

1510 HAYES AVENUE

LONG BEACH, CA 90813



13,750 SF AVAILABLE
FOR LEASE

FOR MORE INFORMATION, PLEASE CONTACT:

YOUR LOCAL MARKET EXPERTS

 **LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES

Garrett Massaro, SIOR
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Brandon Carrillo
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PROPERTY FEATURES

AVAILABLE SF: ±13,750 SF Bldg on ±24,000 SF Lot

RATE: \$1.35 PSF NNN + \$0.19 PSF/ month in Operating Expenses

ZONING: LBIG

APN: 7429-034-015

- ±1,300 SF of Office
- 23' - 26' Clear Height
- Freestanding Building w/ 25 Parking Spaces
- Two Oversized Ground Level Doors (16'x15' & 12'x14')
- 600 Amp / 480 V / 3 Phase Power
- Two Individual 3 Ton Bridge Cranes
- Private, Fenced Yard / Parking Lot
- Fantastic Ground Level Manufacturing Building
- Available 9/1/24



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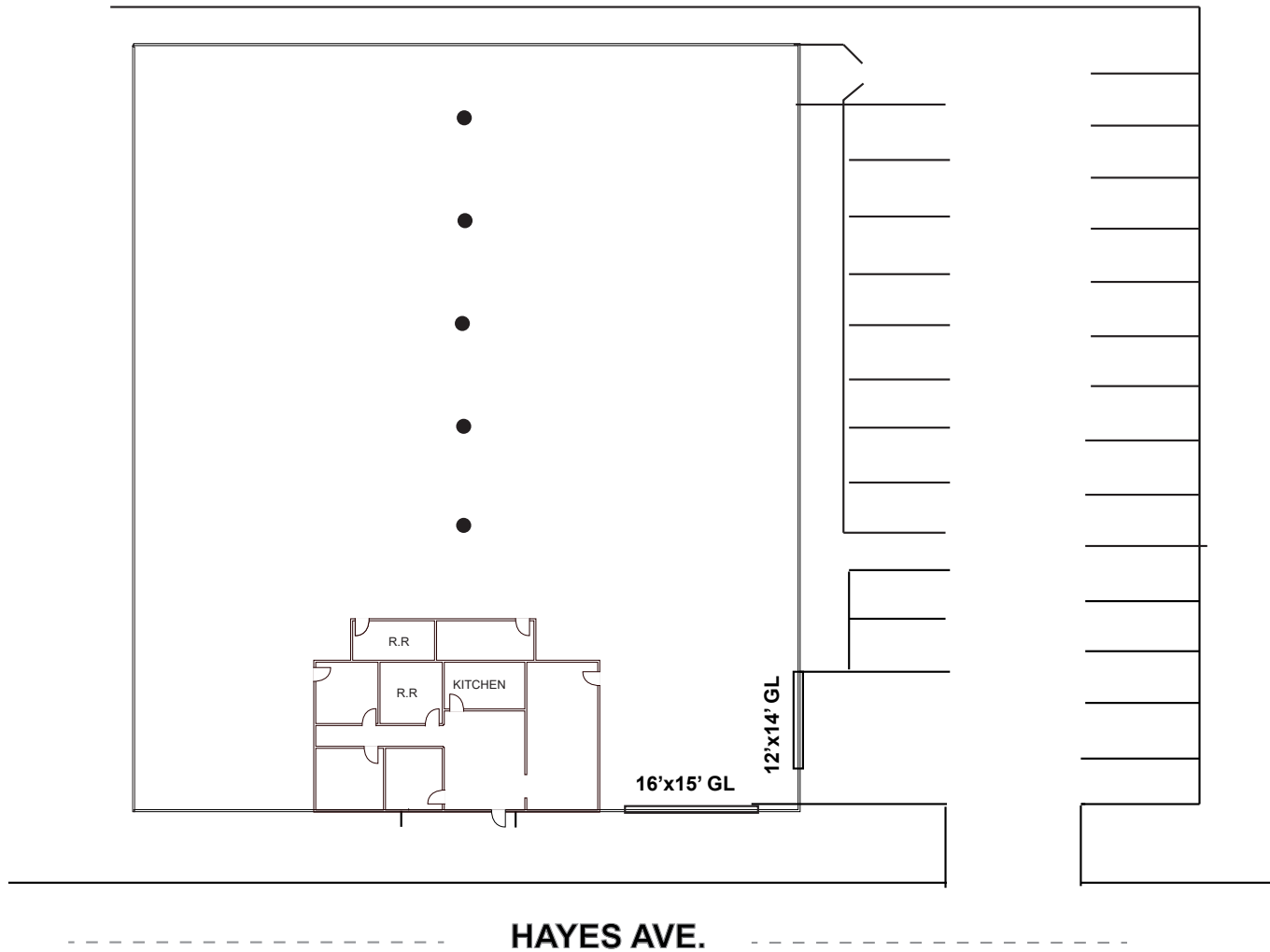
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FLOOR PLAN - FIRST FLOOR (NOT DRAWN TO SCALE)



