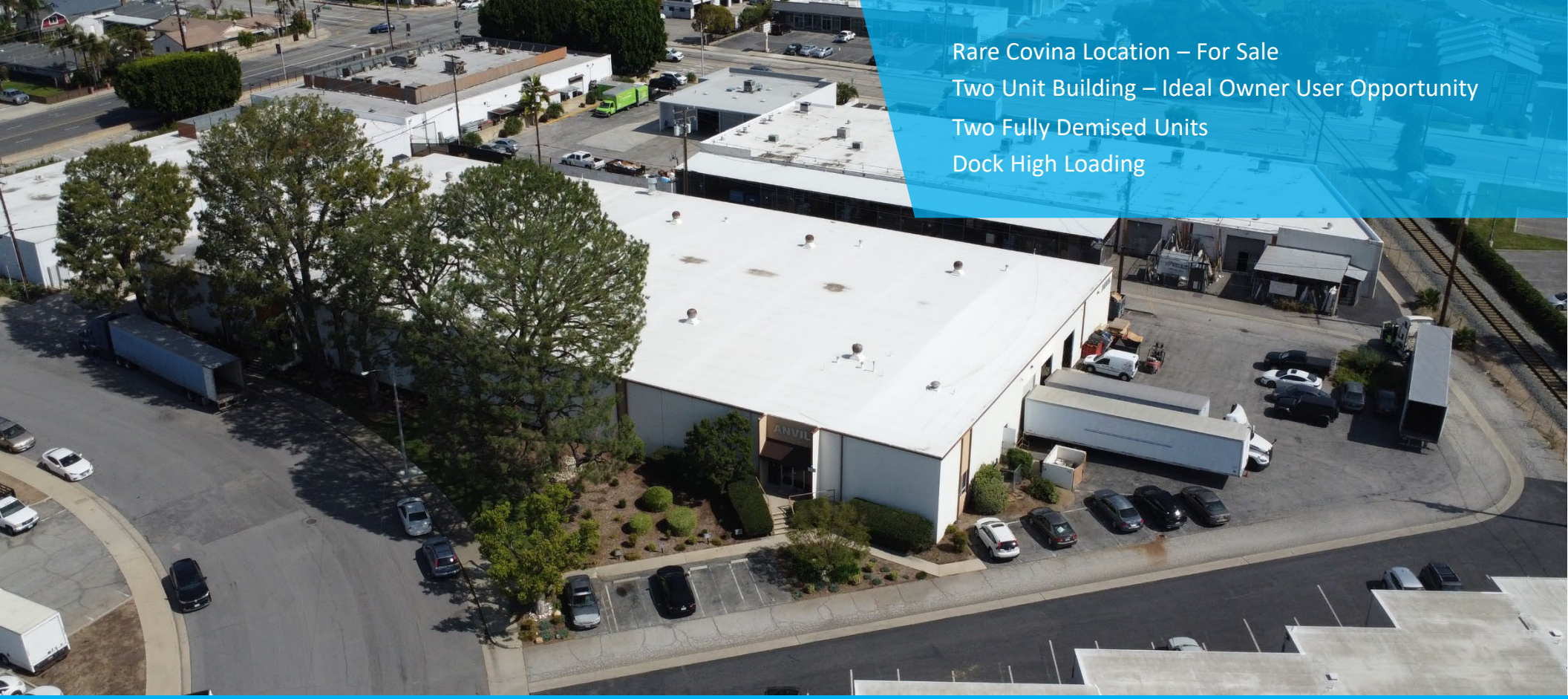


Rare Covina Location – For Sale
Two Unit Building – Ideal Owner User Opportunity
Two Fully Demised Units
Dock High Loading

