

# FOR SALE

2649 Stingle Ave. Rosemead, CA

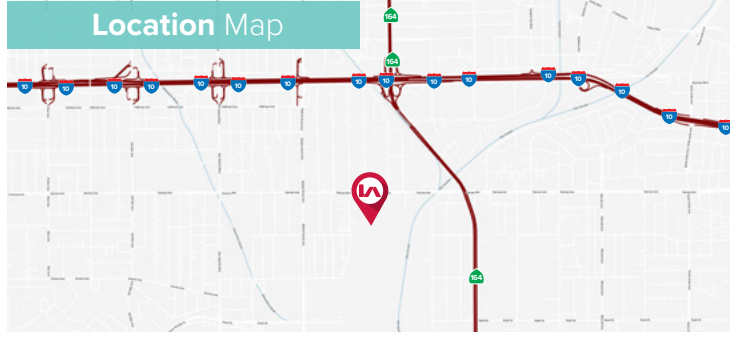
±9,032 Sq. Ft. Industrial Building  
with ±144,690 Sq. Ft. Lot



 **CLICK HERE TO WATCH VIDEO**




### Building Information

- ± 3.32 Acres
- ± 9,032 SF Office/Warehouse Space
- Metal Building Approx. ± 6,500 SF
- Fenced Yard
- Zoning: M-1
- 1-12K Gallon Diesel Tank / 1-12K Gallon Gasoline Tank
- 25K Capacity Lift
- Permitted Wash Rack
- Clarifier



### Regional Map

### Location Overview

-  Ports of Los Angeles & Long Beach ..... 31 Miles
-  Los Angeles Int'l Airport (LAX) ..... 31 Miles
-  Downtown Los Angeles ..... 11 Miles

**Tim Cronin, SIOR**  
Senior Vice President | LIC ID 00916418  
tcronin@lee-associates.com  
323.767.2088

**Charlie Winn**  
Senior Vice President | LIC ID 01151176  
cwinn@lee-associates.com  
949.724.4763

**Jake Arellano, GLS**  
Senior Vice President | LIC ID 02113094  
jarellano@lee-associates.com  
562.568.2088



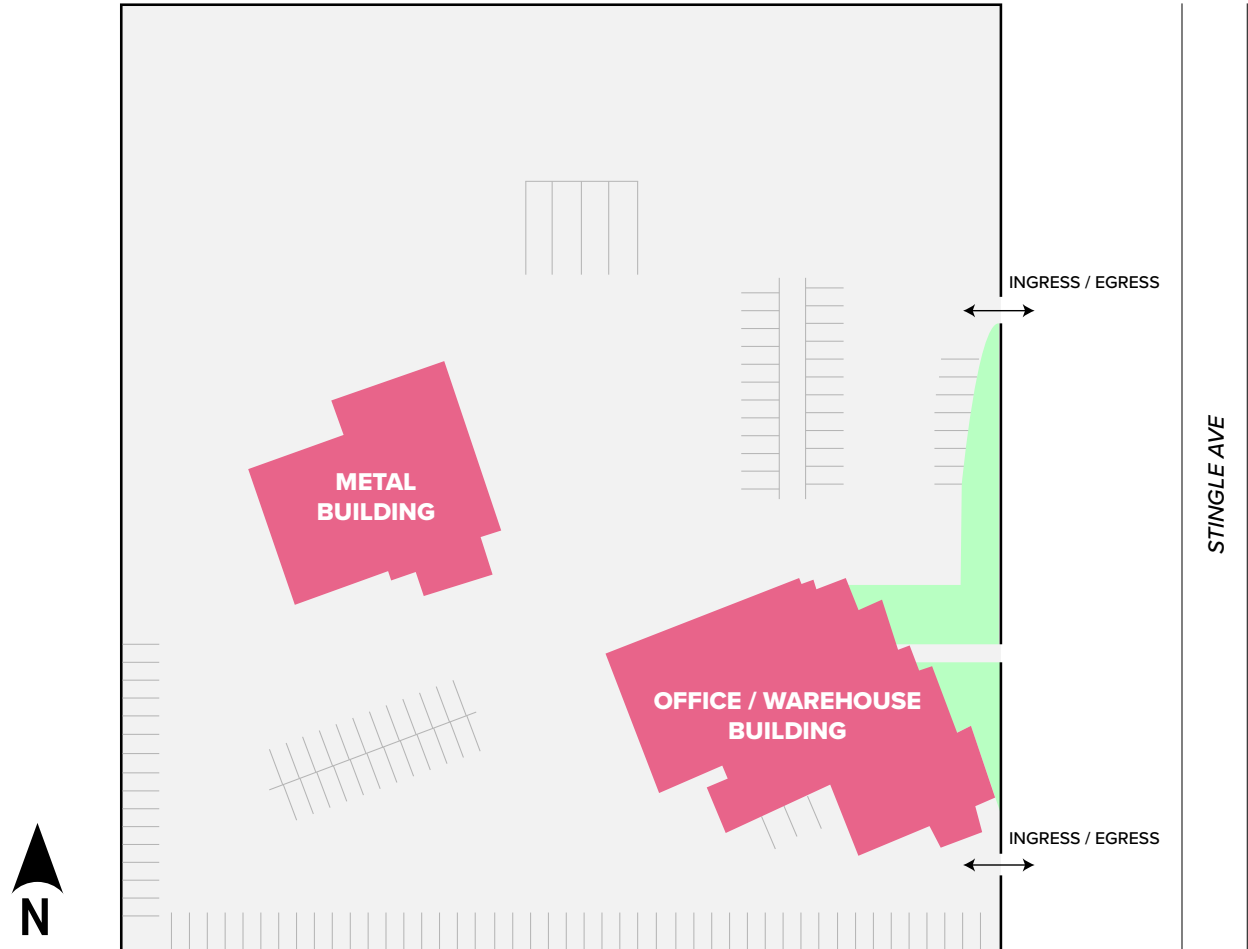
# FOR SALE

2649 Stingle Ave. Rosemead, CA

±9,032 Sq. Ft. Industrial Building  
with ±144,690 Sq. Ft. Lot

## Property Site Plan

Not To Scale/ Not Exact



## Additional Photos



**Tim Cronin, SIOR**  
Senior Vice President | LIC ID 00916418  
tcronin@lee-associates.com  
323.767.2088

**Charlie Winn**  
Senior Vice President | LIC ID 01151176  
cwinn@lee-associates.com  
949.724.4763

**Jake Arellano, GLS**  
Senior Vice President | LIC ID 02113094  
jarellano@lee-associates.com  
562.568.2088

