

INDUSTRIAL FOR LEASE

**GAVIN GILL**

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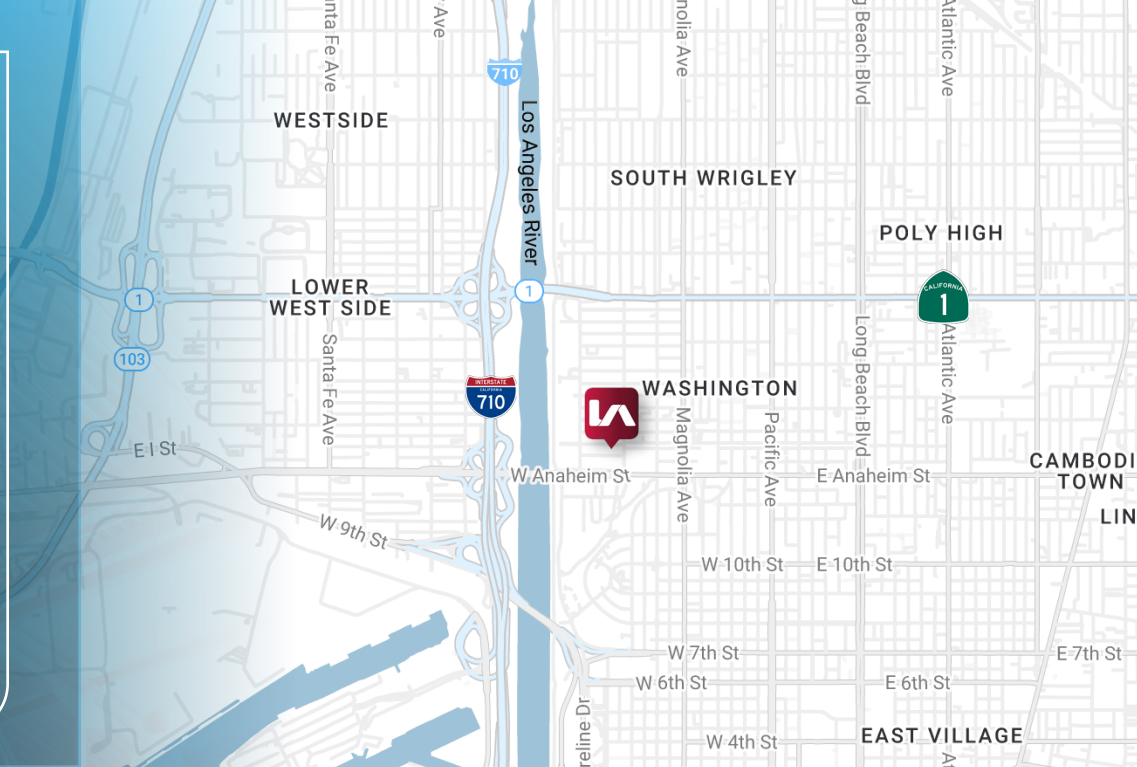
Lee & Associates Los Angeles-Long Beach, Inc.
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www.lee-associates.com



PROPERTY HIGHLIGHTS

- Building Size: 11,000 SF
- Land Area: 14,344 SF | 0.33 Acres
- Zoning: LBIG
- 16' Clear Height
- Recently Painted Building
- On-Site Parking
- Immediate and September 2026 Occupancy Options
- Convenient Access to the 710 Freeway
- Proximity to the Ports of Long Beach and Los Angeles



AVAILABLE UNITS

723 A/B W 14TH STREET

- » 2,700 RSF (divisible to 1,350 RSF)
- » Lease Rate: \$1.50/SF
- » Approximately 350 RSF of Bonus Mezzanine Space
- » Two New Electrical Panels
- » Two Restrooms with New Fixtures
- » Stainless Steel Utility Shop Sinks
- » New Lighting and Toilets
- » New LED Lighting Throughout
- » Freshly Painted Interior
- » Access from W 14th Street and the Rear Alley
- » Parking for Four Cars
- » Available Immediately

727 B W 14TH STREET

- » 1,350 RSF
- » Lease Rate: \$1.50/SF
- » Approximately 250 RSF of Bonus Mezzanine Space
- » Two New Electrical Panels
- » Two Restrooms with New Fixtures
- » Stainless Steel Utility Shop Sinks
- » New Lighting and Toilets
- » New LED Lighting Throughout
- » Freshly Painted Interior
- » Rear Alley Access Only
- » Parking for Two Cars
- » Available September 2026

