



# FOR SALE/LEASE

## 45,000 SF TRUCK / STORAGE YARD

2605 E. 67<sup>th</sup> Street, Long Beach, CA 90805

**LEASE \$33,750/month (\$.75/SF) Gross / SALE \$6,750,000 (\$150/SF)**



### ACCESSIBILITY

#### MILES TO

Los Angeles International Airport	15.0
Long Beach Airport	4.0
Los Angeles & Long Beach Ports (both)	11.0
Alameda Corridor	6.0
Intermodal Container Transfer Facility	5.5

#### IMMEDIATE ACCESS TO

91, 710, and 605 Freeways

### FEATURES

Available Square Footage	45,000
Office Square Footage	1,722
Warehouse Square Footage	513
Year Built	1953
Zoning	LBIG

### HIGHLIGHTS

- Excellent Truck Yard
- Entire Site is Paved and Well Lighted
- CUP in Place for Trucking Uses
- Occupancy August 1, 2026



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165 Savarona Way, Carson, California 90746

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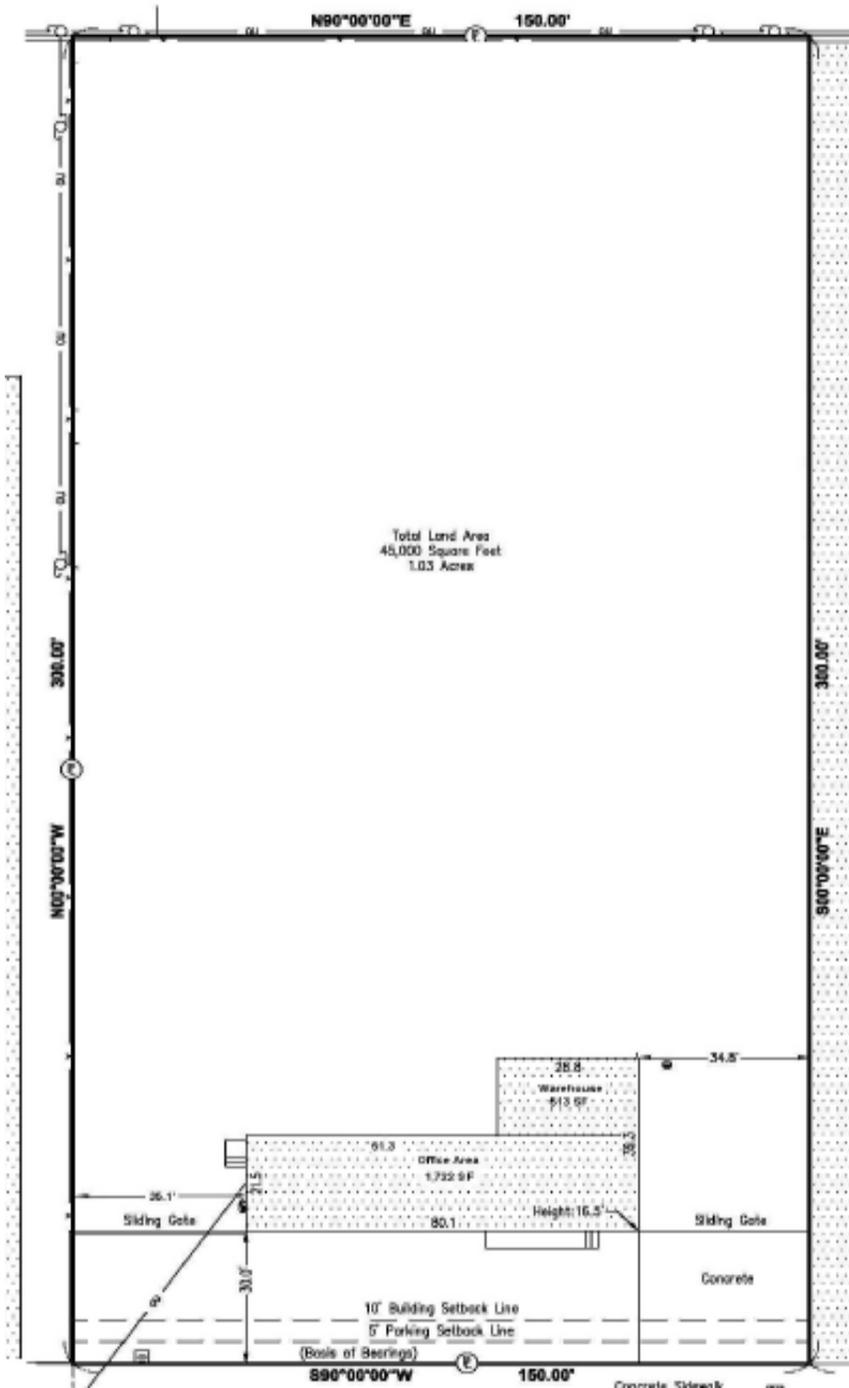
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## SITE PLAN



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