

Available SF 4,292 SF

Industrial For Lease

Building Size 13,062 SF



Address: 317 Eubank Ave, Unit 3, Wilmington, CA 90744

Cross Streets: Eubanks Ave/E D St

New Construction/State of the Art Development
30' Warehouse Clearance
Heavy Power 277/480 Volts
Fire Sprinklers
Excellent Port Location/Heavy Load Storage Mezzanine

Lease Rate/Mo: \$5,365
Lease Rate/SF: \$1.25
Lease Type: Gross / Op. Ex: \$0.04
Available SF: 4,292 SF
Minimum SF: 4,292 SF
Prop Lot Size: POL
Term: 2-5 years
Sale Price: NFS
Sale Price/SF: NFS
Taxes:
Yard: Fenced
Zoning: (Q)M2-1VL-O-CUGU

Listing #: 39953449

Sprinklered: Yes
Clear Height: 30'
GL Doors/Dim: 1 / 12x12
DH Doors/Dim: 0
A: 250 V: 277/480 Q: 3 W: 4
Construction Type:
Const Status/Year Blt: Existing / 2006

Whse HVAC: No
Parking Spaces: 6 / **Ratio:** 1.4:1/
Rail Service: No
Specific Use: Warehouse/Office

Listing Date: 03/18/2024

Office SF / #: 666 SF / 2
Restrooms: 2
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 1,292 SF
Include In Available: Yes
Possession: 60 Days
Vacant: No
To Show: Call broker
Market/Submarket: Long Beach/Harbor Cities
APN#: 7424003036