

The Klabin Company

19700 S Vermont Ave, Suite 100 Torrance, CA 90502 | 310-329-9000

Available SF 11,943 SF

Industrial For Lease

Building Size 37,573 SF

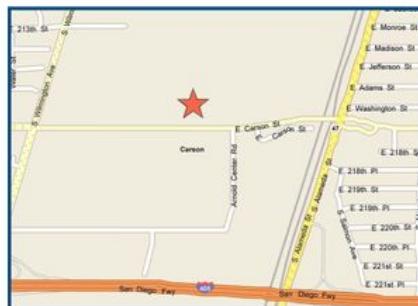
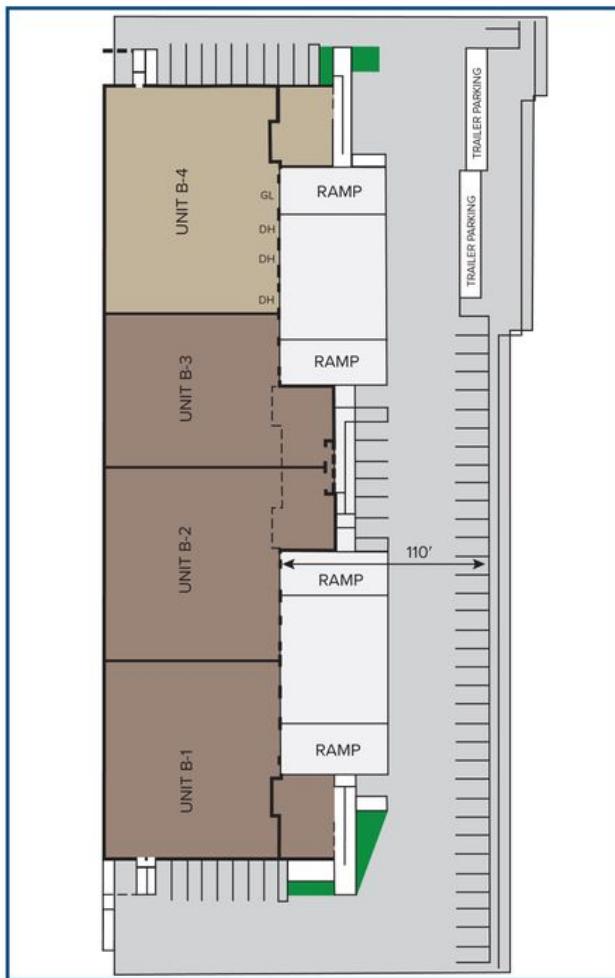


Property Name: South Carson Distribution Center
Address: 2205 E Carson St, Unit B4, Carson, CA 90810
Cross Streets: S Wilmington Ave/E Carson St

State of the Art Distribution Center
 3 Dock High Loading Doors
 Unsurpassed Quality and Image

Lease Rate/Mo:	\$24,483	Sprinklered:	Yes	Office SF / #:	2,298 SF / 5
Lease Rate/SF:	\$2.05	Clear Height:	24'	Restrooms:	2
Lease Type:	Net / Op. Ex: \$0.22	GL Doors/Dim:	1 / 12'x14'	Office HVAC:	Heat & AC
Available SF:	11,943 SF	DH Doors/Dim:	3 / 9'x10'	Finished Ofc Mezz:	1,132 SF
Minimum SF:	11,943 SF	A: 400 V: 277/480 O: 3 W: 4		Include In Available:	Yes
Prop Lot Size:	POL	Construction Type:	Concrete	Unfinished Mezz:	0 SF
Term:	5 Years	Const Status/Year Blt:	Existing / 1991	Include In Available:	No
Sale Price:	NFS	Whse HVAC:	No	Possession:	04/01/2026
Sale Price/SF:	NFS	Parking Spaces: 15	/ Ratio: 1.3:1	Vacant:	No
Taxes:	\$157,173 / 2025	Rail Service:	No	To Show:	Call broker
Yard:	Fenced / Paved	Specific Use:	Warehouse/Distribution	Market/Submarket:	Carson/Compton
Zoning:	MH			APN#:	7316-026-028
Listing Company:	The Klabin Company				
Agents:	Courtney Bell 310-329-9000 , Matt Stringfellow 310-329-9000				
Listing #:	44133605	Listing Date:	01/09/2026	FTCF:	CB250N150S000/AOAA
Notes:	Taxes for entire property. Lessee to independently verify all information contained herein.				

2205 E. Carson Street, Unit B4 | Carson, CA 90810 | 11,943 SF

SITE PLAN
INDUSTRIAL PROPERTY FOR LEASE

CORPORATE NEIGHBORS

- Sony Corporation
- Yusen Logistics
- Lexanic Transport
- New Age Electronics
- GEODIS Logistics
- Hellmann Worldwide Logistics
- CCL Tube
- JVC Kenwood

This information has been obtained from sources believed liable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinion, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

THE KLABIN COMPANY

INDUSTRIAL AND OFFICE REAL ESTATE SINCE 1961
CORFAC INTERNATIONAL

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