



315-325 W CERRITOS AVE

20,241 SF Industrial Building

GLENDAL, CA 91204

Excellent south Glendale location

HVAC in portions of the warehouse

Easy access to (5), (2), and (134) freeways

Close to Metrolink station

Heavy power

RICHARD ABDULIAN

213.225.7232

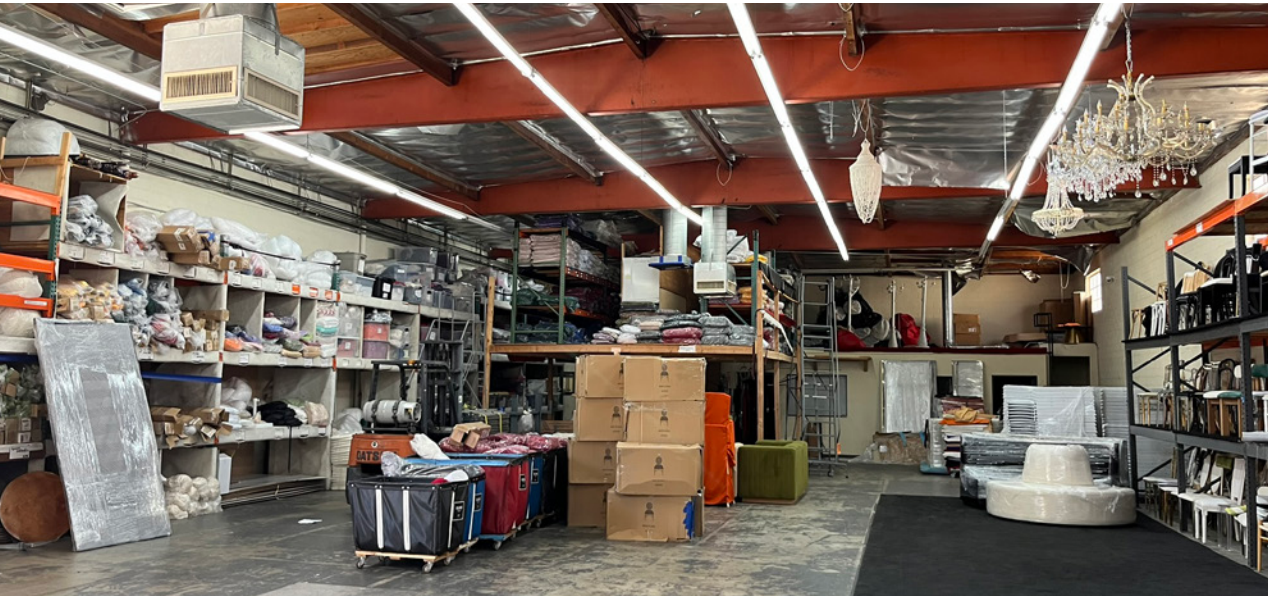
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LIC N° 00884948

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315-325 W CERRITOS AVE



PROPERTY OVERVIEW

DATE AVAILABLE	3/1/2026
TERM	Minimum 3 years
LEASE RATE/MO	\$31,374
LEASE RATE/SF	\$1.55 Gross
BUILDING SIZE	20,241 SF
LAND SIZE	30,000 SF
OFFICE SIZE	3,293 SF
YEAR BUILT	1965
CONSTRUCTION	Brick
CLEAR HEIGHT	12'-16'
GL DOORS	(3) 12'x12'
POWER	800 amps, 240 volts, 3 phase
RESTROOMS	5
PARKING	20 spaces
ZONING	GLM 1A

