

Fortune Business Park

9,015-20,957 SF Units Available

13668 Valley Blvd
City of Industry, CA 91746



Contact Us

Cannon Chang

Vice President
+1 909 418 2227
cannon.chang@cbre.com
Lic. 01714696

Case Dahlen

First Vice President
+1 909 418 2089
case.dahlen@cbre.com
Lic. 01841537

Jason Chao

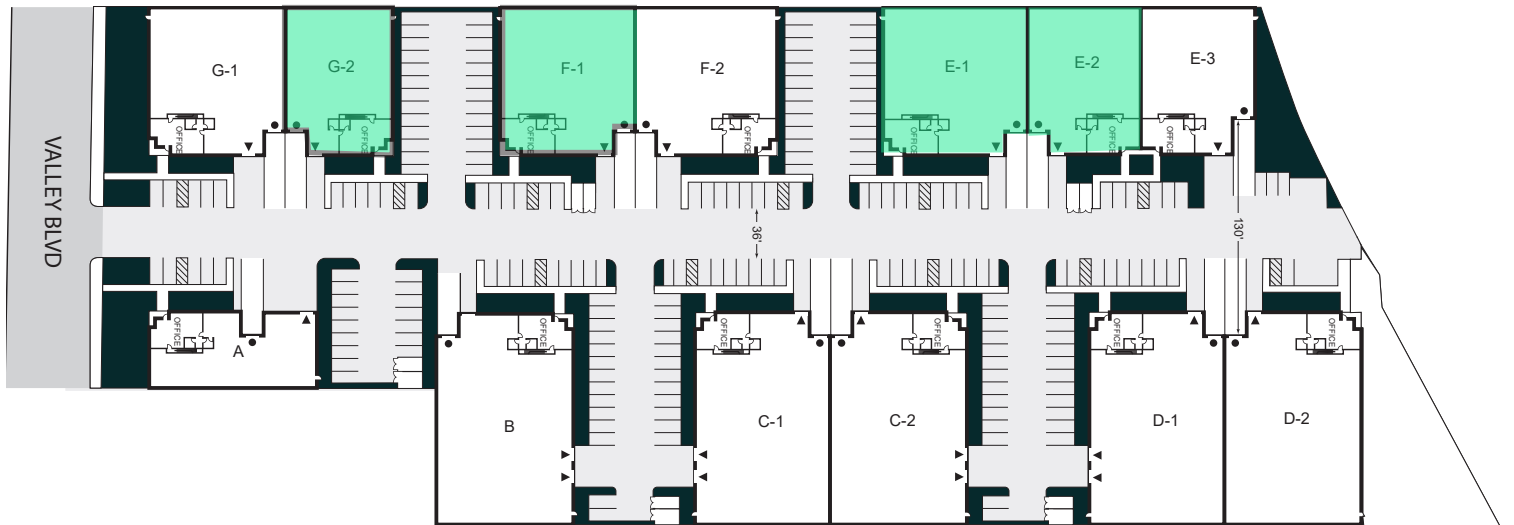
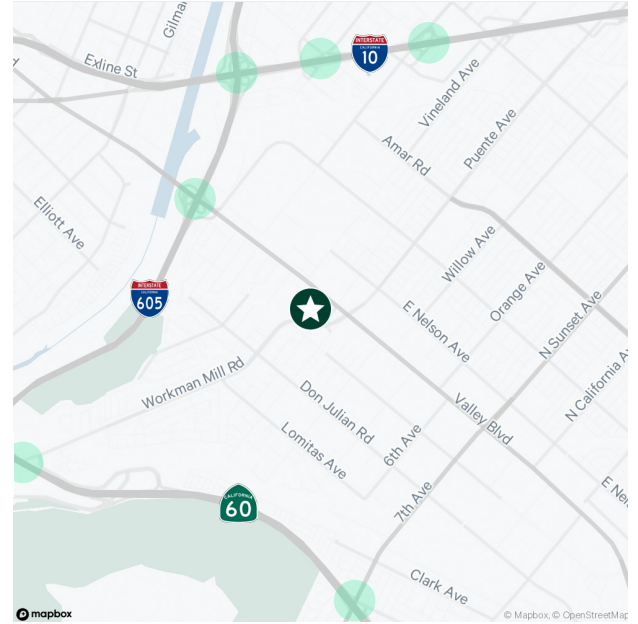
Executive Vice President
+1 909 418 2131
jason.chao@cbre.com
Lic. 01186780

