

Available SF 4,380 SF

Industrial For Lease & For Sale

Building Size 4,380 SF



Address: 1220 251st St, Harbor City, CA 90710

Cross Streets: 251st St/Normandie Ave

Free Standing Building; Close Proximity To Palos Verdes
Industrial Duplex

21' Clear Height; 2007 Concrete Block Construction
2 Fenced Concrete Yards Front & Back; Alley Way Access
2 Ground Level Doors, Partially Furnished Office Area
Good Condition; Responsive Management, Well Maintained

Lease Rate/Mo:	\$5,694	Sprinklered:	No	Office SF / #:	1,800 SF / 5
Lease Rate/SF:	\$1.30	Clear Height:	21'	Restrooms:	2
Lease Type:	Gross	GL Doors/Dim:	2	Office HVAC:	None
Available SF:	4,380 SF	DH Doors/Dim:	0	Finished Ofc Mezz:	600 SF
Minimum SF:	4,380 SF	A: 200 V: 0: W:		Include In Available:	Yes
Prop Lot Size:	0.17 Ac / 7,510 SF	Construction Type:	Concrete	Unfinished Mezz:	
Term:	5 Years	Const Status/Year Blt:	Existing / 2007	Include In Available:	No
Sale Price:	\$1,839,600.00	Whse HVAC:	No	Possession:	Now
Sale Price/SF:	\$420.00	Parking Spaces:	6 / Ratio: 1.4:1	Vacant:	Yes
Taxes:	\$11,622	Rail Service:	No	To Show:	Call broker
Yard:	Fenced / Paved	Specific Use:	Warehouse/Office	Market/Submarket:	Torrance
Zoning:	(Q)M1-1VL			APN#:	7413007018

Listing Company: CBRE - El Segundo

[Dean Haney 310-614-2092](#)

Agents: 38890452

Listing Date: 09/12/2023

FTCF: CB250Y000S200

Notes:

Call Dean Haney to schedule a tour. Lessee to verify all information on this brochure and specifically the electrical power service.