

±6,000 SF Industrial Building

837 Van Ness Ave, Torrance CA 90501

Central Torrance Location | Fenced Rear Yard



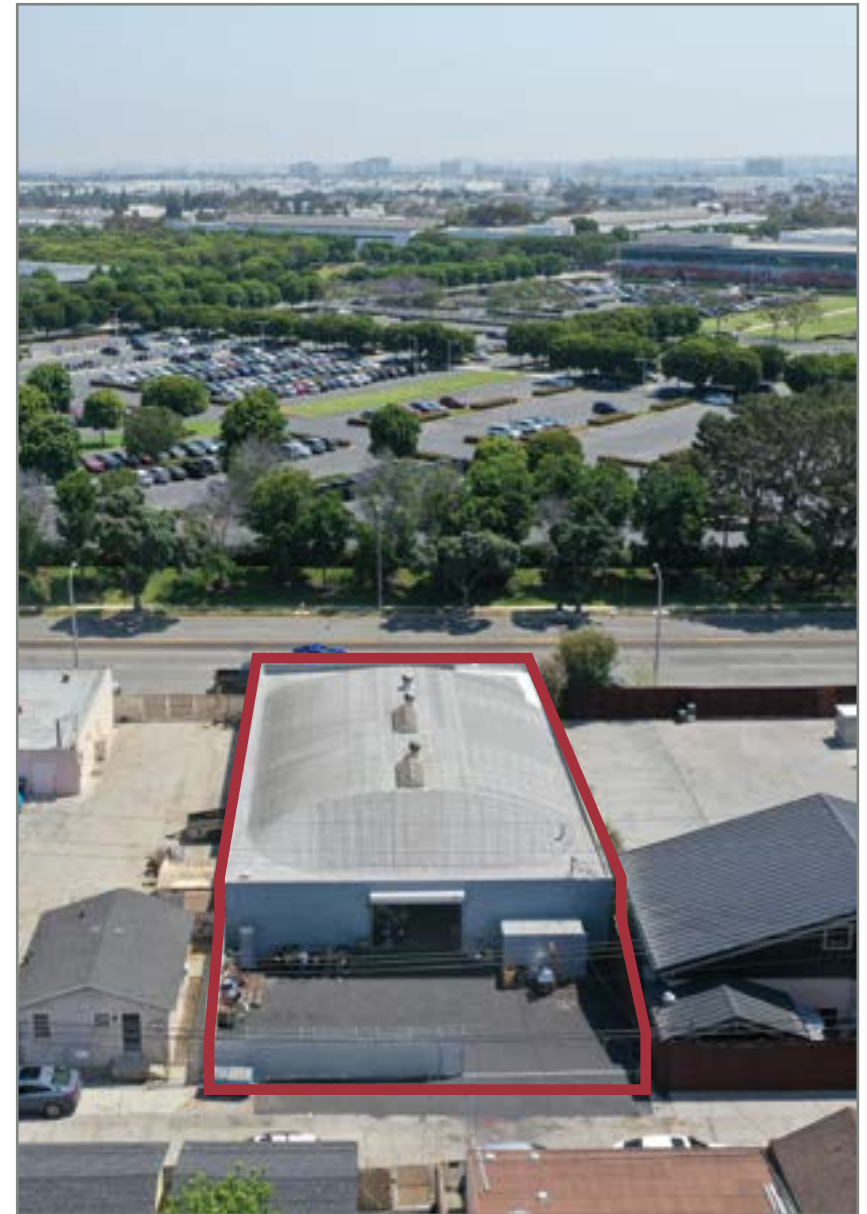
Property Description

For Sale

CBRE is pleased to offer the purchase opportunity of 837 Van Ness Avenue in Torrance, California. This is a rare opportunity to acquire a small freestanding industrial building in central Torrance within walking distance to downtown amenities. The building has well distributed power, a fenced rear yard, and major boulevard exposure. The location is within minutes of the 405 and 110 Freeways.