INDUSTRIAL BUILDING – FOR SALE

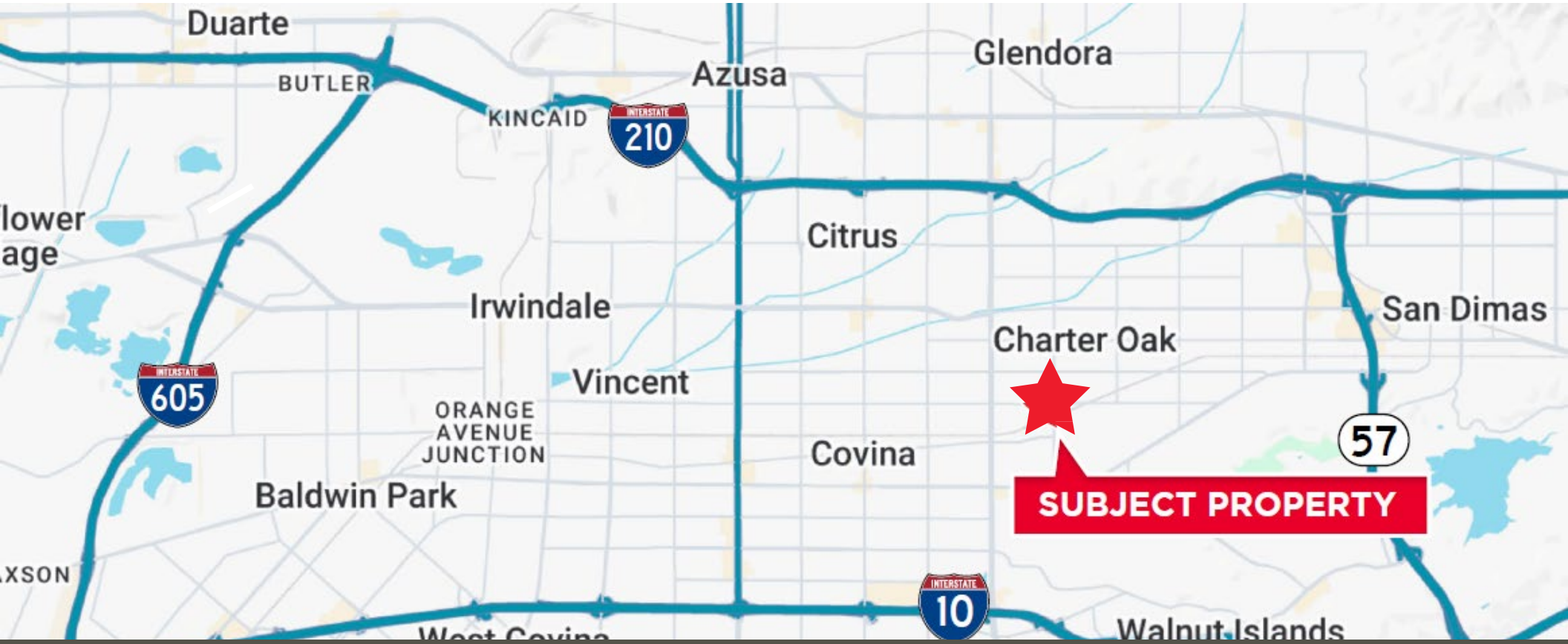
± 34,848 SF TWO UNIT WAREHOUSE ON ± 1.42 ACRES

