



FOR LEASE AND SALE

1927

w. 139<sup>th</sup> street

GARDENA CA

±20,958 SF

FREE-STANDING BUILDING  
WITH PRIVATE YARD

CBRE



# PROPERTY HIGHLIGHTS



Sale Price:  
\$315 PSF



Lease Rate:  
\$1.45 PSF Gross



±20,958 SF  
Free-Standing Building



Situated on ±40,946 SF  
of M2 Zoned Land



Sprinklered



18' Minimum  
Ceiling Clearance



New Roof, Asphalt,  
and HVAC Units



1 Ground Level Door  
and 2 Dock High Positions



3,991 SF of  
2-Story Office



Quick Access to 405, 105,  
91, and 110 Freeways



Large Private Secured  
Yard/Parking Area



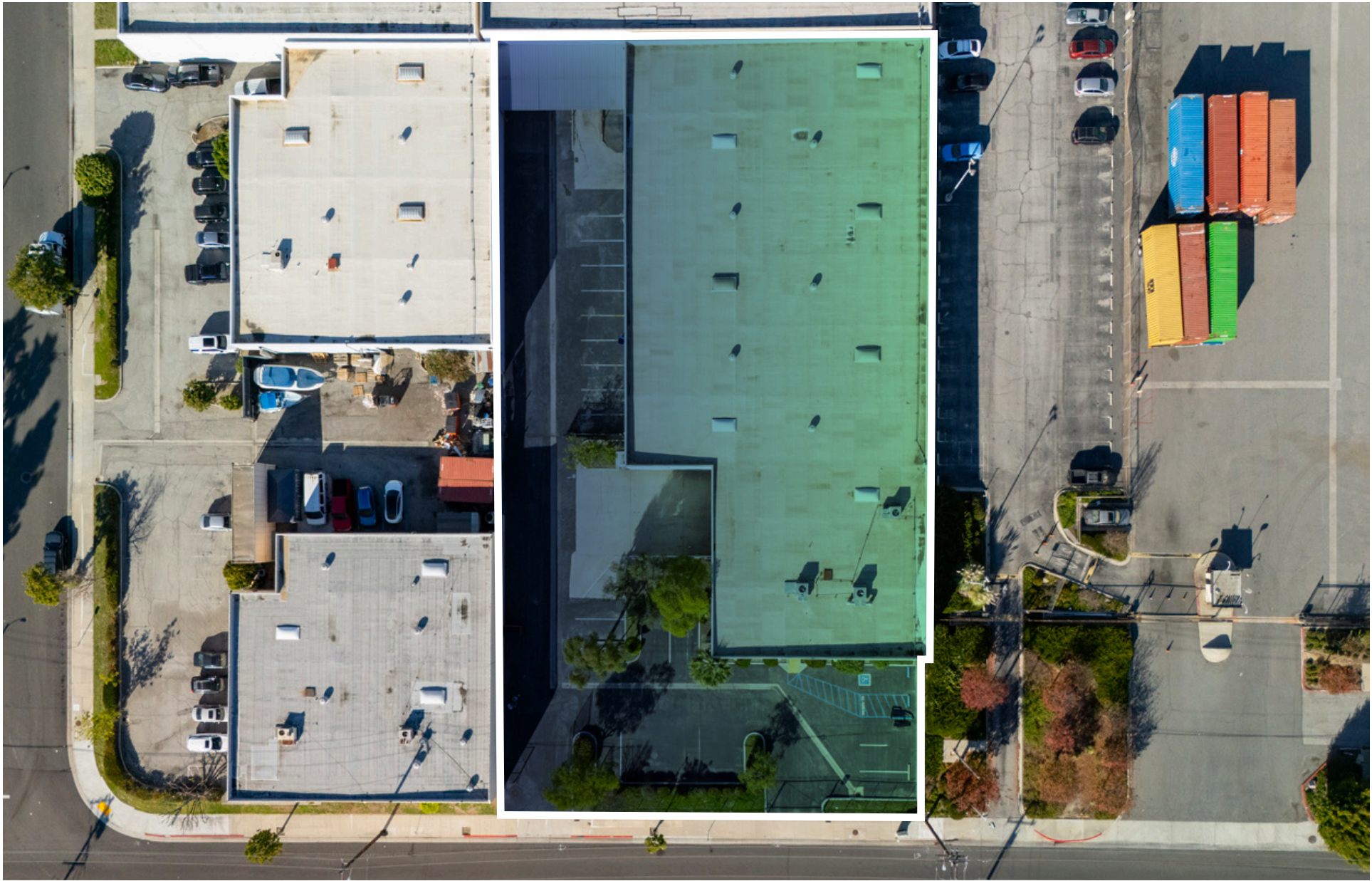
Power: 400 Amps,  
120/240 Volts







