

For Lease  
±83,019 SF

2522 37th Street, Vernon, CA



vernon  
CROSSING



NEWMARK

 KARNEY  
PROPERTIES



# Highlights



For Lease: ±83,019 SF



Major Street Frontage



11 Dock High Positions  
(1:7,547 SF)

1 Ground Level Door  
Via Ramp



Heavy Power - 4000 Amps



Fenced & Secured  
Yard (Shared)

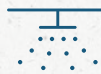


±6,063 SF Well Appointed Offices  
(Completely Refurbished)

±6,400 SF Office Mezzanine Also  
Available (Not Included in Total SF)



24'-28' Clearance



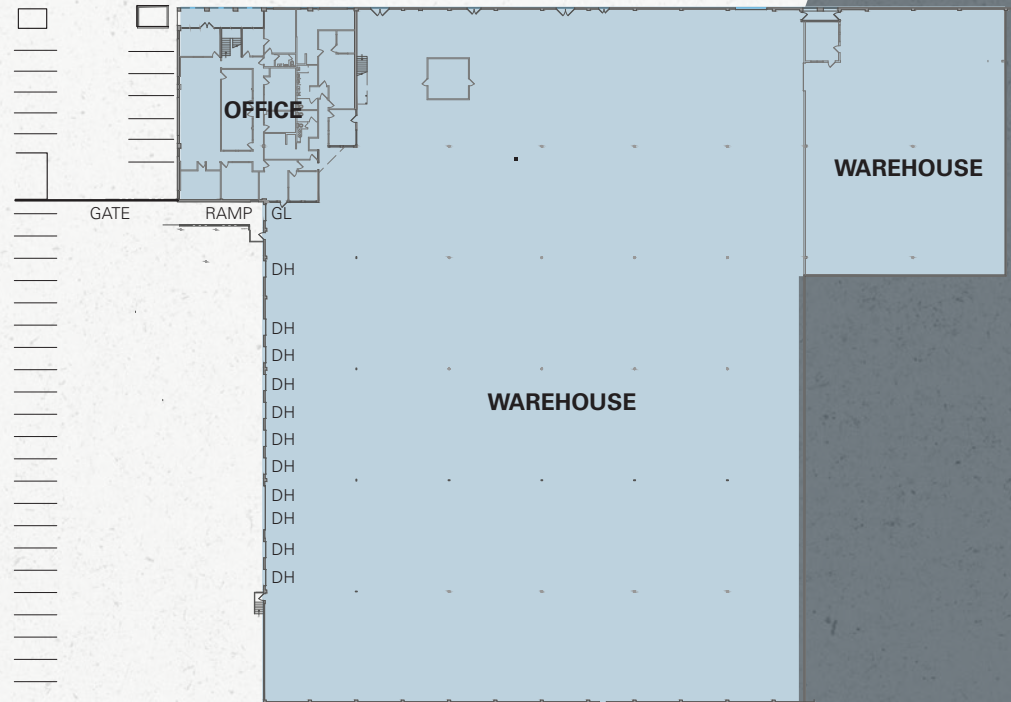
.33 / 3000 Sprinklers



±83 Car Parking Stalls\*\*  
\*\*More Possible. Call Broker For Details.



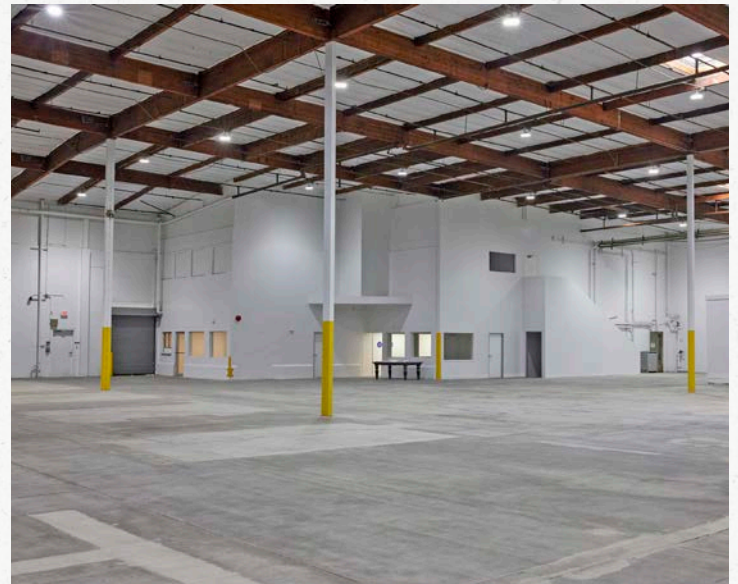
Direct Freeway Access:  
(10), (60), (5), (101), (710) & (110)