PROPERTY PHOTOS

717-727 W 14TH ST
LONG BEACH, CA 90813



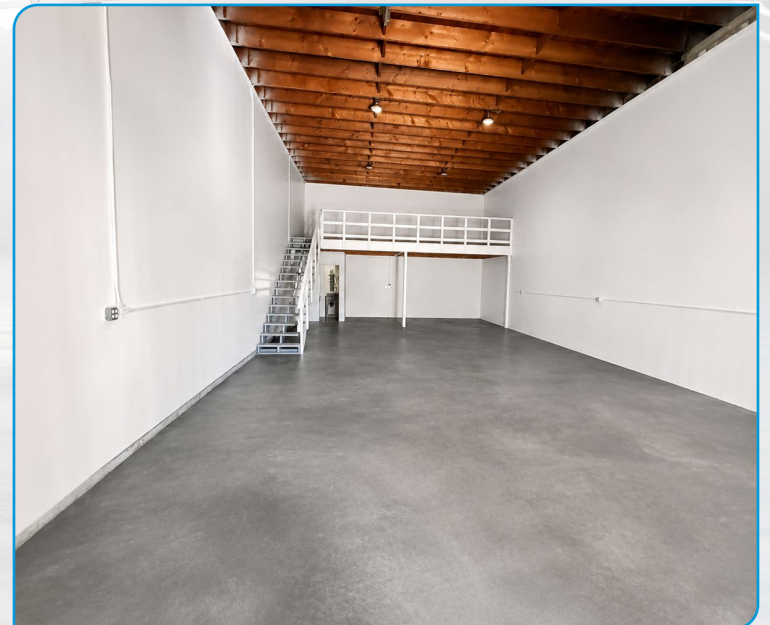
UNIT 723 A & B

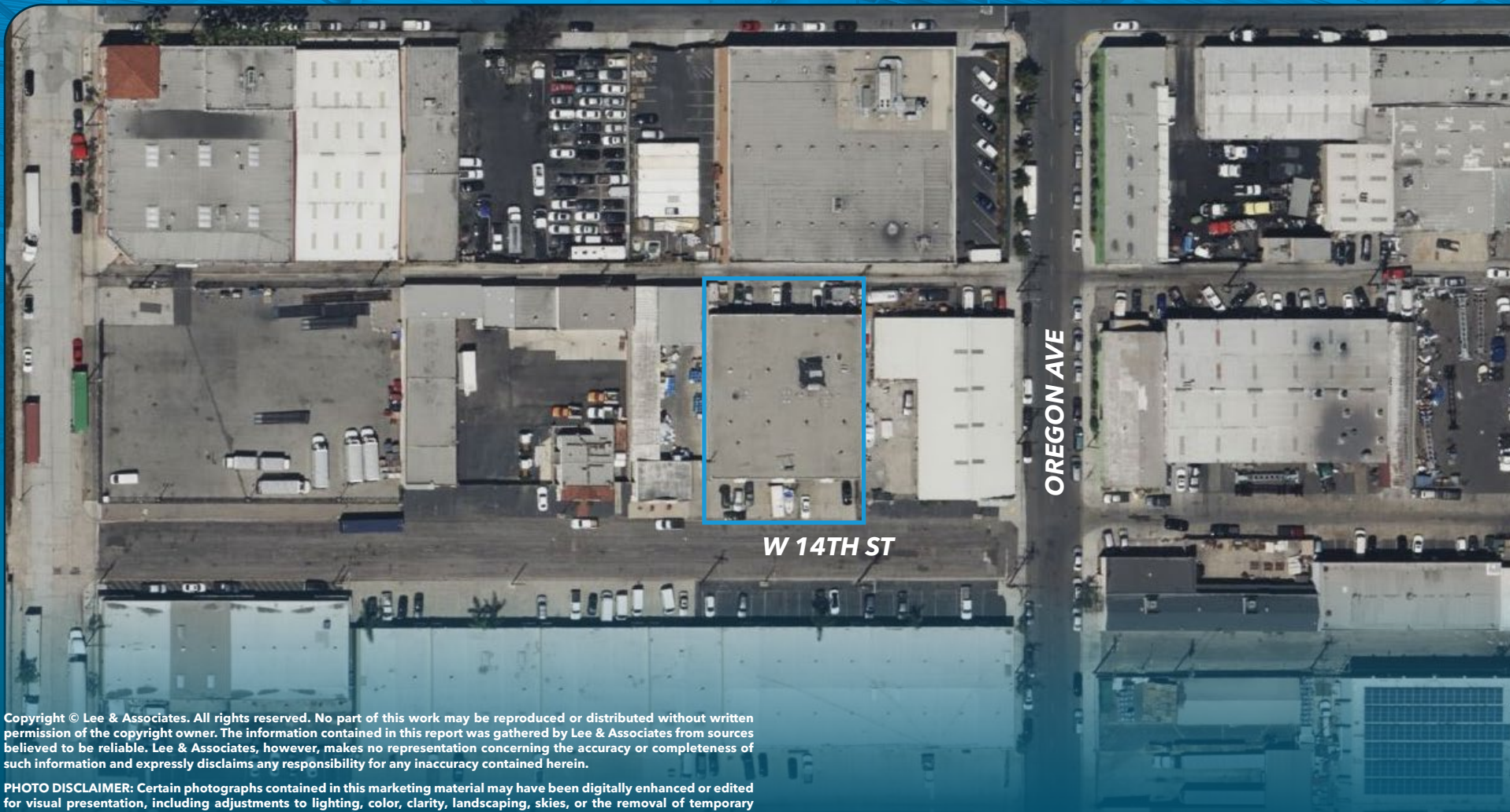
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727 W 14TH B - REAR HALF

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