




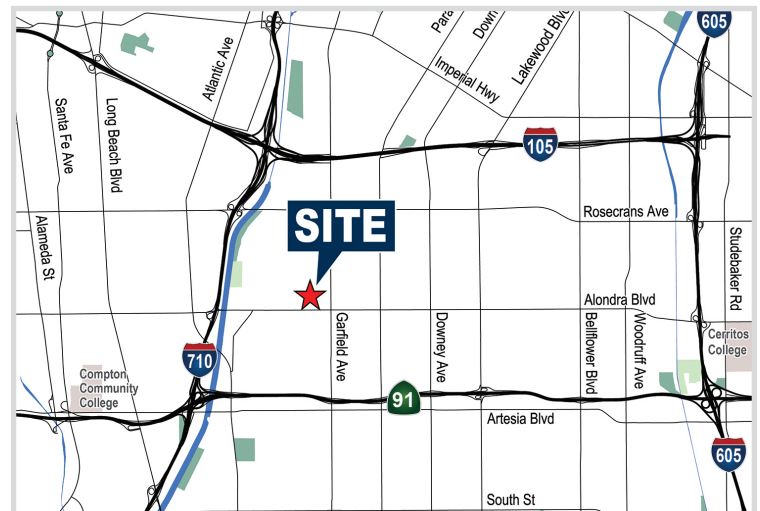
# GARFIELD PACIFIC PARAMOUNT, CA

# FOR LEASE



## PROPERTY FEATURES

- 296,370 SF Multi-Tenant Industrial Park
- ±1,300-43,000 SF Industrial Units
- Ground Level/Dock High Loading (on select Units)
- Professionally Managed and Maintained Project
- Excellent Access to    Freeways and Port of Long Beach



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ADDRESS	UNIT SIZE	ASKING RATE PSF *	BASE RENT	COMMENTS
15248 Texaco Ave.	18,865 SF	\$1.20/SF NNN	\$22,638.00	Reception, Private Office, Large Open Office, Three Restrooms, 2 Dock High Doors, Three Ground Level Doors, Available w/ 30 Days Notice
7310 Adams St. Unit H	3,360 SF	\$1.30/SF NNN	\$4,368.00/mo	Reception, Two Private Offices, Two Restrooms, Warehouse, Ground Level Door, Available 1/1/25
15323 Texaco Ave.	4,017 SF	\$1.30/SF NNN	\$5,222.00	Reception, Three Private Offices, Three Restrooms, Warehouse, Ground Level Door, Available 1/1/25

\*Additional \$0.23/sf applies for triple net expenses



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