

Industrial For Lease - Available

Available SF: 110,696
Total Building SF: 183,958



**5600 Knott Ave, Buena Park, CA 90621
Knott Ave/Desman Rd**

Fully Racked Building for Immediate Occupancy*
Yard up to 190'
+/- 2,906 SF Office Area
+/- 24' Clear Height
15 Dock High Doors
Immediate 5 Freeway Access

Lease Rate/Mo: \$193,718

Lease Rate/SF: \$1.75 PSF

Lease Type: Gross

Available SF: 110,696

Minimum SF: 110,696

Prop Lot Size: POL

Term: Sublease through 9/30/27

Sale Price: NFS

Sale Price/SF: NFS

Yard: Fenced/Paved

Zoning: ML

Listing Company: Colliers-

El Segundo

Sprinklered: .58/2000 Fire Sprinkler

Sublease: Yes

Clear Height: 24'

GL Doors/Dim: 1

DH Doors/Dim: 15

A:800 V: 277/480, 3 Phase

Construction Type: CTU

Const Status/Year Built: Existing/ 1976

Whse HVAC: No

Parking Spaces: 169

Rail Service: Yes | BNSF

Specific Use: Warehouse/Distribution

Office SF: 2,906 SF

Restrooms: 7

Office HVAC: Yes

Finished Ofc Mezz: No

Include in Available: No

Unfinished Mezz: 0

Include in Available: No

Possession: Now

Vacant: No

Market/SubMarket: OC North

APN #: 066-010-46,066-010-47

To Show: Call Broker

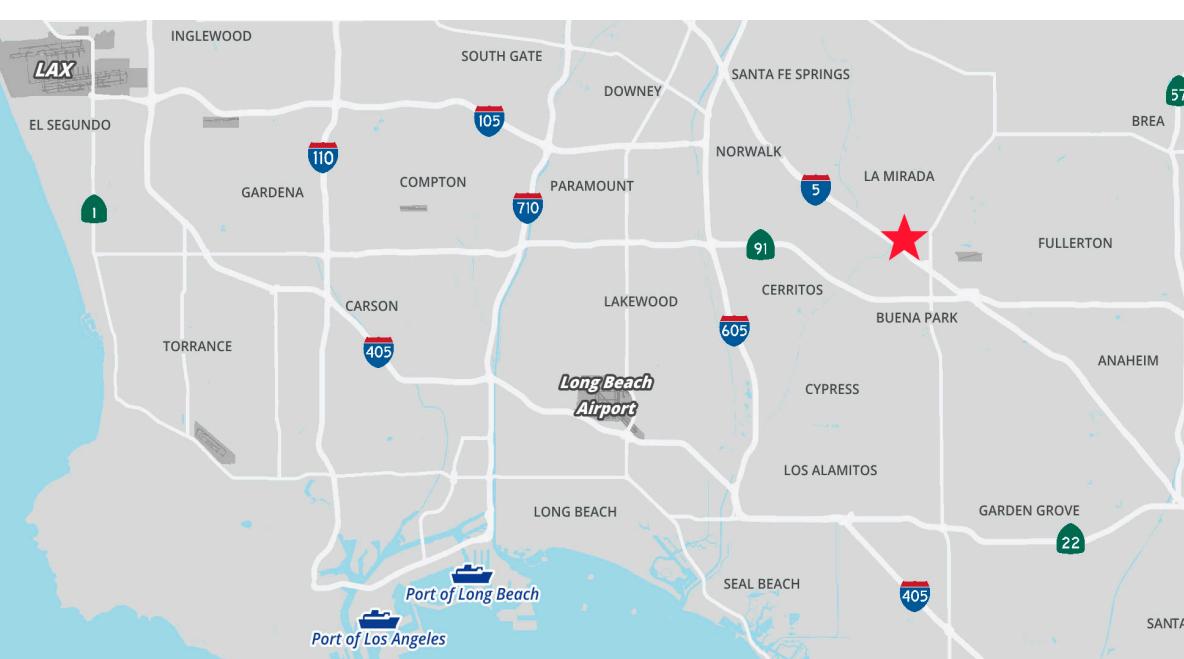
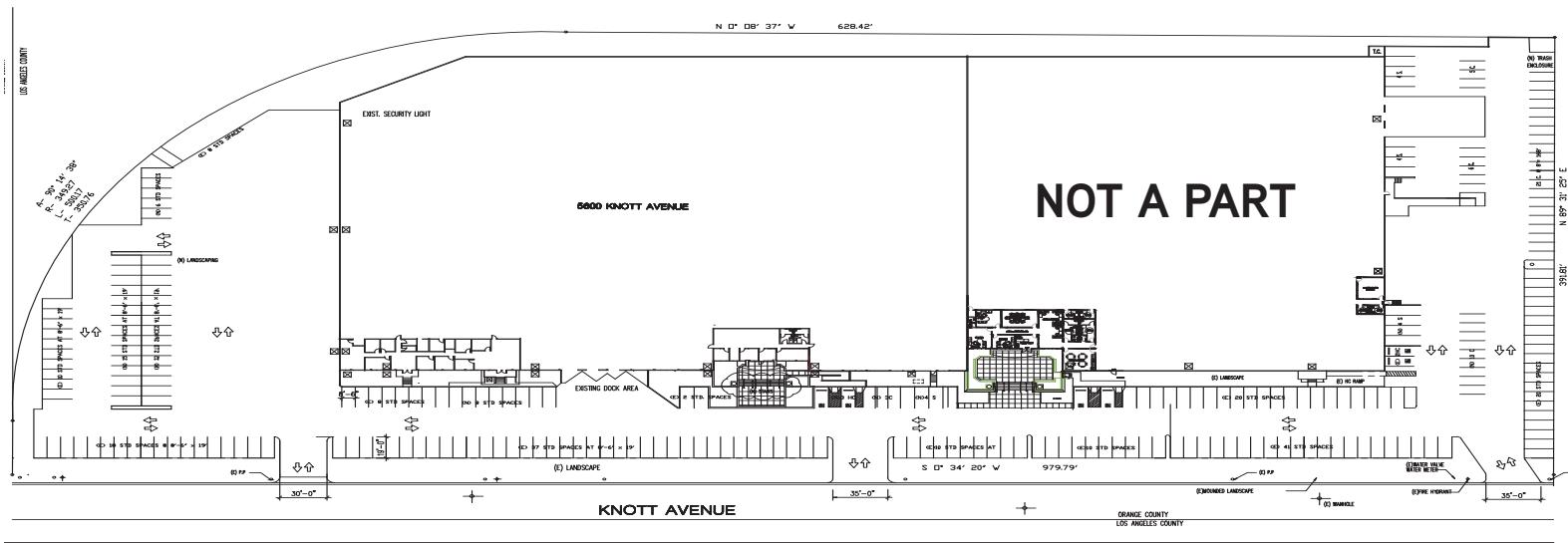
Notes: Call broker for appointment/commission information. Subtenant to verify all, including rail service. Do not disturb tenants. *Purchase of Racking Subject to Additional Cost.

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