

2828 Leonis
Blvd
VERNON, CA



±10,143 Sq. Ft. LA Central Industrial Building for Lease



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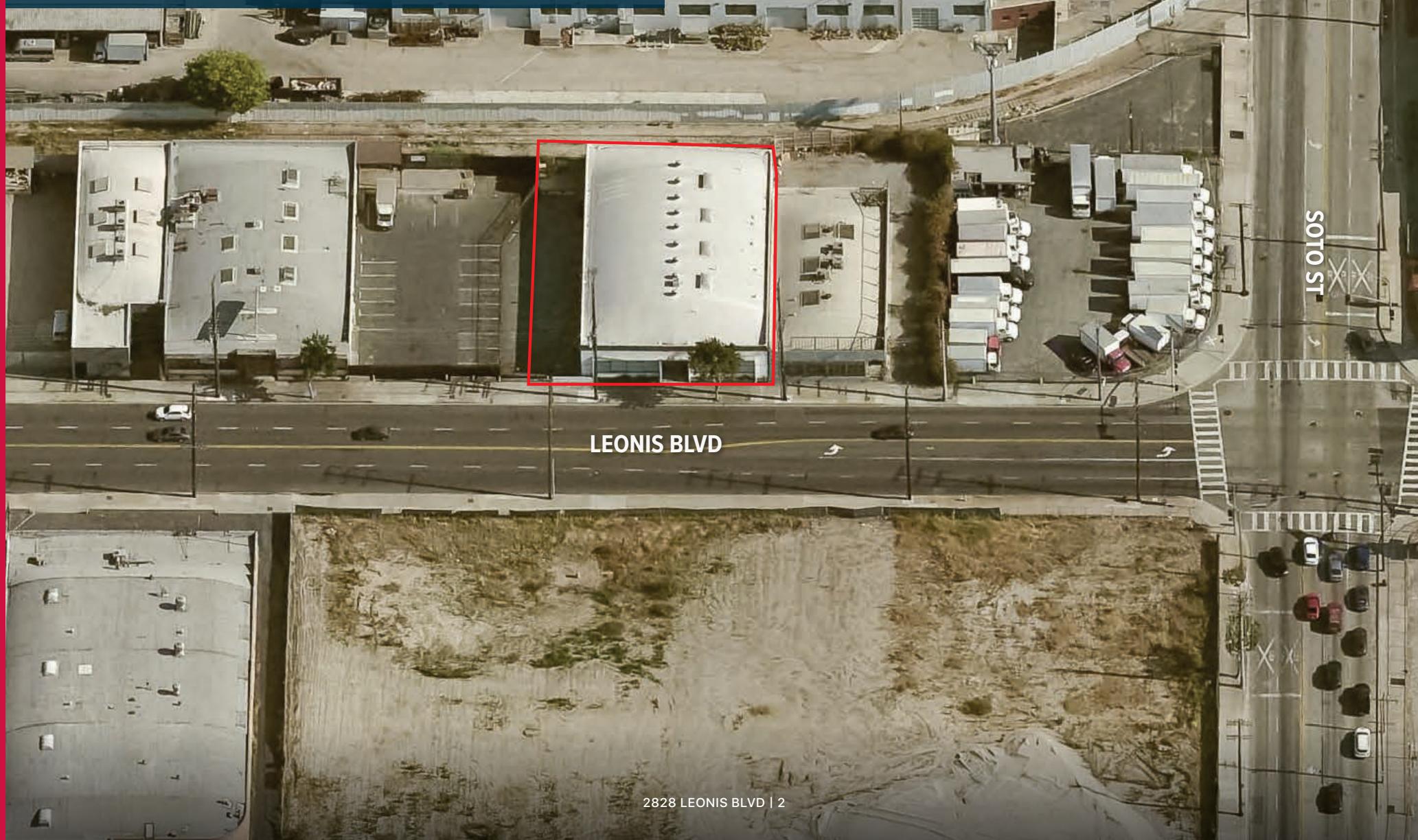
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- Rare Clean Span Building
- Excellent Vernon Location - Leonis Blvd Frontage
- Secure Private Yard
- Dock High Loading

