



FOR LEASE

± 13,475 SF Turn-key Cold Storage & Food Processing headquarters

1100 S. Santa Fe Avenue, Los Angeles, California

Patrick Barnes

Principal

+1 213 618 3826

License No. 01333182

patrick.barnes@avisonyoung.com

Paul Clark

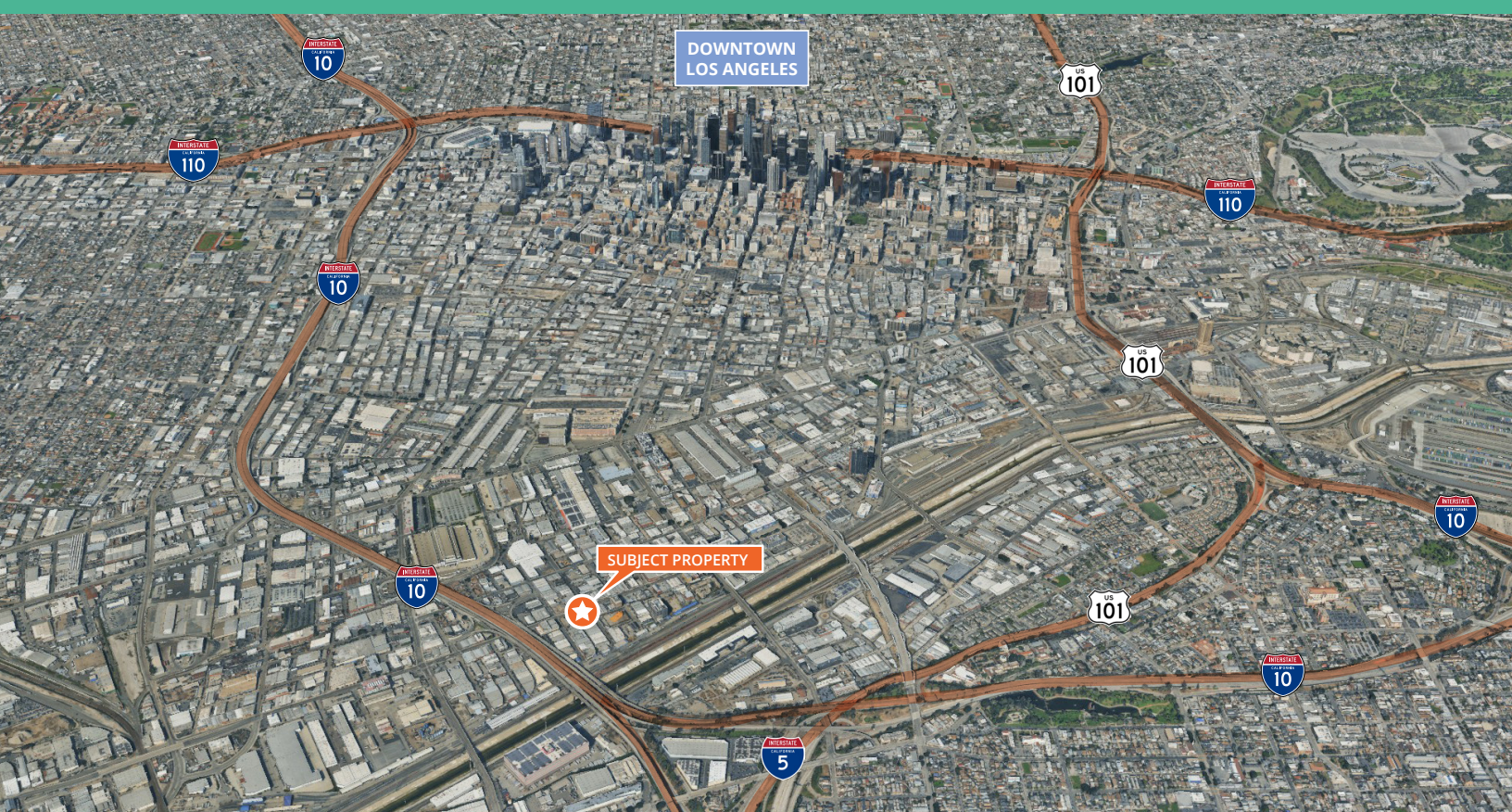
Vice President

+1 213 618 3827

License No. 01949697

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Property Overview

PRICING	
LEASE RATE - PSF	\$2.25 PSF NNN
PROPERTY DETAILS	
ADDRESS	1100 S. Santa Fe Avenue, Los Angeles, CA
BUILDING SIZE	±13,475 SF
FLOOR 1 / FLOOR 2	10,375 SF / 3,100 SF
LOT SIZE	17,311 SF
DH LOADING	Two (2) loading positions on external loading dock
GL LOADING	One (1)
CLEAR HEIGHT	24'
POWER	1,600 amps, 120/240v, 3p, 4w
SPRINKLERED	Calculated sprinkler
YARD	Paved and secured
PARKING	18 spaces
COOLING SYSTEM	High-grade seafood processing and distribution facility with fully racked deep freezer and cooler, temperature controlled processing and staging rooms

