

141 E 157th St

141 E 157th St, Gardena, CA 90248

Presented By:
DREAM Dream Commercial
COMMERCIAL



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Property Details

This industrial property is situated in a convenient location in unincorporated Los Angeles County (Gardena address) just a few minutes from 110, 91, and 405 fwy. The property is approximately 28,620 sq ft, which includes approximately 960 sq ft of front office space. The building has a fire sprinkler system, a total of 1400 amps electricity, and 4 drive-ins with roll-up doors. Ceiling height varies from 15 to 18 ft. Lot size is approximately 52,911 sq ft with 40 parking spots. Refer to attached site plan. Tenant may lease 1, 2, or all 3 sections for a total of 28,620 sq ft. Ideal for tenants that want over 28k sq ft, but would prefer to have walled sections for separate departments or different product storage. Each section is approximately 9,540 sq ft. All offers will be considered.

Recent upgrades include:

- New roof
- New HVAC system for the office
- New LED lights throughout the warehouse
- Striped parking lot in the front and rear
- Paint throughout the warehouse interior

Disclaimer: Prospective Tenants are advised to conduct their own inspection on all aspects of the property to ensure it suits their needs. Broker or its agents have not verified and will not verify any information.

Price: \$15.00 /SF/YR

- Great location with convenient freeway access (110, 91, & 405 fwy)!
- 28,620 sq ft of space includes 960 sq ft of office space!
- Heavy power: Upto 1400 Amps of electricity!
- New roof, HVAC, and LED lights!

View the full listing here: <https://www.loopnet.com/Listing/141-E-157th-St-Gardena-CA/32096855/>

| | |
|------------------------|----------------|
| Rental Rate: | \$15.00 /SF/YR |
| Property Type: | Industrial |
| Property Subtype: | Warehouse |
| Rentable Building Area | 28,620 SF |
| : | |
| Year Built: | 1963 |
| Rental Rate Mo: | \$1.25 /SF/MO |

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Listing spaces

1st Floor Ste 1

Space Available: 9,540 SF
Rental Rate: \$15.00 /SF/YR
Contiguous Area: 28,620 SF
Date Available: Now
Service Type: Triple Net (NNN)
Space Type: Relet
Space Use: Industrial
Lease Term: Negotiable

1st Floor Ste 2

Space Available: 19,080 SF
Rental Rate: \$15.00 /SF/YR
Contiguous Area: 28,620 SF
Date Available: Now
Service Type: Triple Net (NNN)
Space Type: Relet
Space Use: Industrial
Lease Term: Negotiable

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Location



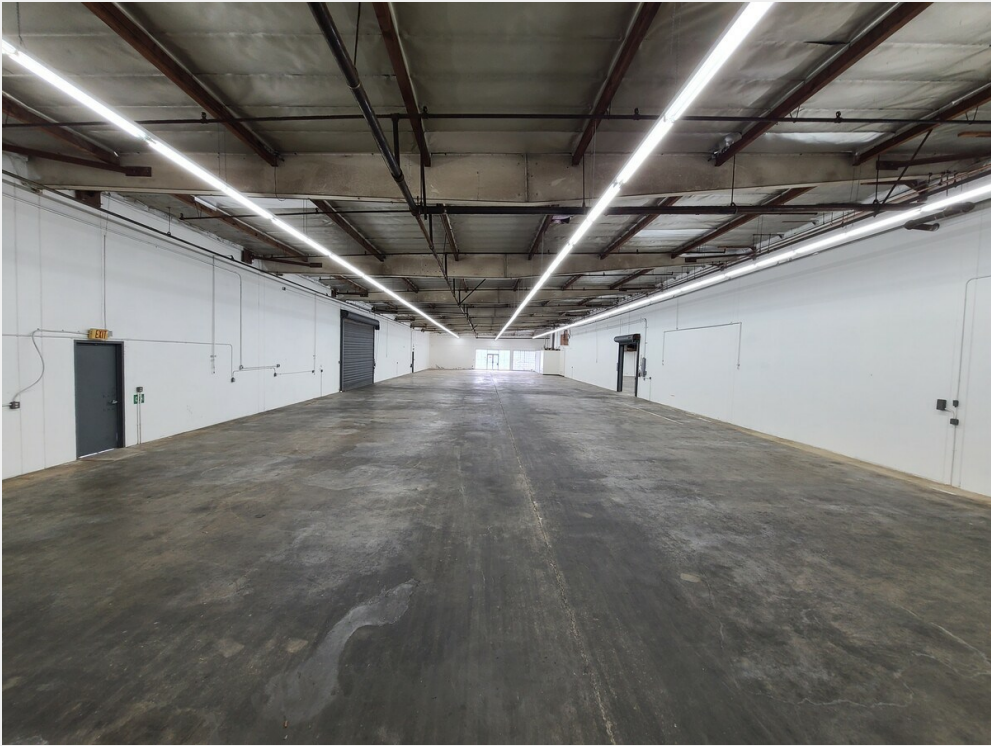
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Property Photos



Building Photo



Building Photo

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Building Photo

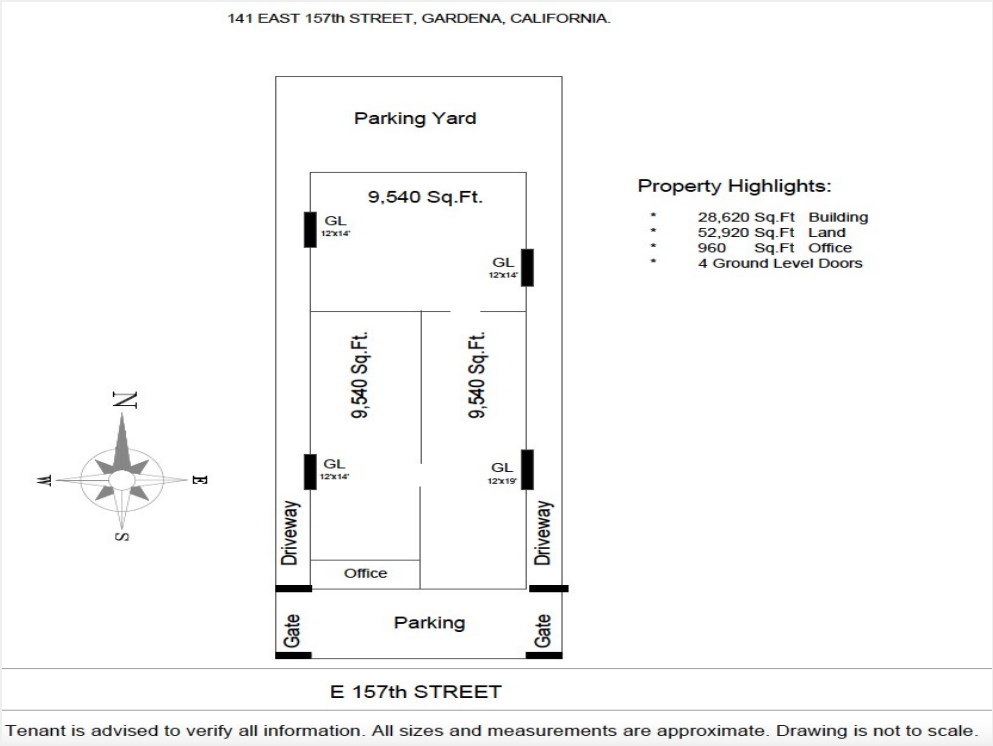


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