# Property Photos

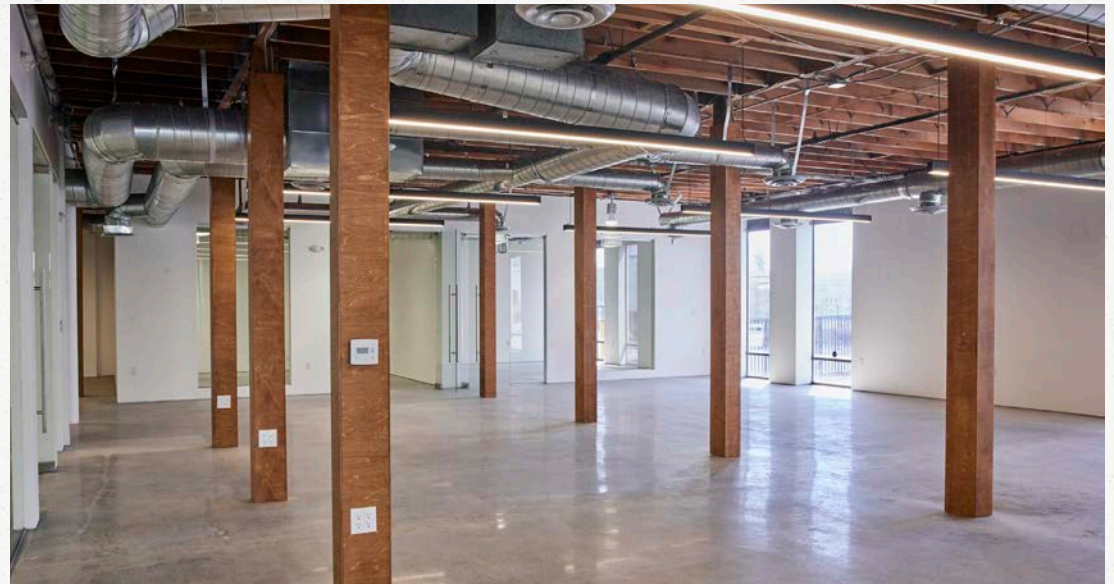
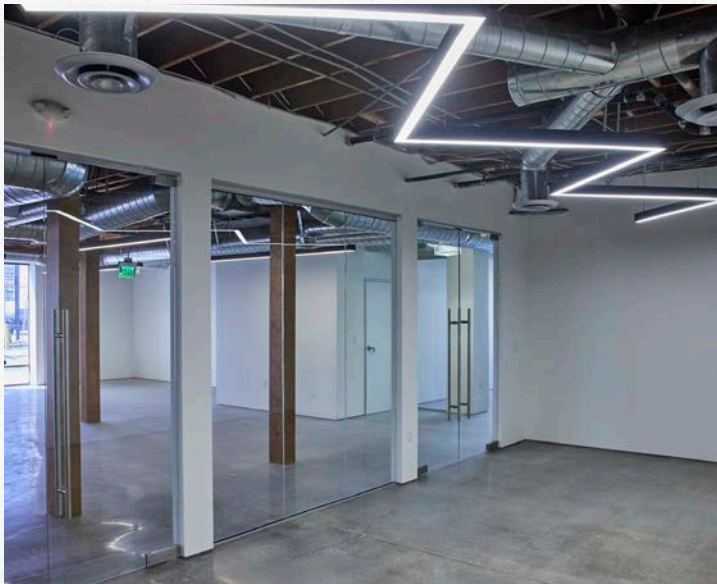
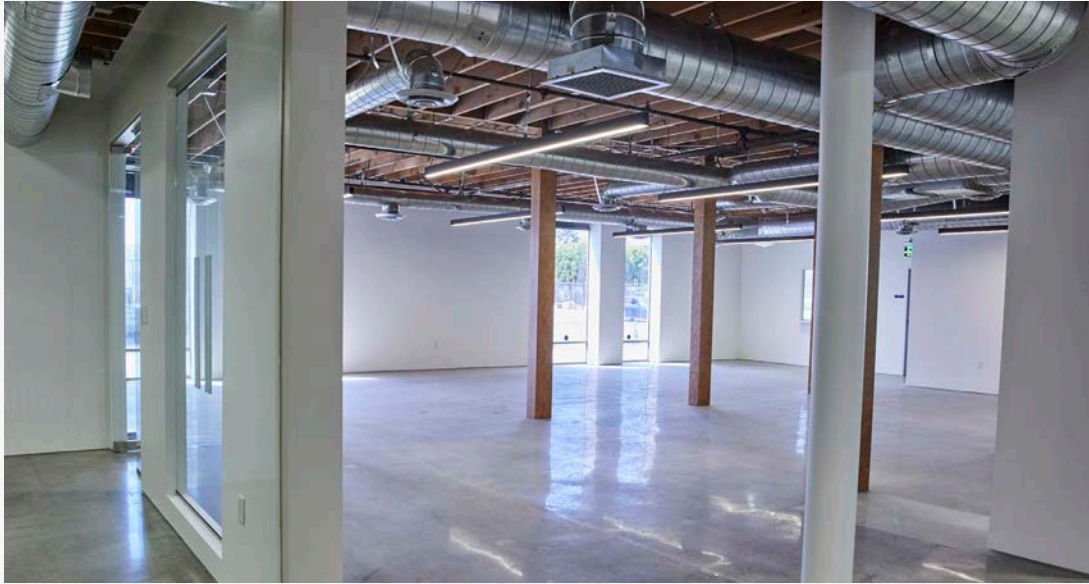
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# Property Photos