1242-1268 E. Edna Place, Covina, CA, 91724

CUSHMAN & WAKEFIELD

LOCATION & HIGHLIGHTS

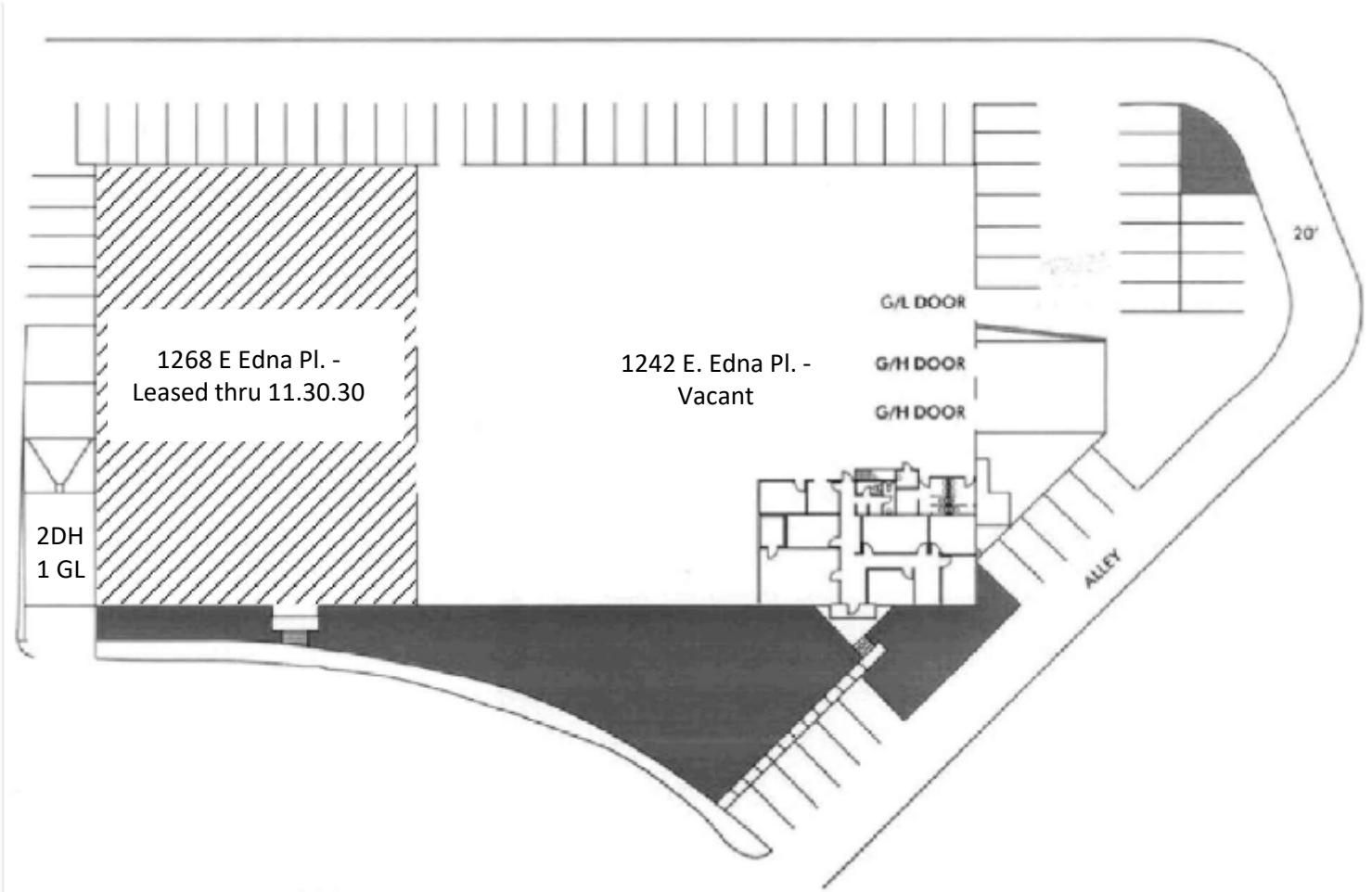
1242-68 E. Edna Pl., Covina, CA



PROPERTY HIGHLIGHTS

- +/- 34,848sf Distribution Building on +/- 1.42 acres
- 1242 E Edna Place – +/-22,176sf (Vacant)
    - 2,304sf offices, 4 Restrooms
    - 2 DH Positions, 1 GL Door
    - 400 Amps, LED Lighting, 4 RRs
- 1268 E Edna Place – +/-12,672sf (Leased)
    - 2,840sf offices, 2 Restrooms
    - 2 DH Positions, 1 GL Door
    - Leased through 11.30.2030
- 18’ Clear Height at First Column
- Outstanding Covina Location
- Access to (210), (605), (57) & (10) Freeways
- Proximity to Retail Amenities
- Investor or Owner User Opportunity
    - Occupy 22,176sf
    - Income from 12,672sf through 11.30.30
- Recent Roof Layer
- Immediate Access to (210) and (10) Freeways via Grand Avenue
- Separately Metered Units & Sprinklered Warehouse

SITE PLAN


1268 E Edna Pl. -
Leased thru 11.30.30
1242 E. Edna Pl. -
Vacant
G/L DOOR
G/H DOOR
G/H DOOR
2DH
1 GL
ALLEY
20'

1242 EDNA - PHOTOS

1242-68 E. Edna Pl., Covina, CA

1268 EDNA - PHOTOS

1242-68 E. Edna Pl., Covina, CA

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