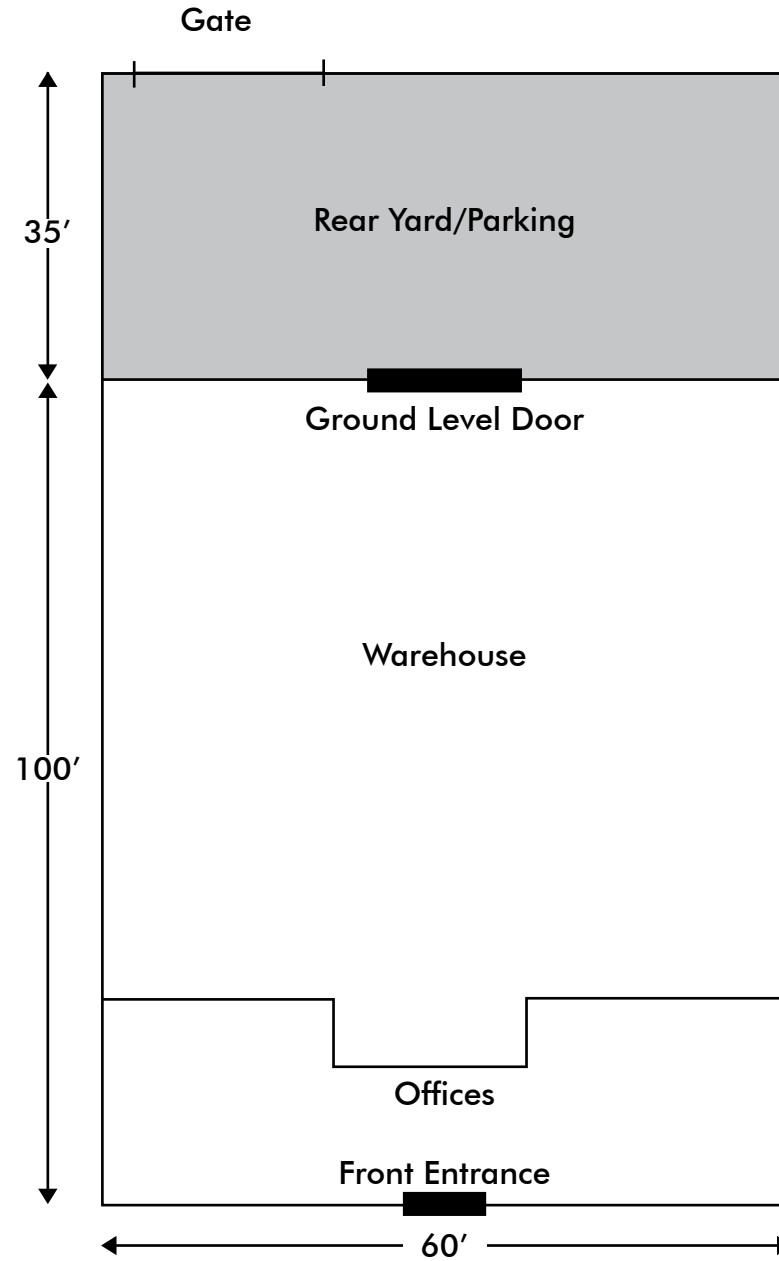
PROPERTY DETAILS

Sale Price	\$2,100,000 (\$350 PSF)
Building Size	± 6,000 SF
Land Size	8,282 SF
Office Area	± 1,036 SF
Minimum Warehouse Clearance	11'
Loading	1 Ground Level Door
APN	7354-019-029
Power	400 Amps, 120 Volts, 3 Phase, 4 Wire
Year Built	1957
Zoning	M1
Notes	Bonus ± 570 SF Mezzanine Office Not Included in the Building SF