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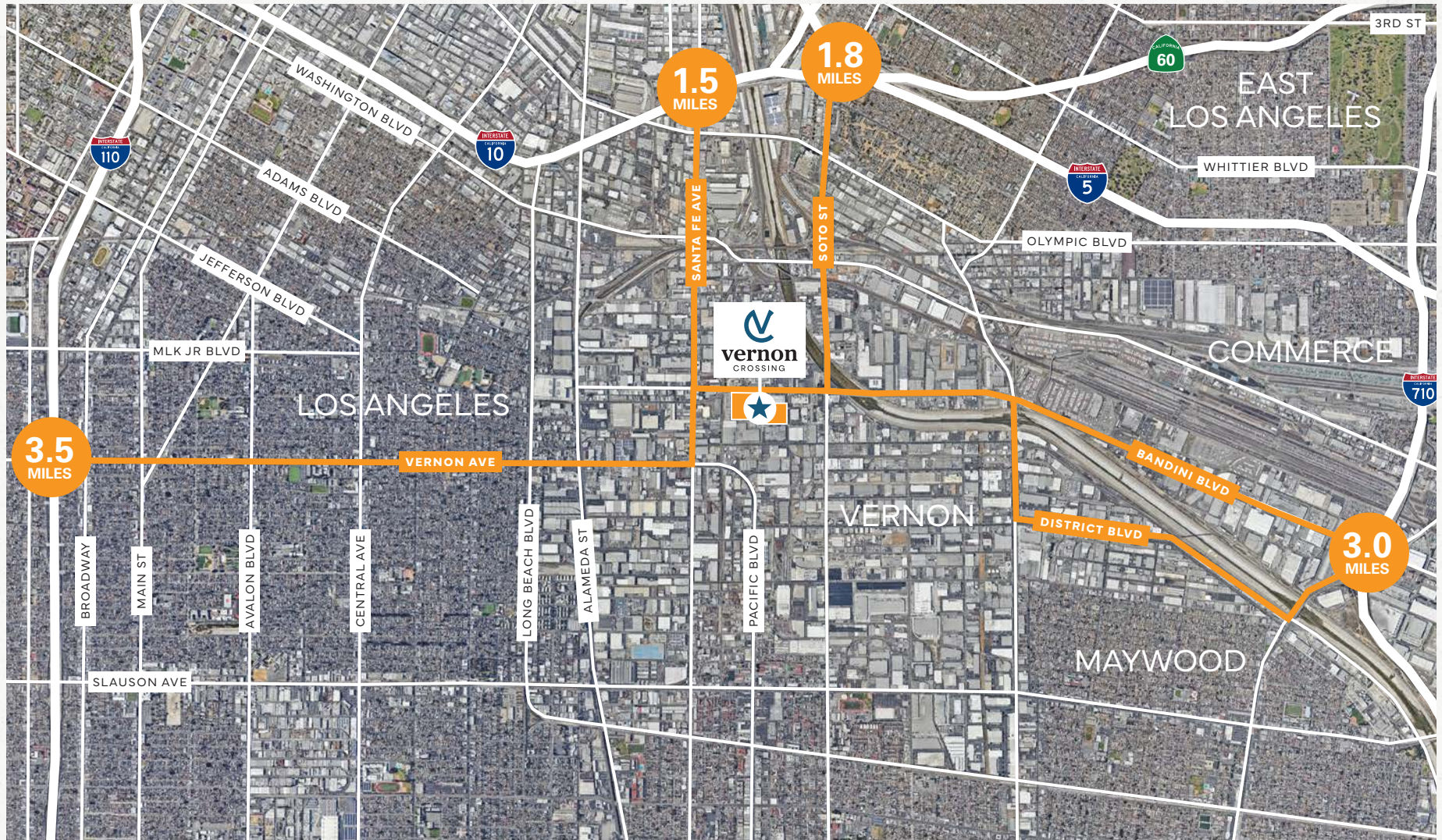