Lynn Knox

Senior Vice President
+1 909 418 2112
lynn.knox@cbre.com
Lic. 01228367

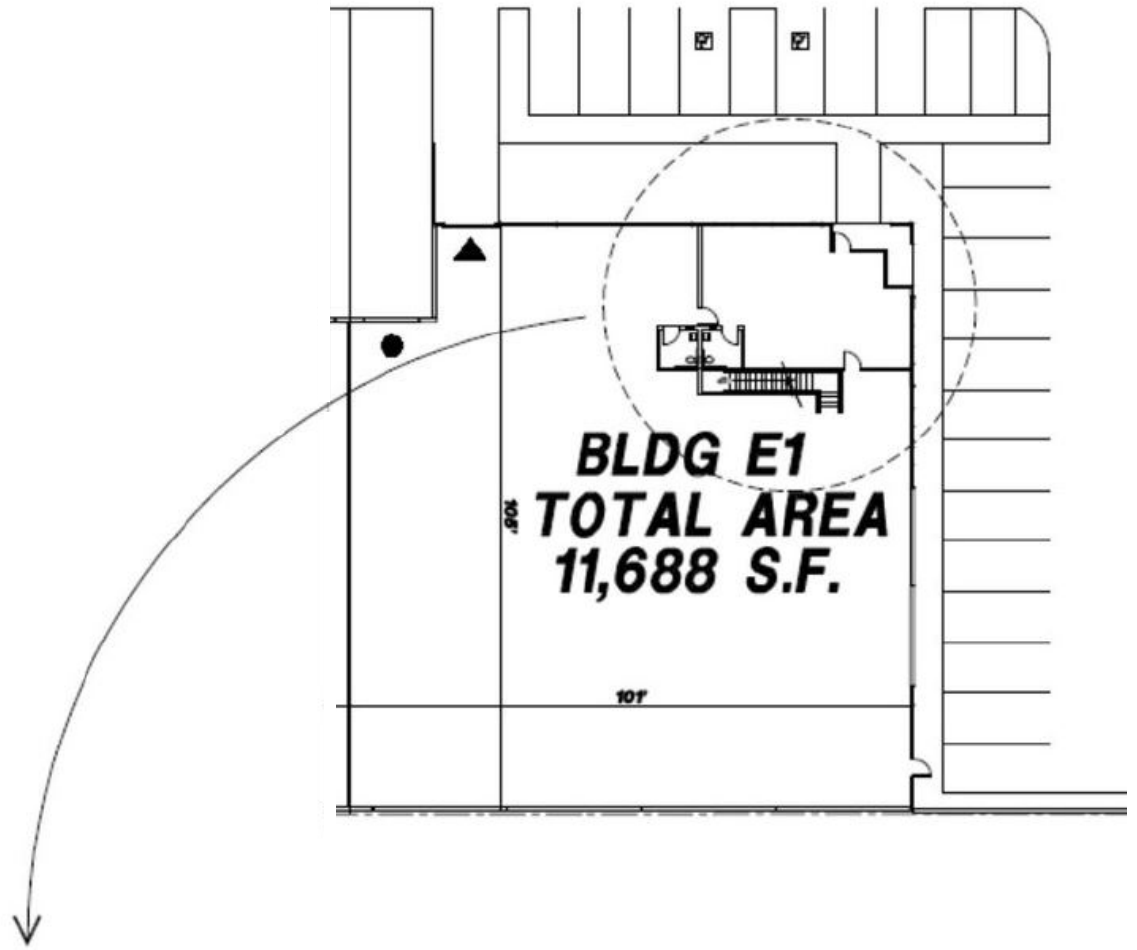
Property Features

- + Convenient access to 10, 60, and 605 freeways
- + Frontage on Valley Blvd.
- + Located in well-maintained industrial park
- + 21' to 23' ceiling clearance
- + Dock high and ground level loading
- + Fully secured yard
- + High image two-story offices
- + Fire Sprinklers



