



OFFERING MEMORANDUM

6760 FOSTER BRIDGE BLVD | BELL GARDENS, CA 90201
Industrial/Show Room



Demetrios
KITAKIS



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PROPERTY DETAILS

PROPERTY DESCRIPTION

RARE OPPORTUNITY FOR A SHOWROOM-QUALITY MANUFACTURING WAREHOUSE. This stunning 27,000 SF manufacturing warehouse at 6760 Foster Bridge Blvd in Bell Gardens offers a private and secure space. The property features 24-foot clear height ceilings and a heavy-duty power distribution system, ideal for efficient operations. Built in 1984 on nearly 1 acre, the site is fully fenced and gated. The 18,000 SF parking lot in front provides ample space for parking, storage, or other creative uses. The 18' wide by 14'6" high grade-level door ensure easy pedestrian access and vehicular entry, facilitating smooth loading and unloading. Located in the Commerce industrial submarket, this property benefits from proximity to major highways and ports, enhancing distribution and logistics. Bell Gardens is a strategic location within Southern California's thriving manufacturing and logistics hub, attracting increasing interest from business owners and investors alike. The area's accessibility and strong industrial infrastructure make it an ideal spot for businesses looking to optimize their operations. With industrial real estate in Bell Gardens projected to grow in value due to continued demand and limited supply, this is an ideal time to invest in this high-quality facility. Seize this unique opportunity to own a premium manufacturing warehouse that meets the highest standards for privacy, security, and functionality.

\$13,950,000

PRICE

Commercial Sale

PROPERTY TYPE

Industrial/Show Room

LAND USE

27,000

BUILDING SF

41,818

LOT SIZE SF

1984

YEAR BUILT

1

STORIES

1

NUMBER OF PROPERTIES

\$516.67

PRICE PER S/F (BUILDING)



INS JEAN
760

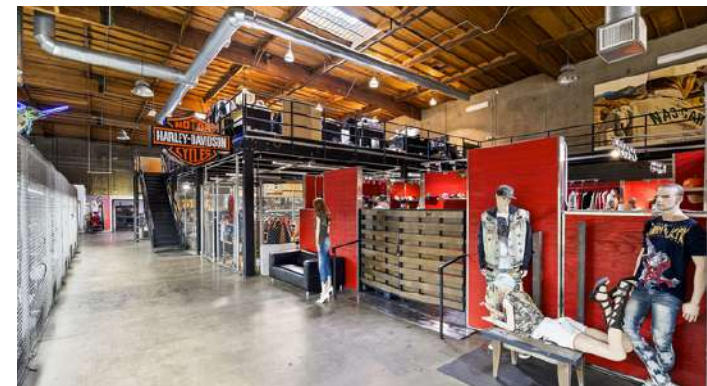
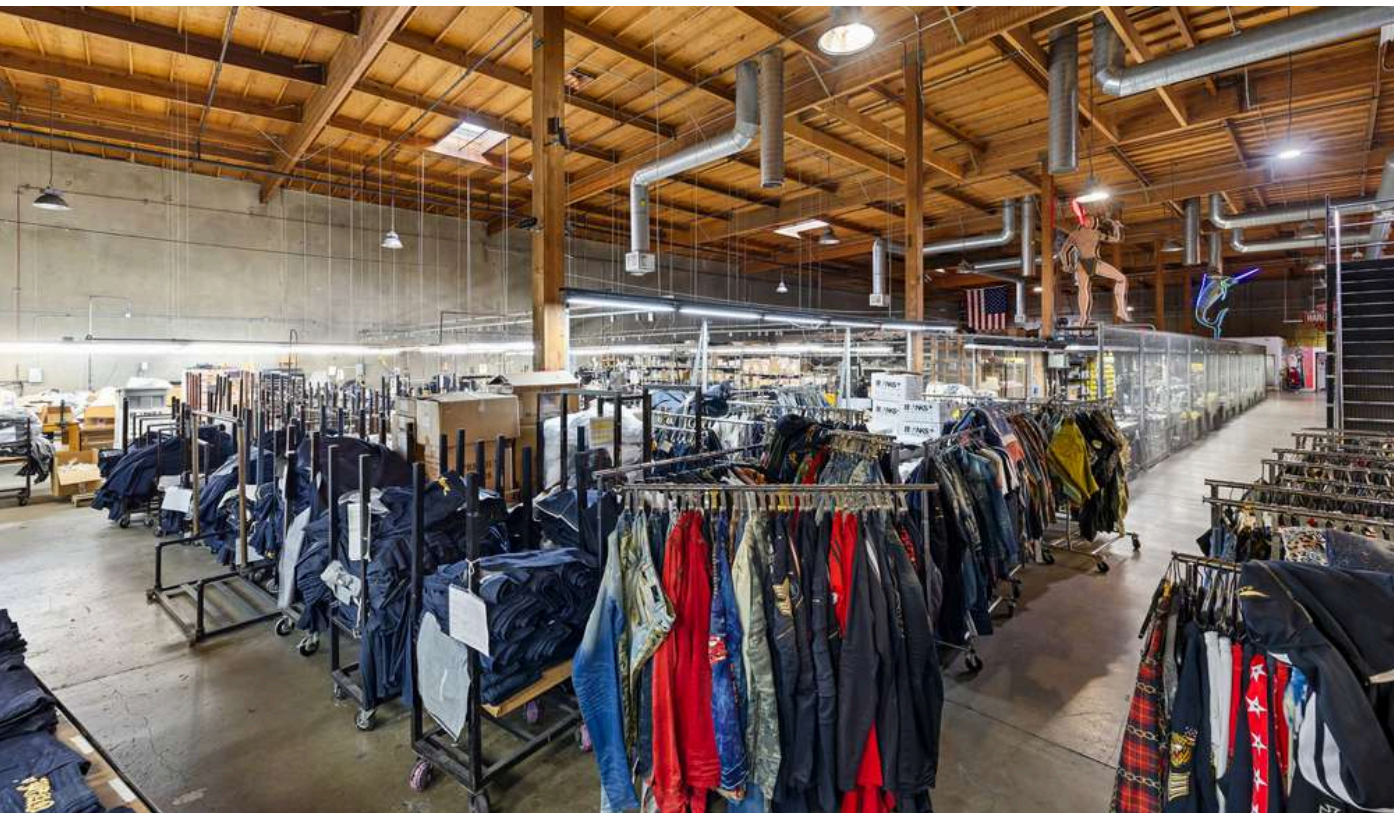
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FRONTAGE PHOTOS





INTERIOR PHOTOS





REAR PHOTOS





LOCATION DETAILS

LOCATION HIGHLIGHTS



Freeway Access: Near 710 Freeway for easy transport.



Future Transit: Southeast Gateway Line nearby.



Industrial Hub: In a prime logistics corridor.



Recreation: New aquatic center at Ford Park.



Commerce Casino: Major venue 3 miles away.





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