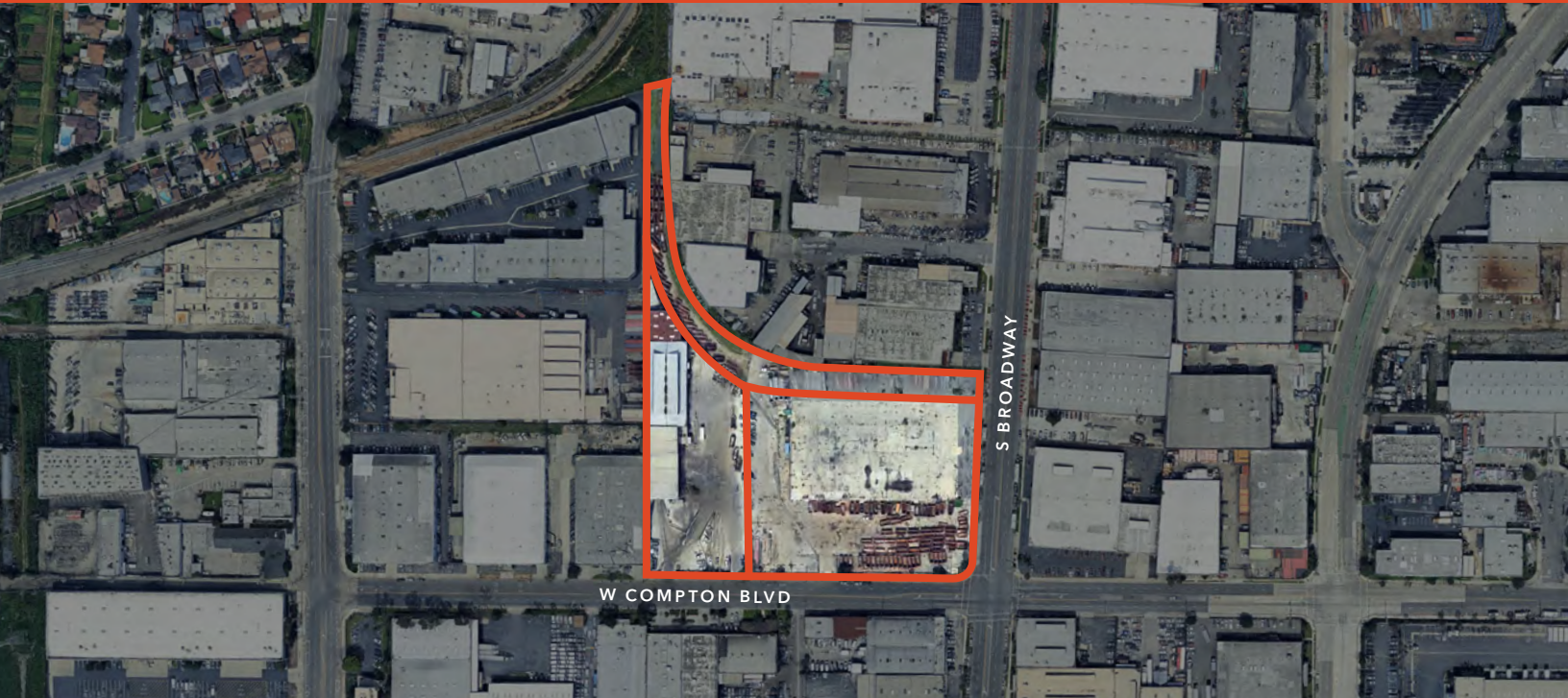


INDUSTRIAL LAND *FOR SALE*

15001 S BROADWAY & 357 W COMPTON BLVD
GARDENA, CA 90248



Property Highlights

Great development and / or
owner-user site

Located in unincorporated
LA County in close proximity
to ports

7.67 acres of M2 land / 3 parcels

17,725 SF brick / metal building

CUP in place for recycling

Owner will consider selling
parcels separately

\$44,000,000

SALE PRICE

\$131.61

SALE PRICE/SF

RICHARD ABDULIAN
213.225.7232
richard.abdulian@kidder.com
LIC N° 00884948

KIDDER.COM

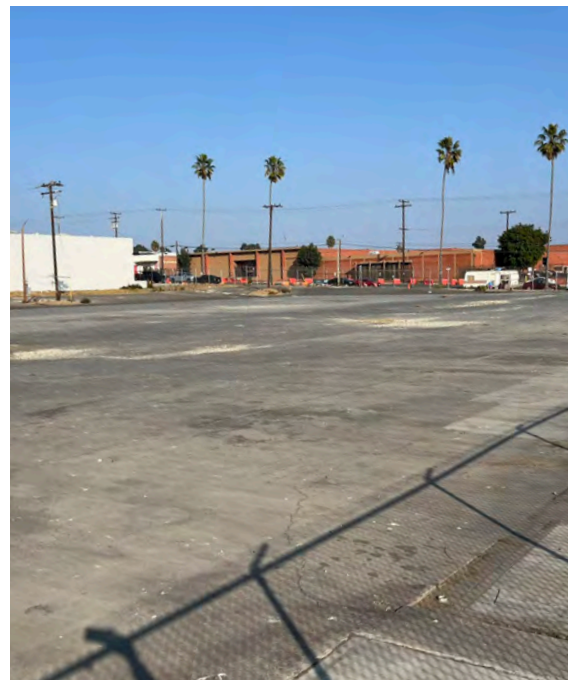
This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