Site Plan

For Sale

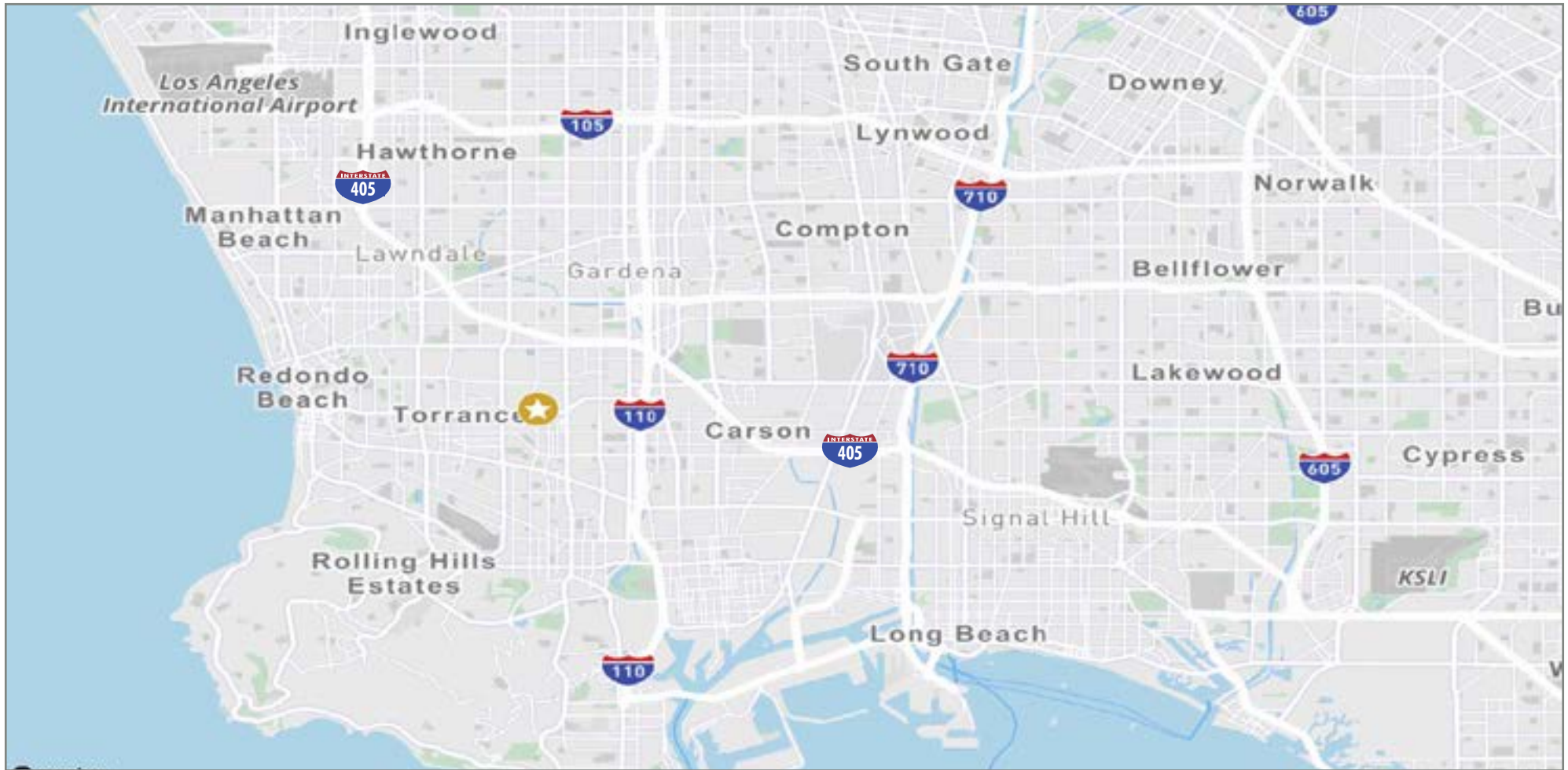


*Measurements not to scale

Property Images

For Sale





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