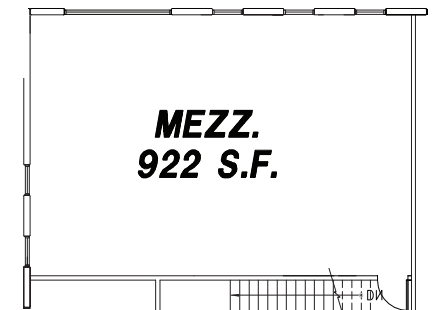
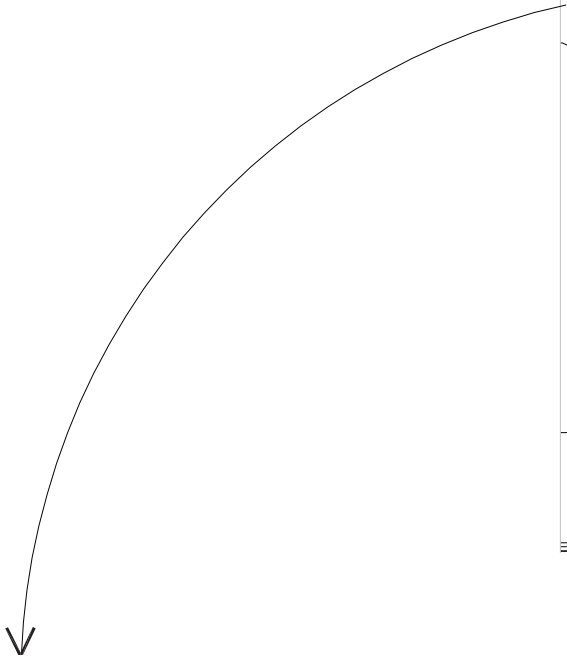
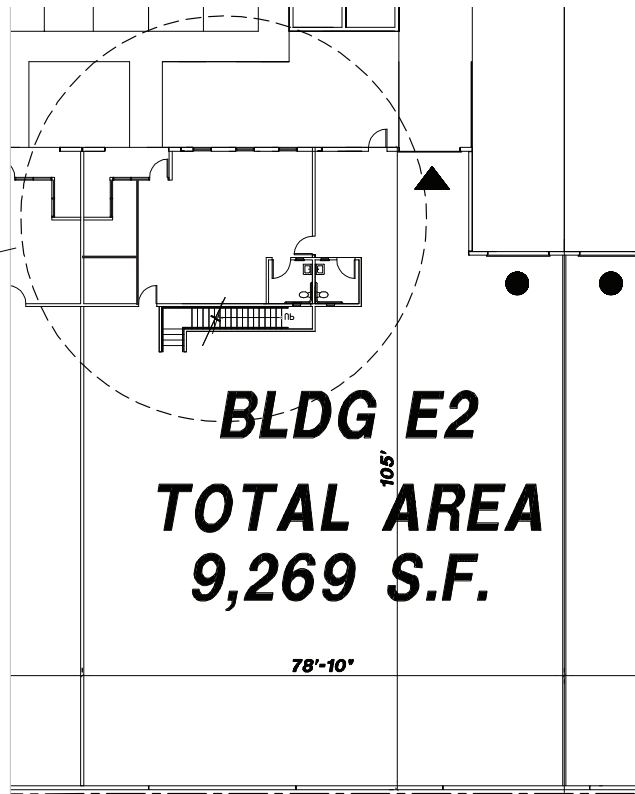
Address	Size	Total Office SF	Loading	Power	Asking Rate	CAM	Available
13668 Valley Blvd, Unit E-1	±11,688 SF	±2,027 SF	1 DH / 1 GL	400 Amps	\$0.83* Gross	\$0.14 psf	Now
13668 Valley Blvd, Unit E-2	±9,269 SF	±1,879 SF	1 DH / 1 GL	200 Amps	\$0.83* Gross	\$0.14 psf	7/1/2026
13668 Valley Blvd, Unit E-1 & E-2	±20,957 SF	±3,906 SF	2 DH / 2 GL	600 Amps	\$0.83* Gross	\$0.14 psf	7/1/2026
13668 Valley Blvd, Unit F-1	±11,060 SF	±2,051 SF	1 DH / 1 GL	200 Amps	\$0.83* Gross	\$0.14 psf	9/1/2026
13668 Valley Blvd, Unit G-2	±9,015 SF	±1,980 SF	1 DH / 1 GL	200 Amps	\$0.83* Gross	\$0.14 psf	11/1/2026