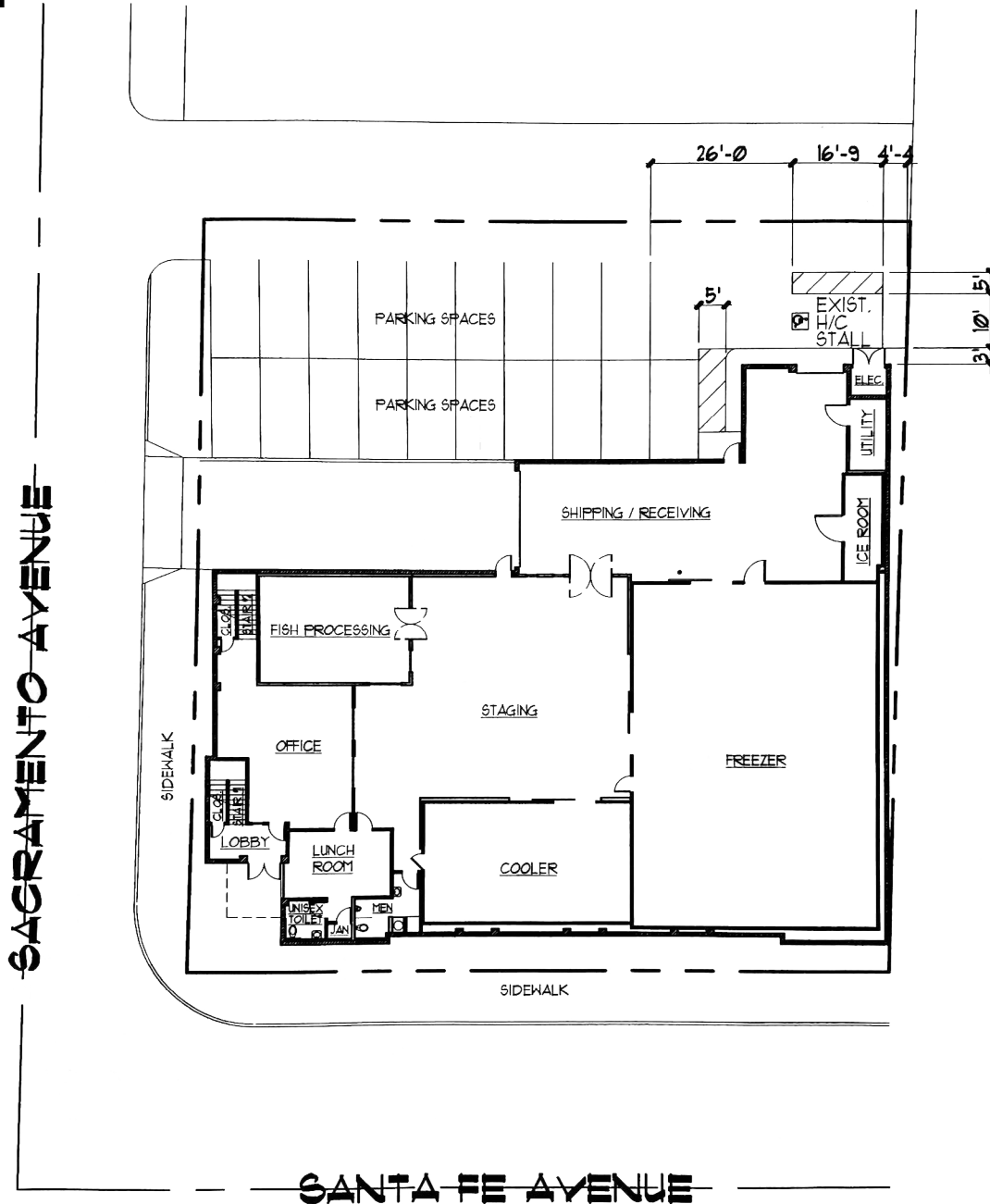
PROPERTY HIGHLIGHTS

- TURN KEY**
Cold storage & food processing headquarters. Perfect for seafood or other food processing user
- ULTRA LOW FREEZER**
Approximately 2,931 SF, 18' clear ceiling height
Custom automatic door (Evap. Temp. Range -40°F - 0°F)
- COOLER**
Approximately 900 SF
- TEMPERATURE CONTROLLED PROCESSING AND STAGING ROOMS**
Processing room and staging area are both temperature controlled
- METAL OUTDOOR CANOPY**
Brand new wrought iron frame with metal roof
- NEW 2ND STORY OFFICE**
Approximately 3,100 SF
- CENTRAL DOWNTOWN LOS ANGELES LOCATION**
Two blocks away from the 10 Freeway on ramp with immediate access to the 110, 60, 5, 101 and 710 Freeways

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Site Plan



Get in
touch.

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