



For Sale or Lease

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Colliers

2141 Rosecrans Ave, Suite 1120
El Segundo, CA 90245

3131 Lomita Boulevard Torrance, CA 90505

43,010 SF Industrial for Sale or Lease

Building:

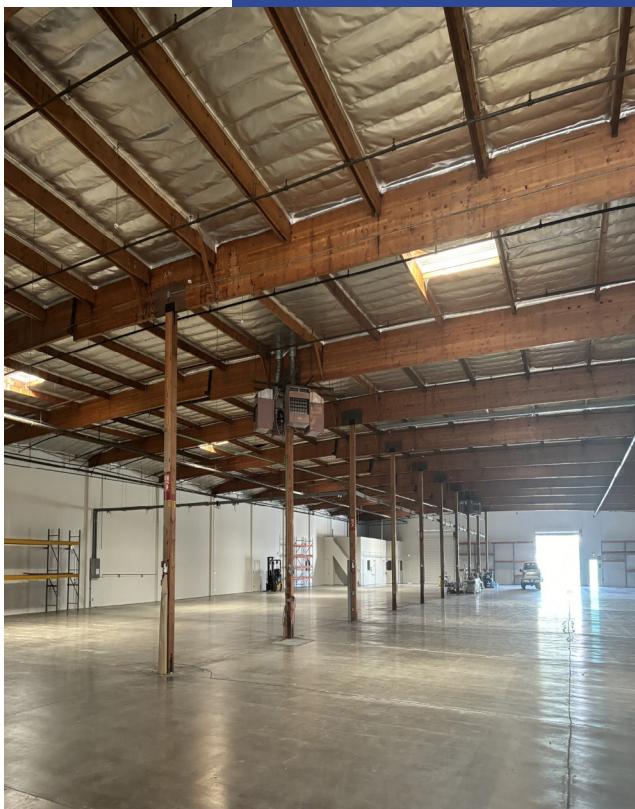
- 43,010 SF
- 7,000 SF Office Space
- 22' Clear Height
- 4 GL Loading Doors
- 1200 Amp Power
- 117 Parking Stalls
- M2 Zoning

Pricing:

- **LEASE:** \$1.25 Gross / PSF / Mo*
- **SALE:** \$395 PSF

Highlights:

- Prime Torrance Location
- Pricing for first year only*



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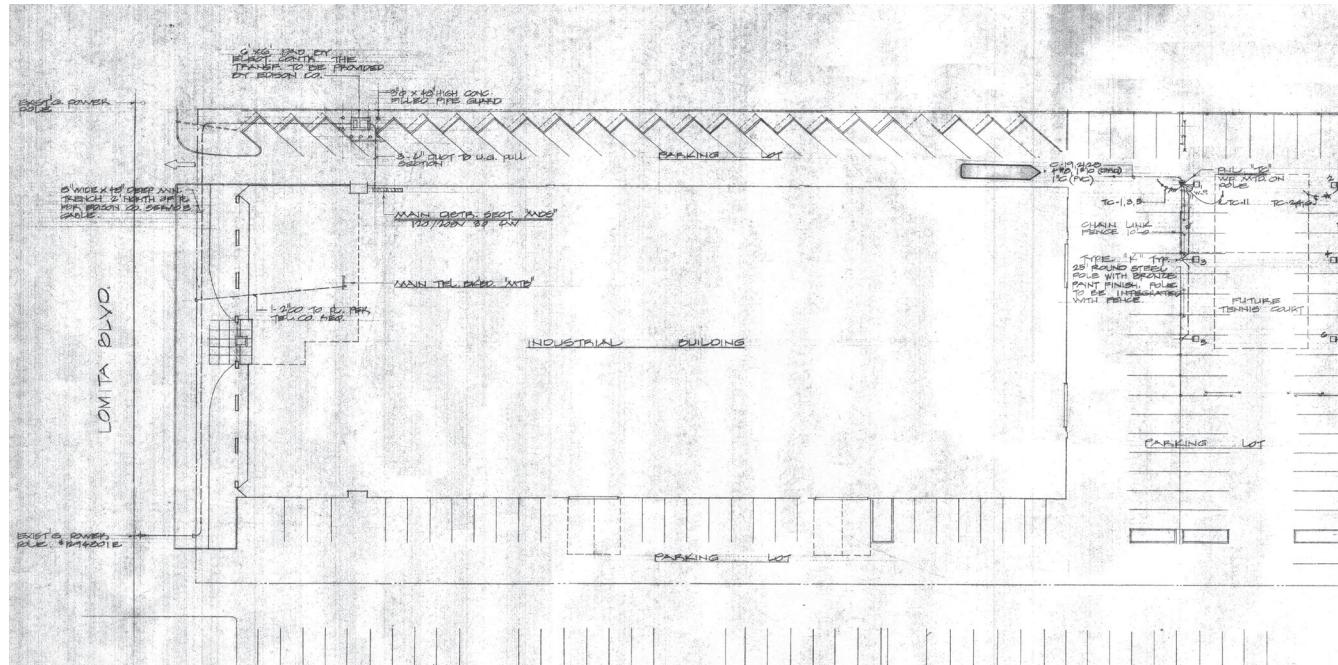
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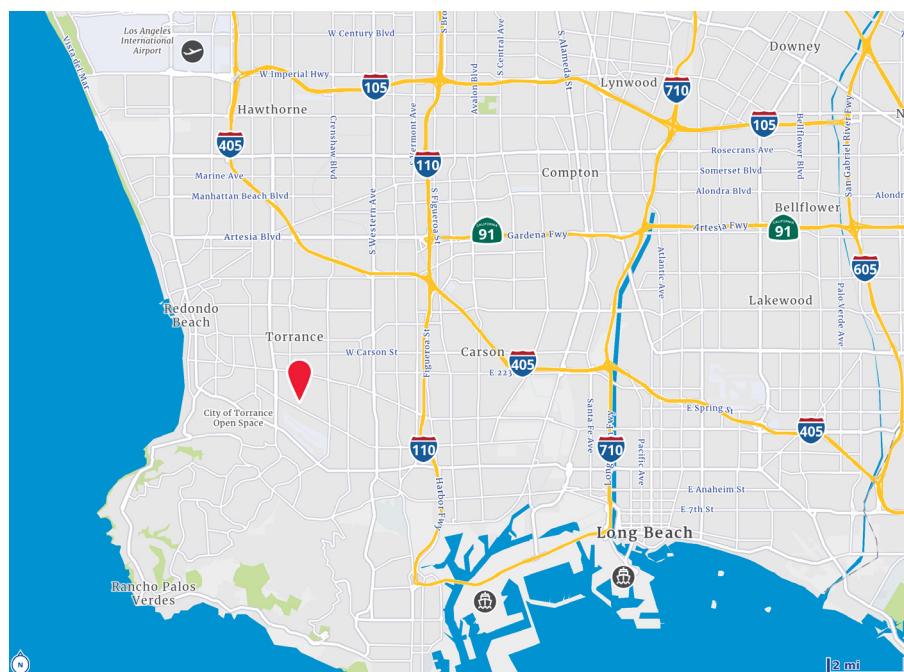
3131 Lomita Boulevard

Site Plan & Location

Building Plan



Location



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