*Initial six month teaser rate for minimum three year term



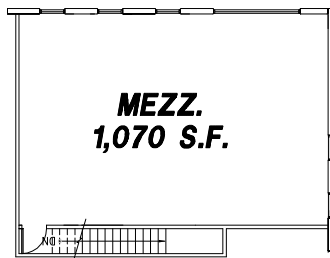
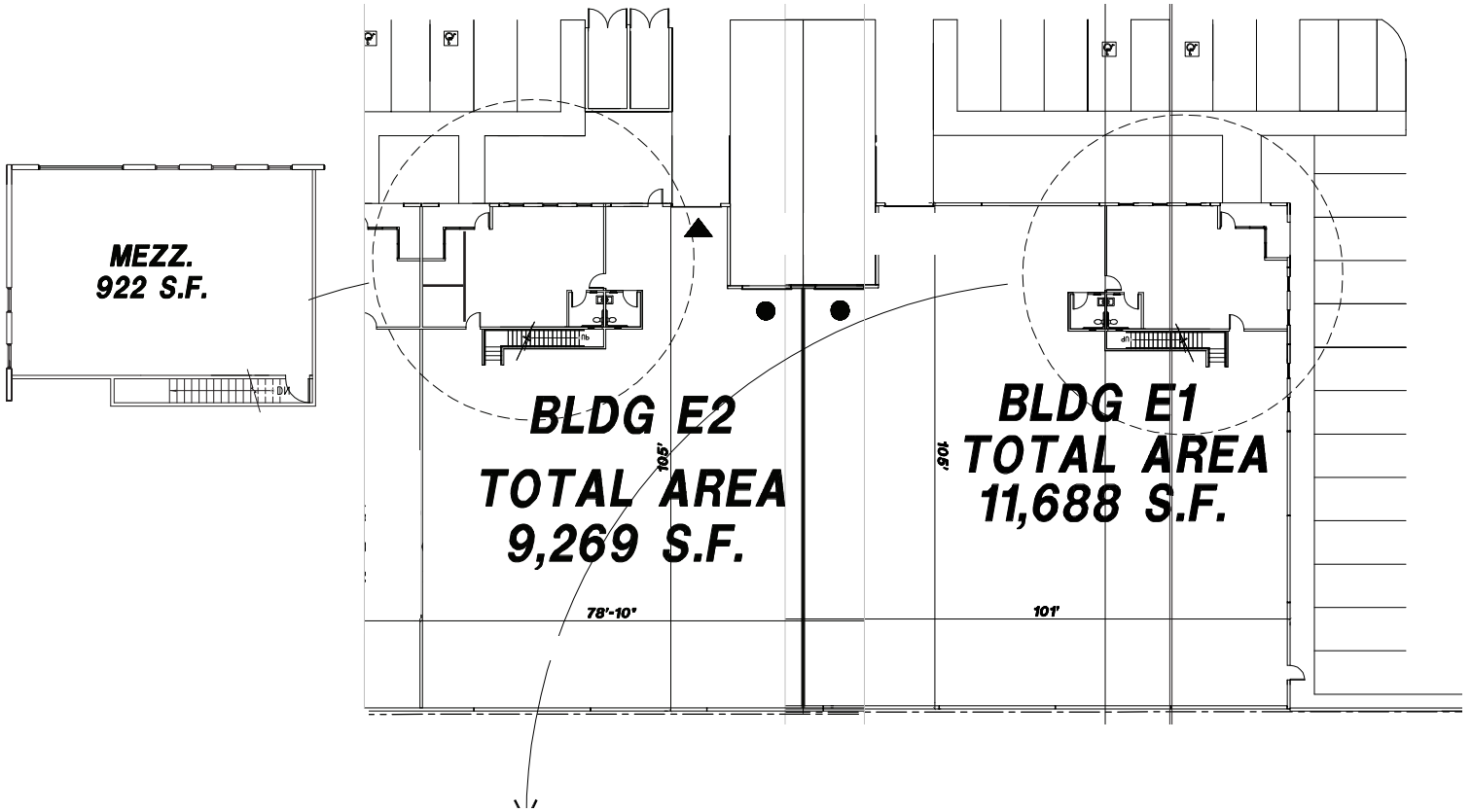
Address	13668 Valley Blvd, Unit E-1
Size	±11,688 SF
Total Office SF	±2,027 SF
1st Floor Office SF	±957 SF
2nd Floor Office SF	±1,070 SF
Loading	1 DH / 1 GL
Asking Rate	\$0.83* psf Gross
CAM	\$0.14 psf
Available	Now