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BUILDING OVERVIEW

Address	2828 Leonis Blvd, Vernon, CA 90058
Total Rentable SF	$\pm 10,143$ SF
Land Size	± 0.34 Acres / $\pm 14,681$ SF
Zoning	VEM – Industrial
Year Built	1953



Property Highlights



Rare Clear Span Building



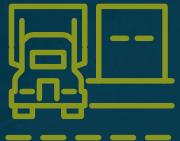
Excellent Vernon Location



Leonis Blvd Frontage



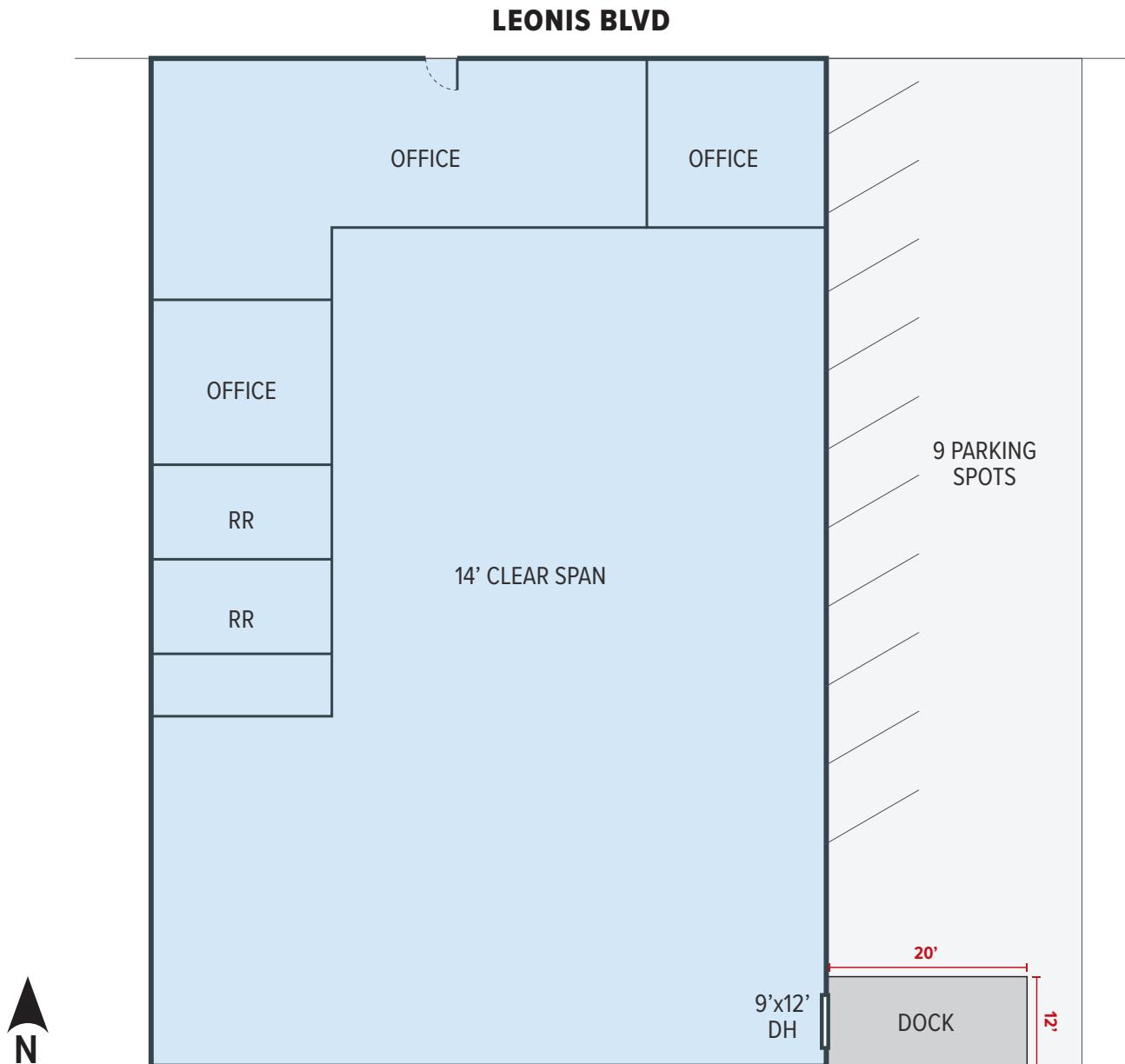
Secure Private Yard with Electrical Gate