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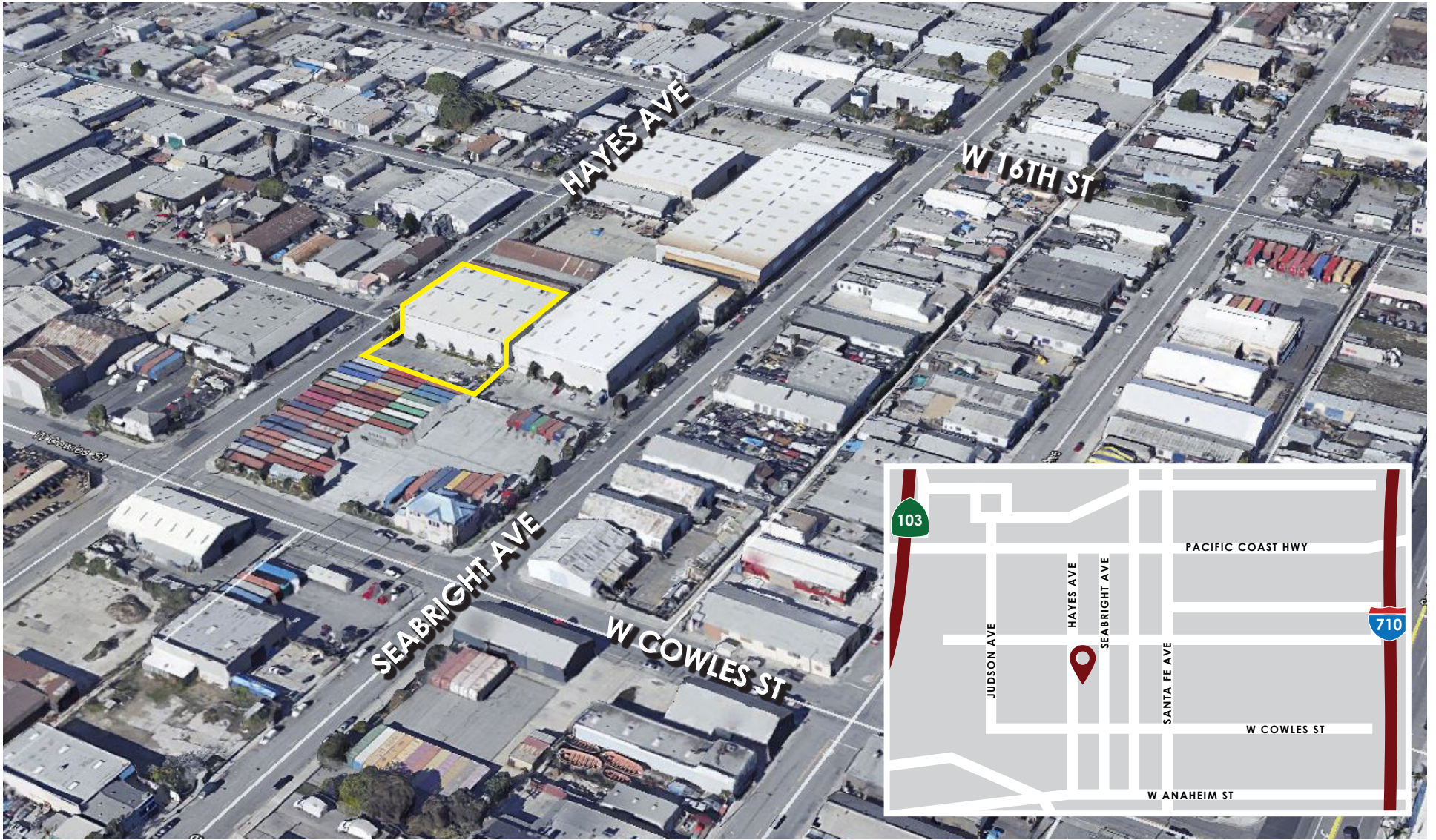
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