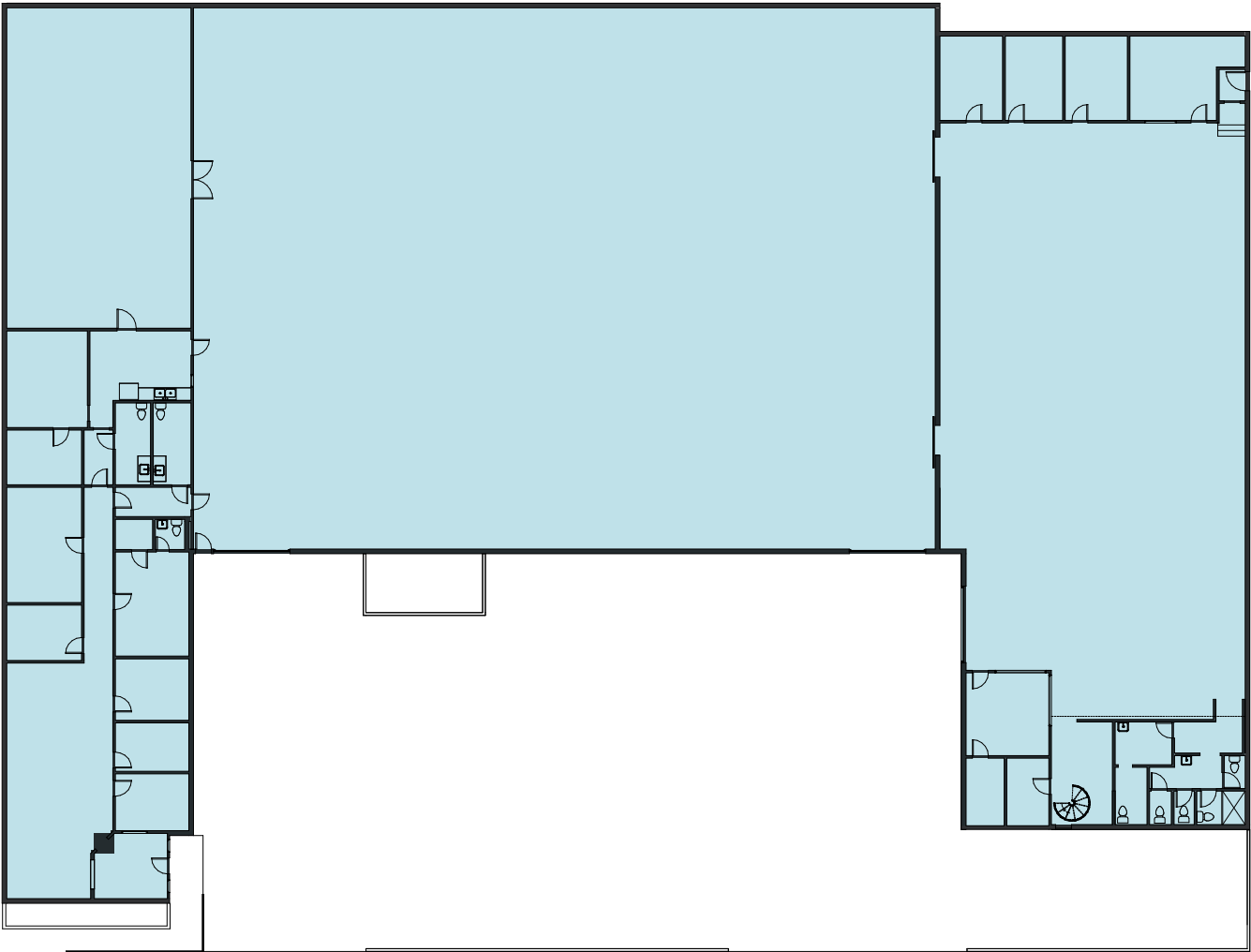
20,241 SF
BUILDING SIZE

\$1.55/SF
LEASE RATE (GROSS)

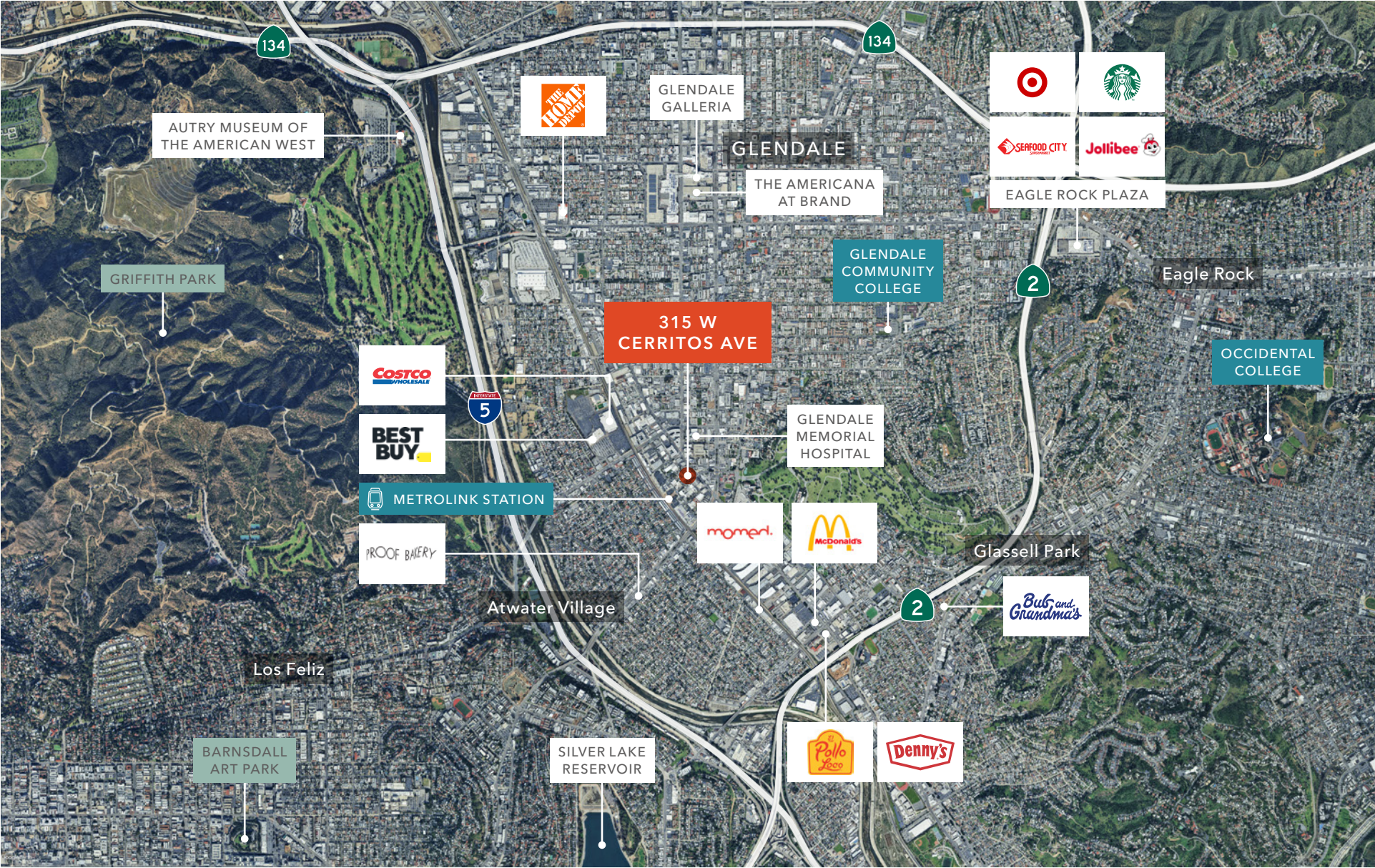




SITE PLAN



W CERRITOS AVE





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*For more information on
this property, please contact*

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