# Property Photos





# Location Map





# Discover Vernon's Business-Friendly Competitive Advantages Today!



STRATEGIC  
LOCATION  
& ACCESS



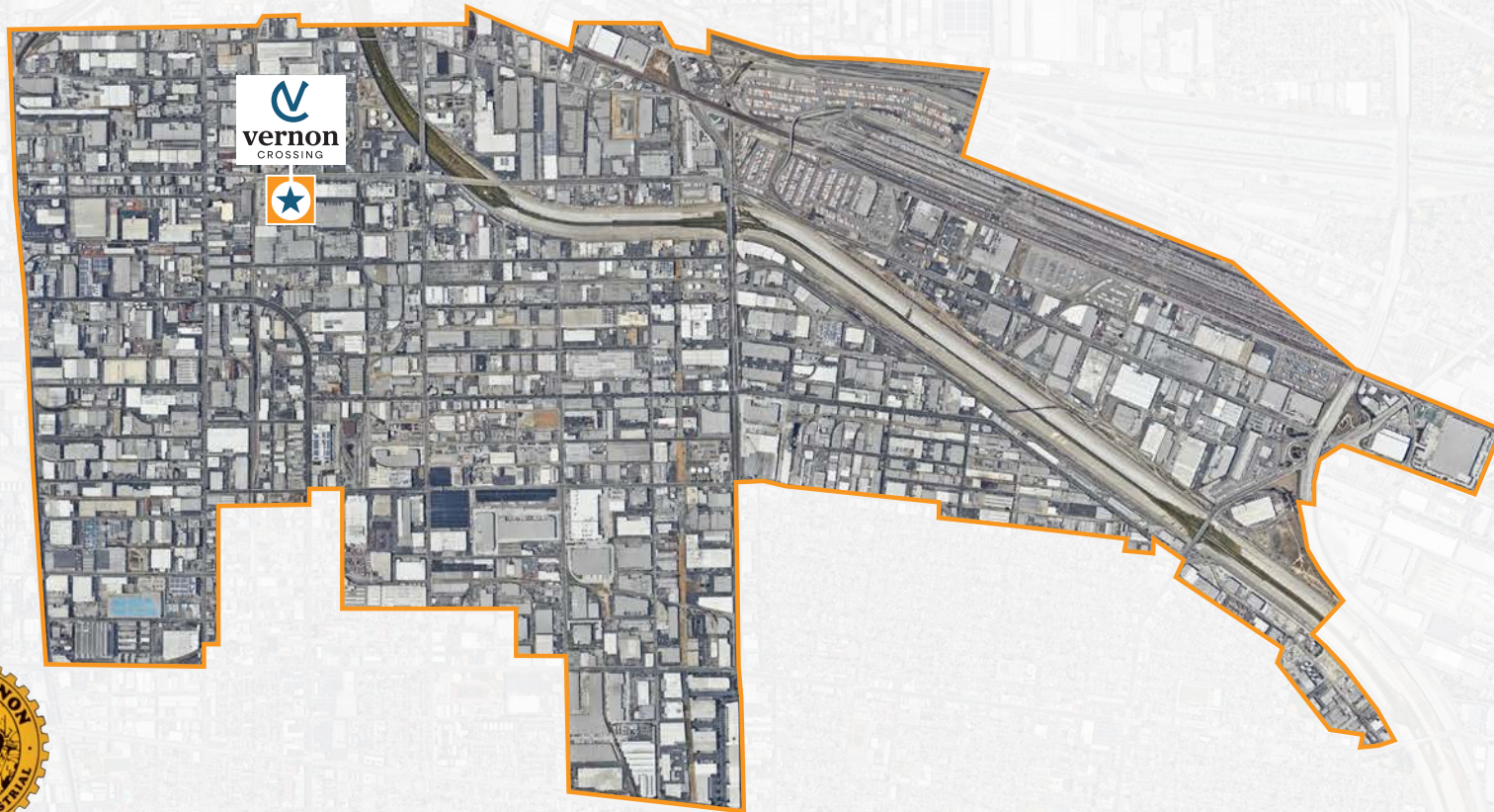
COST & TIME  
EFFICIENCY



FINANCIAL  
INCENTIVES



EXCEPTIONAL  
CITY SERVICES





# 4 Miles

DOWNTOWN LOS ANGELES

# 17 Miles

LOS ANGELES INTERNATIONAL AIRPORT