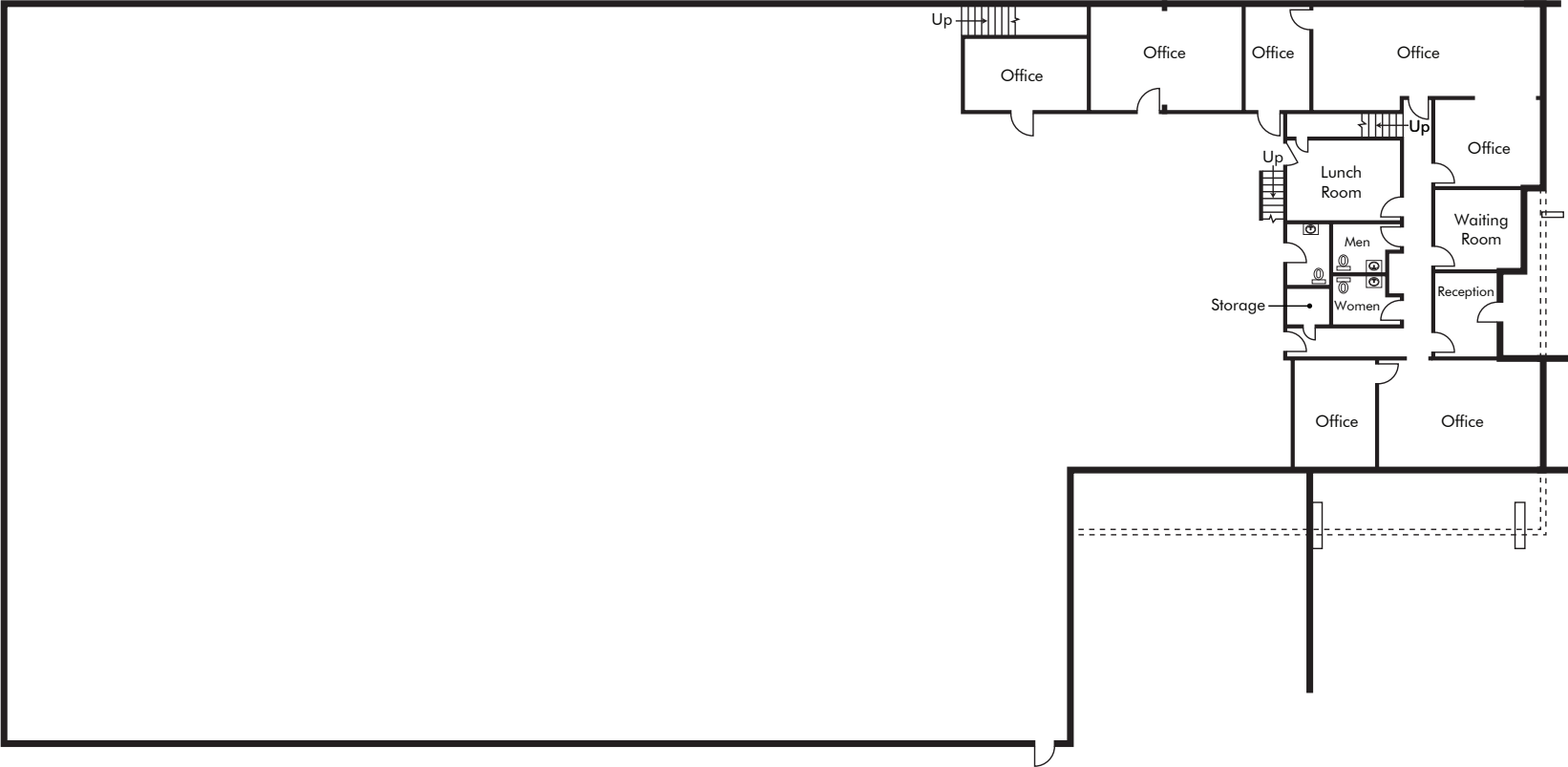
A E R I A L



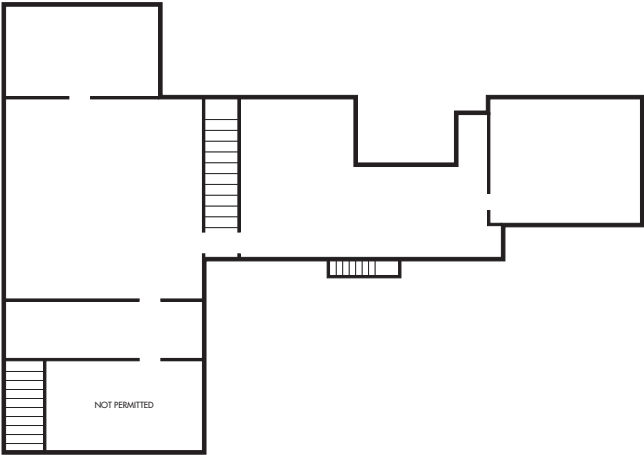
# FLOOR PLANS



1ST FLOOR

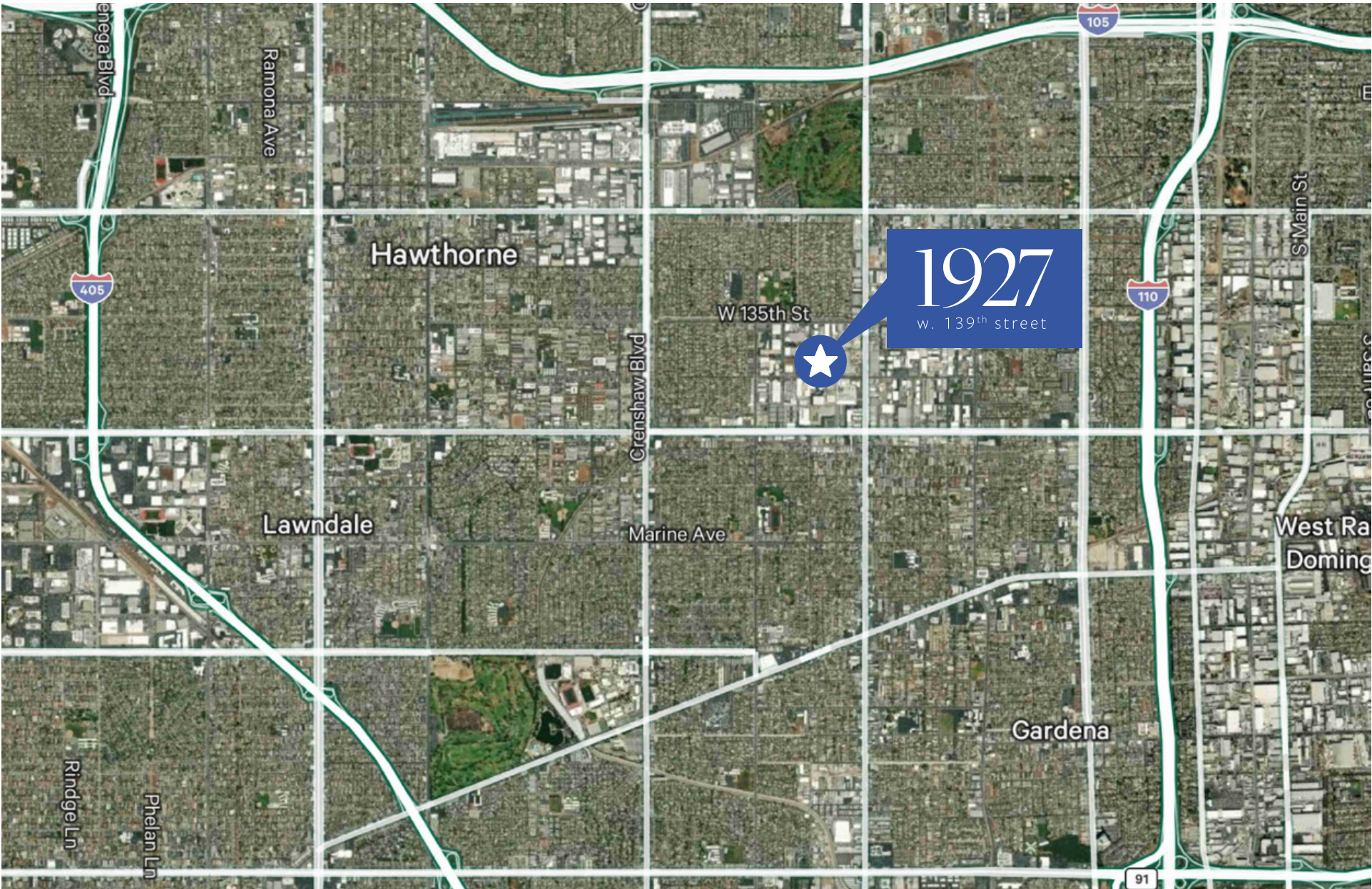


2ND FLOOR



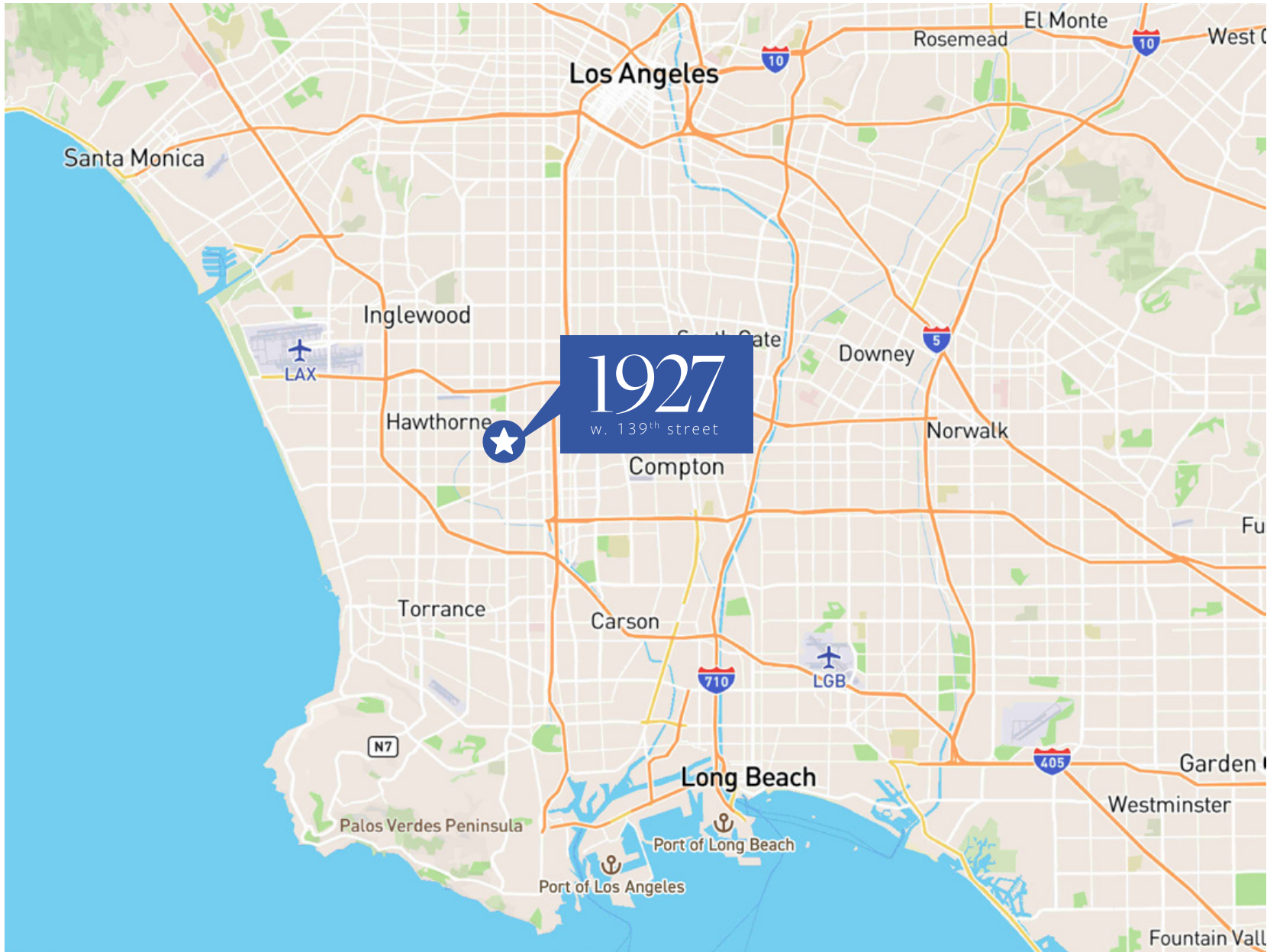


LOCATION MAP





## DISTANCE MAP





# 1927

w. 139<sup>th</sup> street

## CONTACT US

### BRIAN HELD

Senior Vice President  
+1 310 363 4825  
Lic. 01100518  
[brian.held@cbre.com](mailto:brian.held@cbre.com)

### ROBERT SPRATLIN

Associate  
+1 310 363 4827  
Lic. 02236093  
[robert.spratlin@cbre.com](mailto:robert.spratlin@cbre.com)

**CBRE**

© 2026 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.  
CMPM 1927 W 139th St\_BRO\_Held\_v08\_CB 01/05/26