Dock High Loading

Property Site Plan

2828 LEONIS BLVD, VERNON, CA 90058



NOTE: Drawing not to scale. All measurements and sizes are approximate.

Property Photo



Property Photo



Property Photo



Property Photo



Property Photo



Property Photo

Property Photo



Property Photo



Parcel Map

6303 23

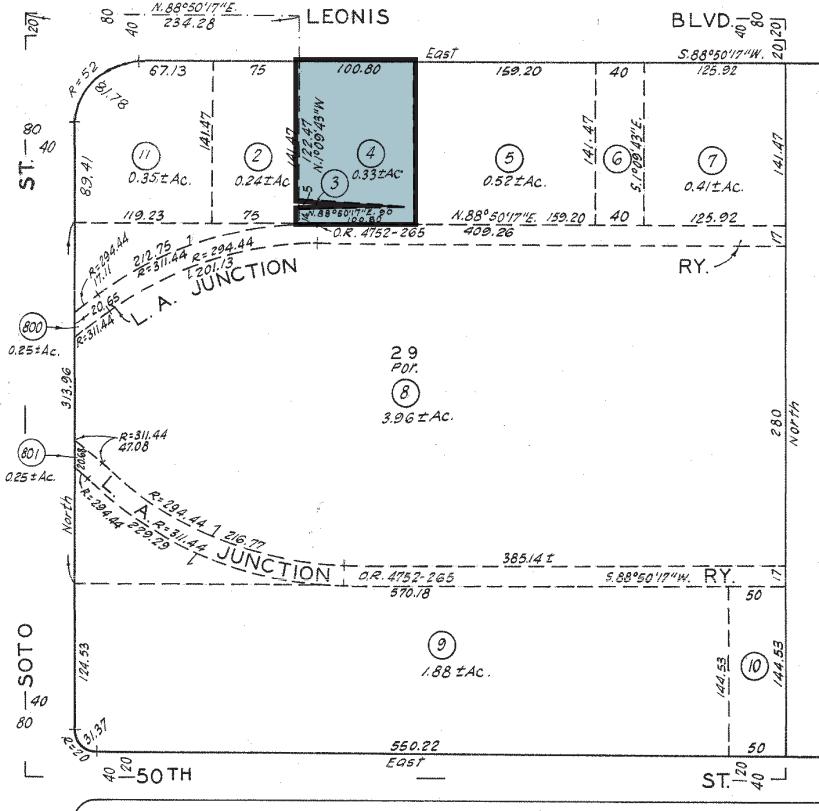
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CODE
10718