# 23 Miles

PORTS OF LOS ANGELES / LONG BEACH

## CONTACT

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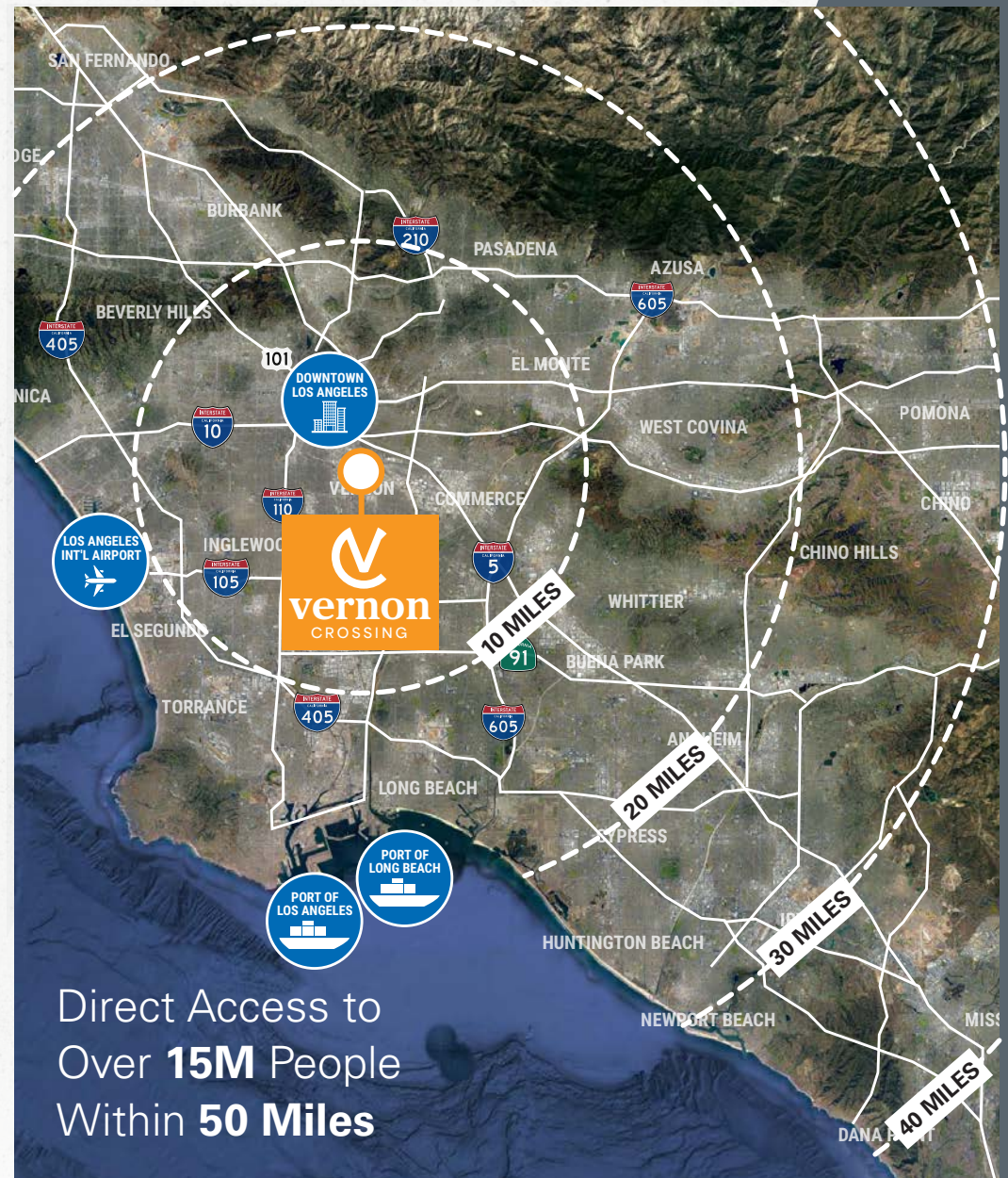
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**NEWMARK**

**KARNEY**  
PROPERTIES



Direct Access to  
Over **15M** People  
Within **50 Miles**

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