**Initial six month teaser rate for minimum three year term*



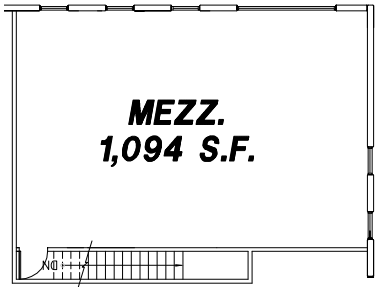
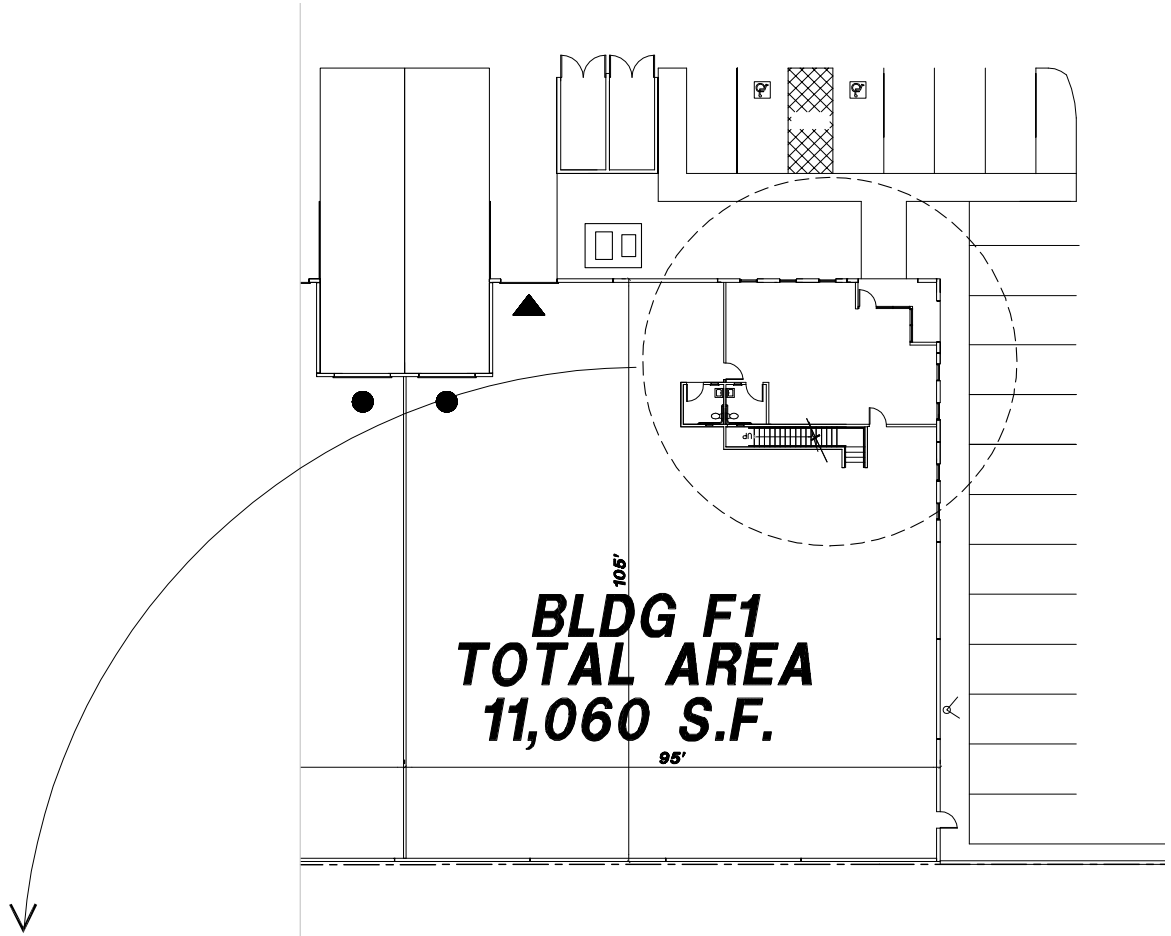
Address	13668 Valley Blvd, Unit E-2
Size	±9,269SF
Total Office SF	±1,879 SF
1st Floor Office SF	±957 SF
2nd Floor Office SF	±922 SF
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Asking Rate	\$0.83* psf Gross
CAM	\$0.14 psf
Available	7/1/2026

