

# 1021<sup>s</sup> Meridian avenue

ALHAMBRA  
CALIFORNIA

FOR LEASE



## Executive Summary

1021 Meridian is  $\pm 19,480$  SF of “Flex” space that is fully air conditioned, with a large, open floor plate and 60 car parking. Recently renovated, the space is move in ready for a variety of uses.

The location is on a quiet street in Alhambra with immediate access to freeways, labor, amenities and the strong demographics of Pasadena, San Marino, Arcadia and greater San Gabriel Valley.



# Location





1021  
Meridian  
avenue

WESTMINISTER AVE

MERIDIAN AVE

MISSION ROAD

FREMONT AVE



Keck School of  
Medicine of USC

## Property Highlights

- Over 3 per 1000 parking
- Landscaped, high quality business park setting on a quiet street
- Single story, high ceilings, easy ingress and egress
- Fully air conditioned, recently renovated flex space
- Prime location with nearby amenities and immediate freeway access
- Proximity to County USC Hospital, Grifols, Cal State LA
- Quick access to Downtown, Pasadena and greater San Gabriel Valley





## Specifications



**1021 S MERIDIAN AVENUE  
ALHAMBRA, CA 91803**

LOCATION



**±19,480 SF**

BUILDING SIZE



**1 GL ROLL UP**

LOADING



**18'**

INTERIOR HEIGHT



**CTU**

CONSTRUCTION



**FULLY AIR  
CONDITIONED**

HVAC



**ALMPD**

ZONING



**YES**

SPRINKLERED



**600 AMPS**

POWER



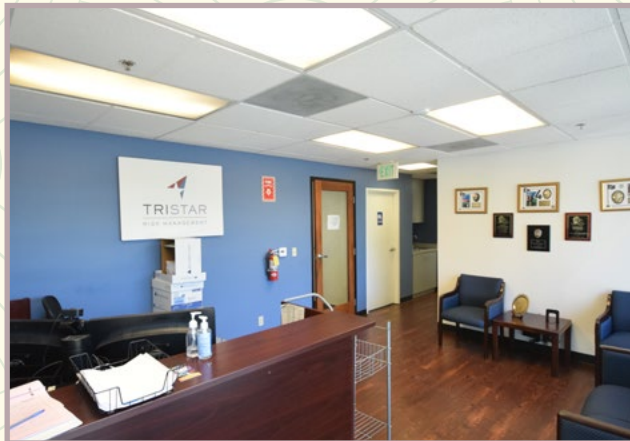
**1986**

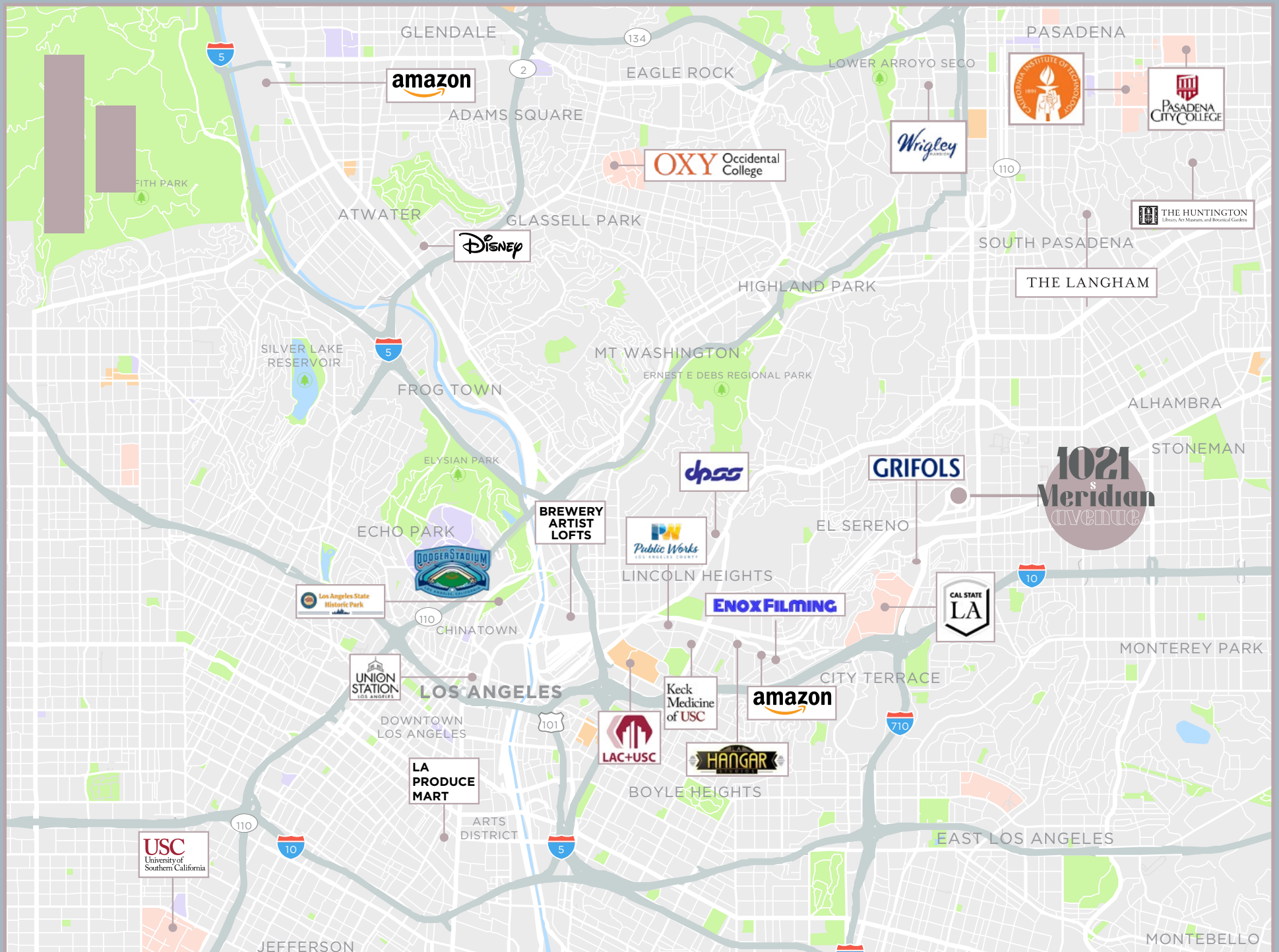
YEAR BUILT



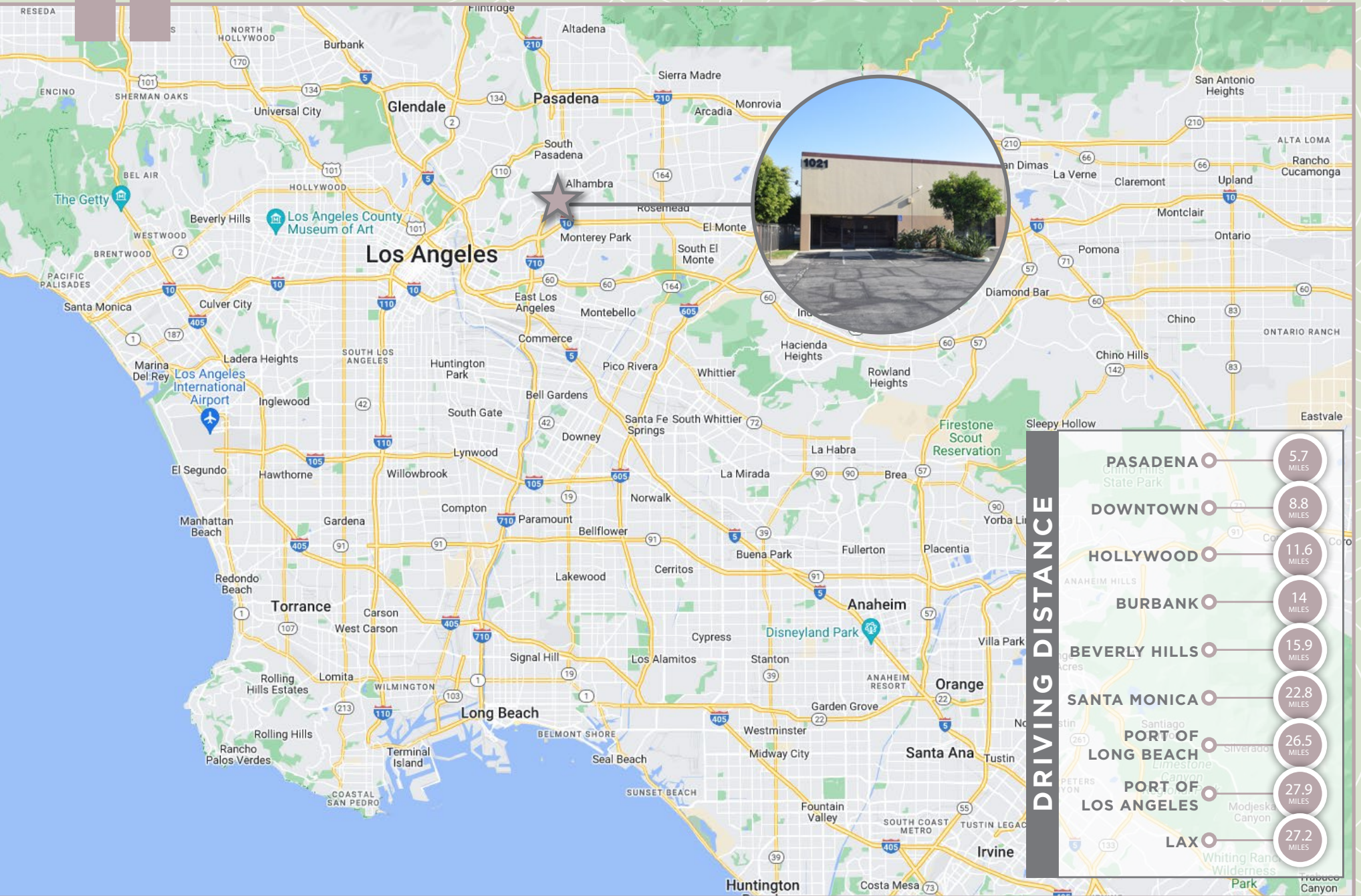
**±60 SPACES**

PARKING





# Regional Map





**CUSHMAN &  
WAKEFIELD**

## **BRANDON GILL**

Executive Director

+1 213 629 6528

[brandon.gill@cushwake.com](mailto:brandon.gill@cushwake.com)

Lic 01262330

## **BRANDON BURNS**

Executive Director

+1 213 629 6541

[brandon.burns@cushwake.com](mailto:brandon.burns@cushwake.com)

Lic 01194796

## **JAE YOO**

Executive Director

+1 213 629 6551

[jae.yoo@cushwake.com](mailto:jae.yoo@cushwake.com)

Lic 01503567