km Kidder
Mathews



PROPERTY INFORMATION

AVAILABLE ACRES	7.67
AVAILABLE SF	334,320
SALE PRICE	\$44,000,000
SALE PRICE/SF	\$131.61
BUILDING SF	17,725
YARD	Fenced/paved
ZONING	LC M2
APN	6129-002-030 6129-002-029 6129-002-031

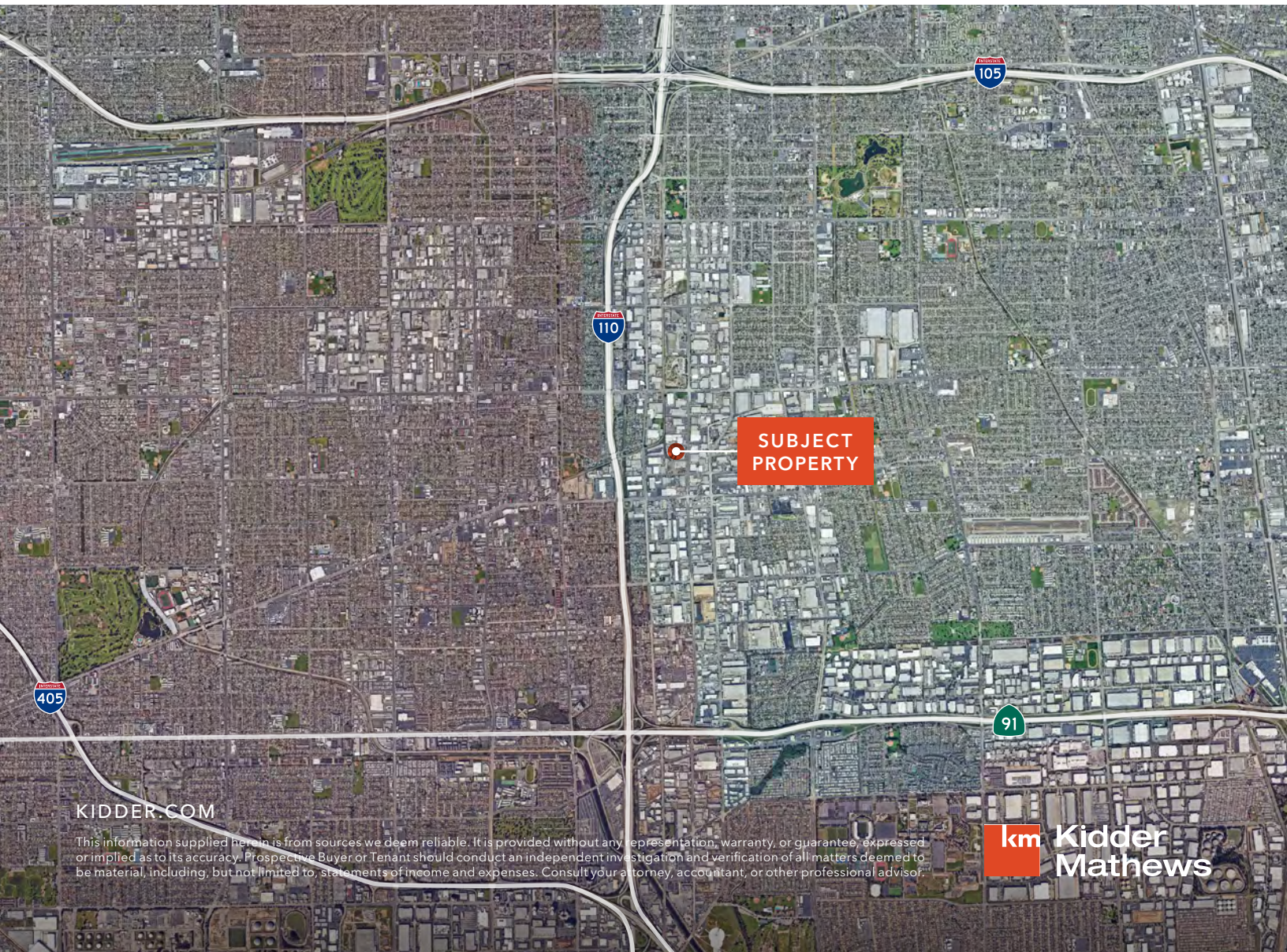


KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.



15001 S BROADWAY & 357 W COMPTON BLVD



KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

km Kidder Mathews