**Initial six month teaser rate for minimum three year term*



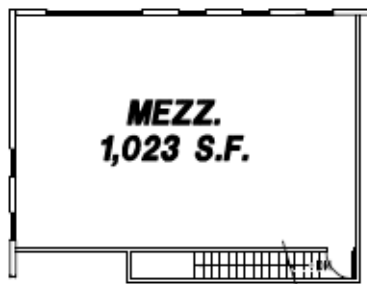
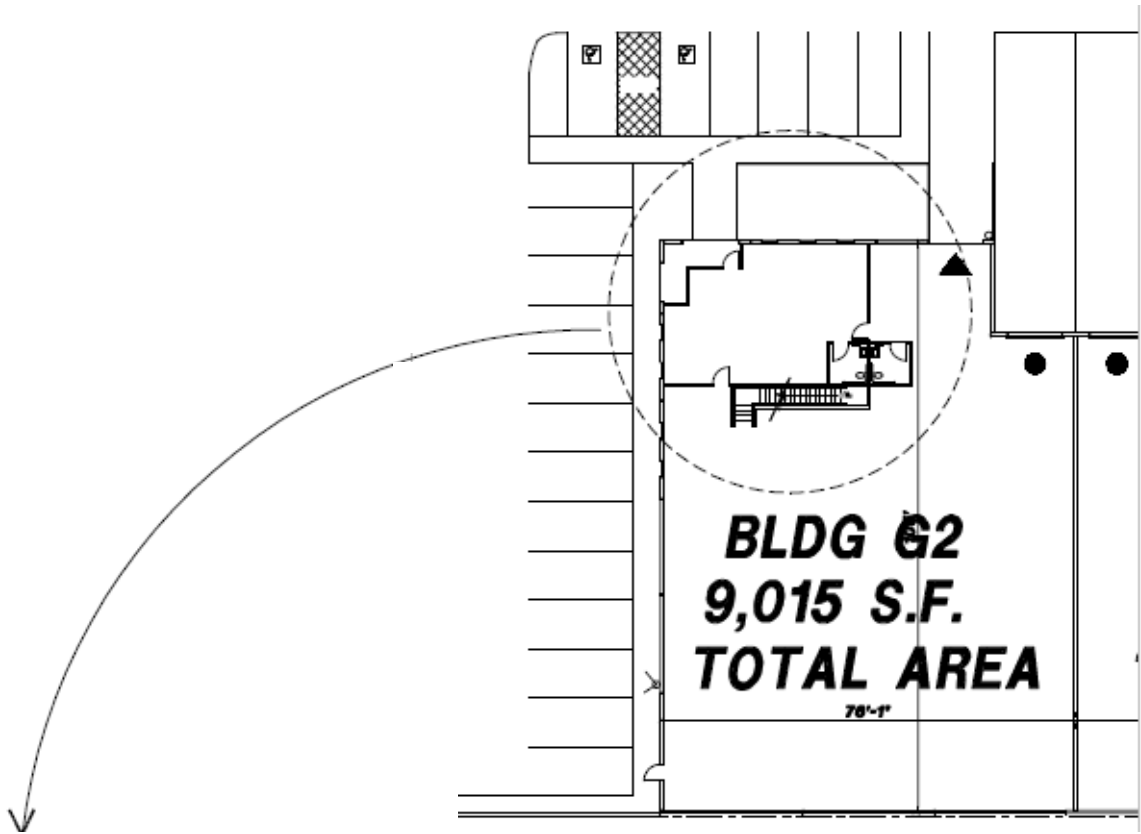
Address	13668 Valley Blvd, Unit E-1 & E-2
Size	±20,957 SF
Total Office SF	±3,906 SF
1st Floor Office SF	±1,914 SF
2nd Floor Office SF	±1,992 SF
Loading	2 DH / 2 GL
Asking Rate	\$0.83* psf Gross
CAM	\$0.14 psf
Available	7/1/2026

**Initial six month teaser rate for minimum three year term*



Address	13668 Valley Blvd, Unit F-1
Size	±11,060 SF
Total Office SF	±2,051 SF
1st Floor Office SF	±957 SF
2nd Floor Office SF	±1,094 SF
Loading	1 DH / 1 GL
Asking Rate	\$0.83* psf Gross
CAM	\$0.14 psf
Available	9/1/2026

**Initial six month teaser rate for minimum three year term*



Address	13668 Valley Blvd, Unit G-2
Size	±9,015 SF
Total Office SF	±1,980 SF
1st Floor Office SF	±957 SF
2nd Floor Office SF	±1,023 SF
Loading	1 DH / 1 GL
Asking Rate	\$0.83* psf Gross
CAM	\$0.14 psf
Available	11/1/2026

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For Lease



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