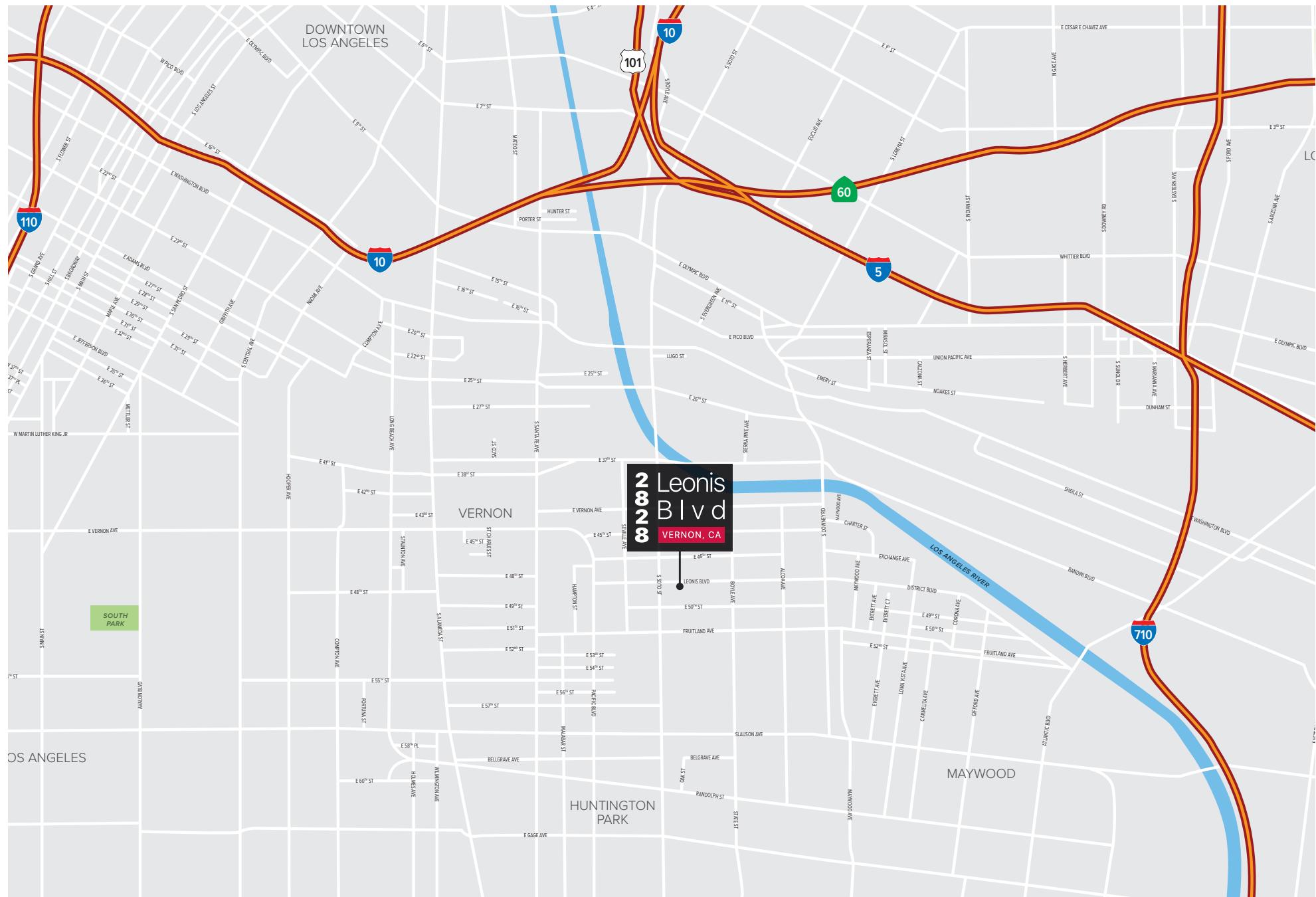
FIVE HUNDRED ACRE TRACT OF THE LOS ANGELES
FRUITLAND ASSOCIATION M.R.3-156-157

FOR PREV. ASSMT SEE:
6305-2

Street lines per M.R. 3-156-157 are considered the lot lines in this tract, although the divisions of some lots are measured from the centerline of the streets.

ASSESSOR'S MAP
COUNTY OF LOS ANGELES, CALIF.

