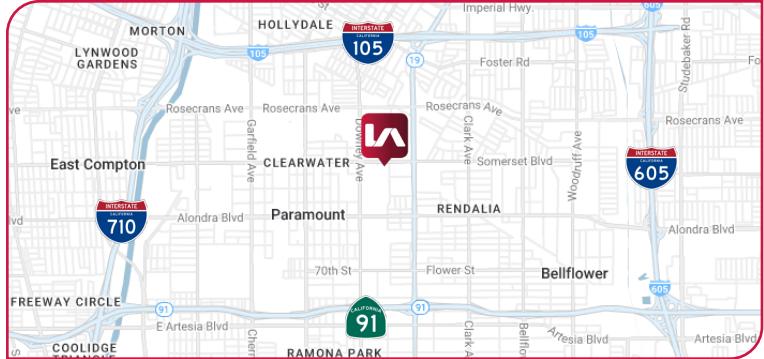


#### PROPERTY DETAILS

Available Space **±1,600 - 5,280 SF**

Lease Rate / SF **\$1.43 - \$1.50 Gross**

- Multi-tenant Industrial Park
- 105, 91, 710, and 605 Freeways Proximity
- M1 Zoning



#### AVAILABLE UNITS

UNIT	AREA	LEASE RATE	FEATURES
C	±1,600 SF	\$2,400 / Mo. (\$1.50 / SF)	<ul style="list-style-type: none"> <li>• Newly Refurbished</li> <li>• 1 GL Door</li> <li>• 12' Clear Height</li> </ul>
E	±5,280 SF	\$7,550 / Mo. (\$1.43 / SF)	<ul style="list-style-type: none"> <li>• Extra Large GL Door (12' x 14')</li> <li>• Heavy Power (400 Amps)</li> <li>• 450 SF Office Space</li> </ul>

LOCAL EXPERTISE. INTERNATIONAL REACH. WORLD CLASS.

#### SCOTT KROMAN

DRE LIC 00998564

skroman@lee-associates.com  
562.568.2026

#### DUSTIN BYINGTON

Associate | DRE LIC 01838103

dbbyington@leelalb.com  
562.728.7359

Lee & Associates Los Angeles - Long Beach  
DRE License 01069854

Lee & Associates City of Industry  
DRE License 01125429