

# 4820 W 142ND STREET

# HAWTHORNE

## AVAILABLE FOR SALE & FOR LEASE



### PROPERTY HIGHLIGHTS

- Offered for Lease at \$6,800/mo. Gross
- Offered for Sale at \$1,250,000
- Renovated in 2022
- +/- 1,134 SF Front Building w/ 3 Offices
- +/- 1,200 SF Rear Building w/ 2 Loading Doors
- Zoned CR (Commercial Regional)
- Ideal for Office Uses
- Great Hawthorne Location
- Half a Mile from the 405 Freeway
- Minutes to LAX, Beach Cities & West LA
- Near Plenty of Amenities Along Rosecrans Ave
- Motorized Gate
- Secured & Fenced Yard/Parking



**\$1,250,000**  
**\$535.56/SF**



**+/- 2,334 SF**  
**2 Buildings**



**Ample Parking**  
**Fenced/Secured Yard**

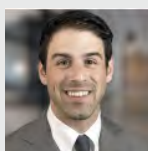


**ALBERT PACLEB**

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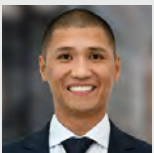
**LACOMMERCIAL, INC.**

**627 Aviation Way**  
**Manhattan Beach, CA 90266**



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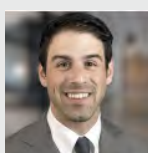


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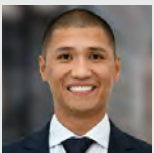
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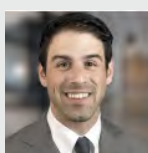


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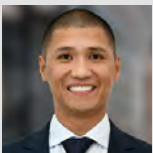
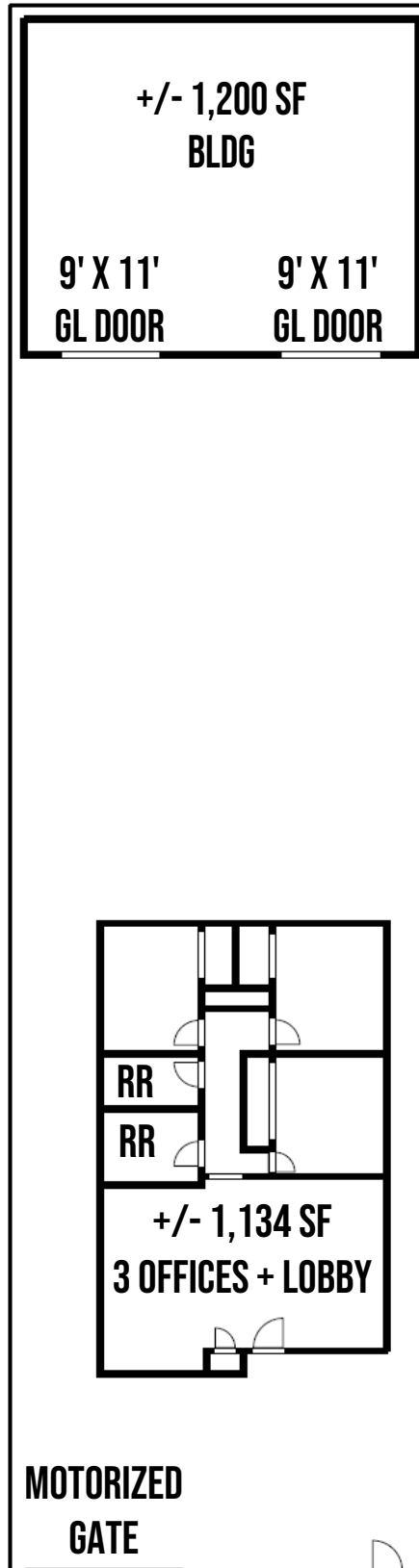
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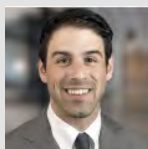


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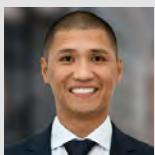
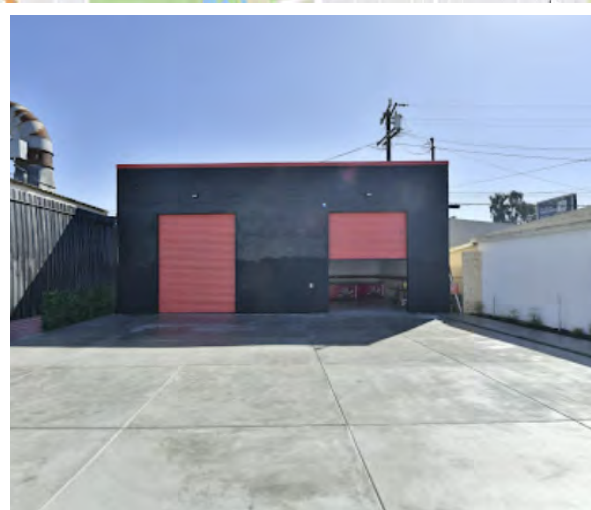
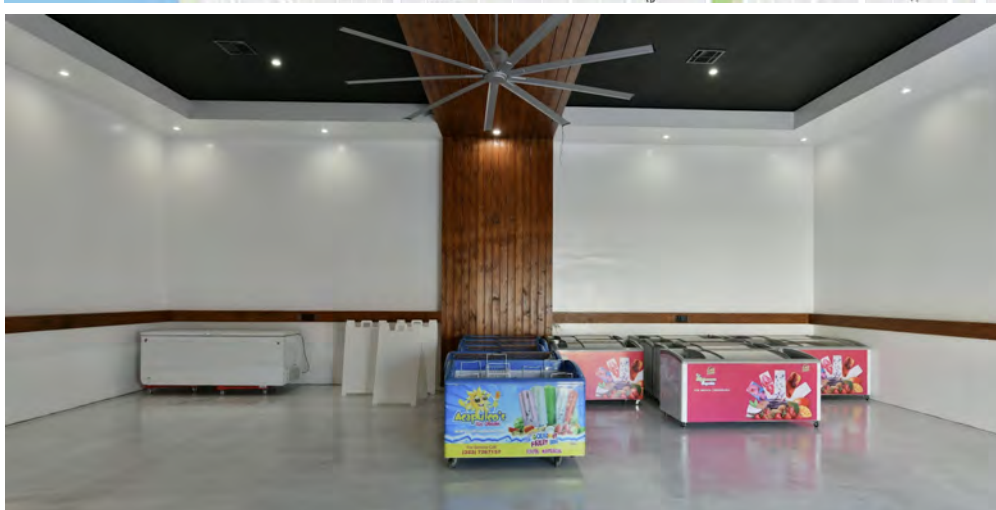
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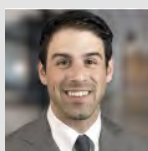


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