Location Map



DEMOGRAPHICS



POPULATION^a

5 Miles	10 Miles	15 Miles	20 Miles
1,075,270	3,544,309	6,137,644	8,161,199



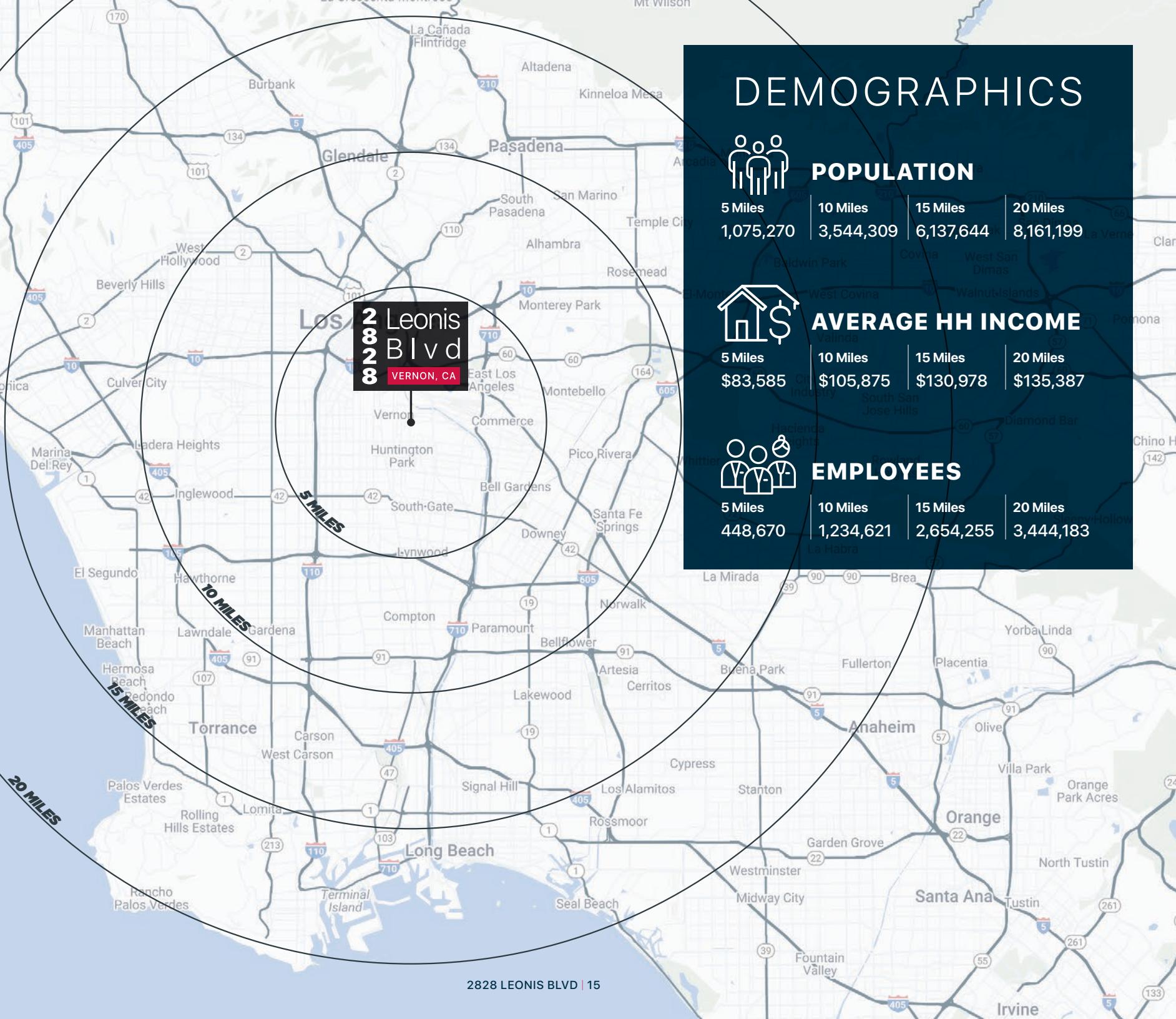
AVERAGE HH INCOME

5 Miles	10 Miles	15 Miles	20 Miles
\$83,585	\$105,875	\$130,978	\$135,387



EMPLOYEES

5 Miles	10 Miles	15 Miles	20 Miles
448,670	1,234,621	2,654,255	3,444,183



Q4 2024

LA BASIN INDUSTRIAL MARKET UPDATE & DRAYAGE RATES

