

Available SF 12,200 SF

Industrial For Lease

Building Size 38,850 SF



Address: 10451 W Jefferson Blvd, Culver City, CA 90232

Cross Streets: W Jefferson Blvd/Jordan Way

Hard to Find Industrial/Flex Property
Located in The Heart of Culver City
Perfect for A Variety of Light Industrial/Flex Uses
Identity/Visibility Along Jefferson Blvd
3,950 SF of Office & ±8,250 SF of Whse/Flex Area
12'x12' Ground Level Loading Door

Lease Rate/Mo: \$25,620
Lease Rate/SF: \$2.10
Lease Type: Industrial Gross / Op. Ex: \$0.05
Available SF: 12,200 SF
Minimum SF: 12,200 SF
Prop Lot Size: POL
Term: Acceptable to Owner
Sale Price: NFS
Sale Price/SF: NFS
Taxes:
Yard: No
Zoning: IG

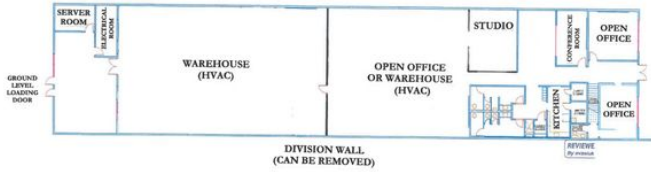
Listing #: 33732572

Sprinklered: Yes
Clear Height: 12'-13'
GL Doors/Dim: 1 / 12'x12'
DH Doors/Dim: 0
A: 400 V: 0: 3 W:
Construction Type: Masonry
Const Status/Year Blt: Existing / 1954

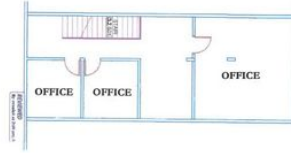
Whse HVAC: Yes
Parking Spaces: 27 / Ratio: 2.2:1
Rail Service: No
Specific Use: Flex/R&D

Listing Date: 02/01/2023

Office SF / #: 3,950 SF
Restrooms: 3
Office HVAC: Heat & AC
Finished Ofc Mezz: 1,000 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: 60 Days
Vacant: No
To Show: Call broker
Market/Submarket: LA West
APN#:



10451 W. JEFFERSON BOULEVARD
 CULVER CITY, CA 90232
 AS BUILT
 FIRST FLOOR - FLOOR PLAN



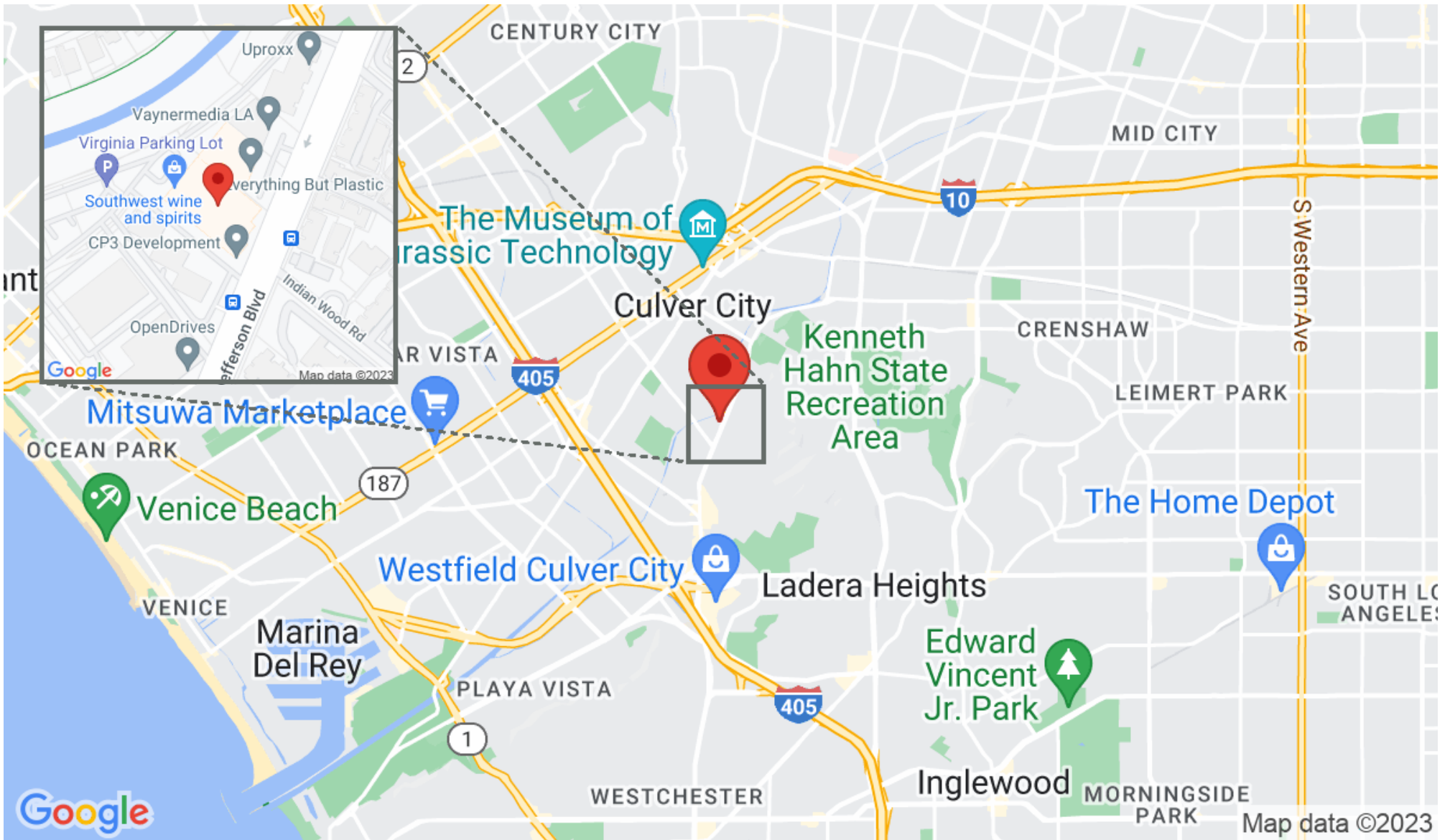
10451 W. JEFFERSON BOULEVARD
 CULVER CITY, CA 90232
 AS BUILT
 SECOND FLOOR - FLOOR PLAN

10451-10463 W Jefferson Blvd



The Altemus Company

1537 Pontius Avenue Los Angeles, CA 90025 | 310-478-7727



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310-478-7729



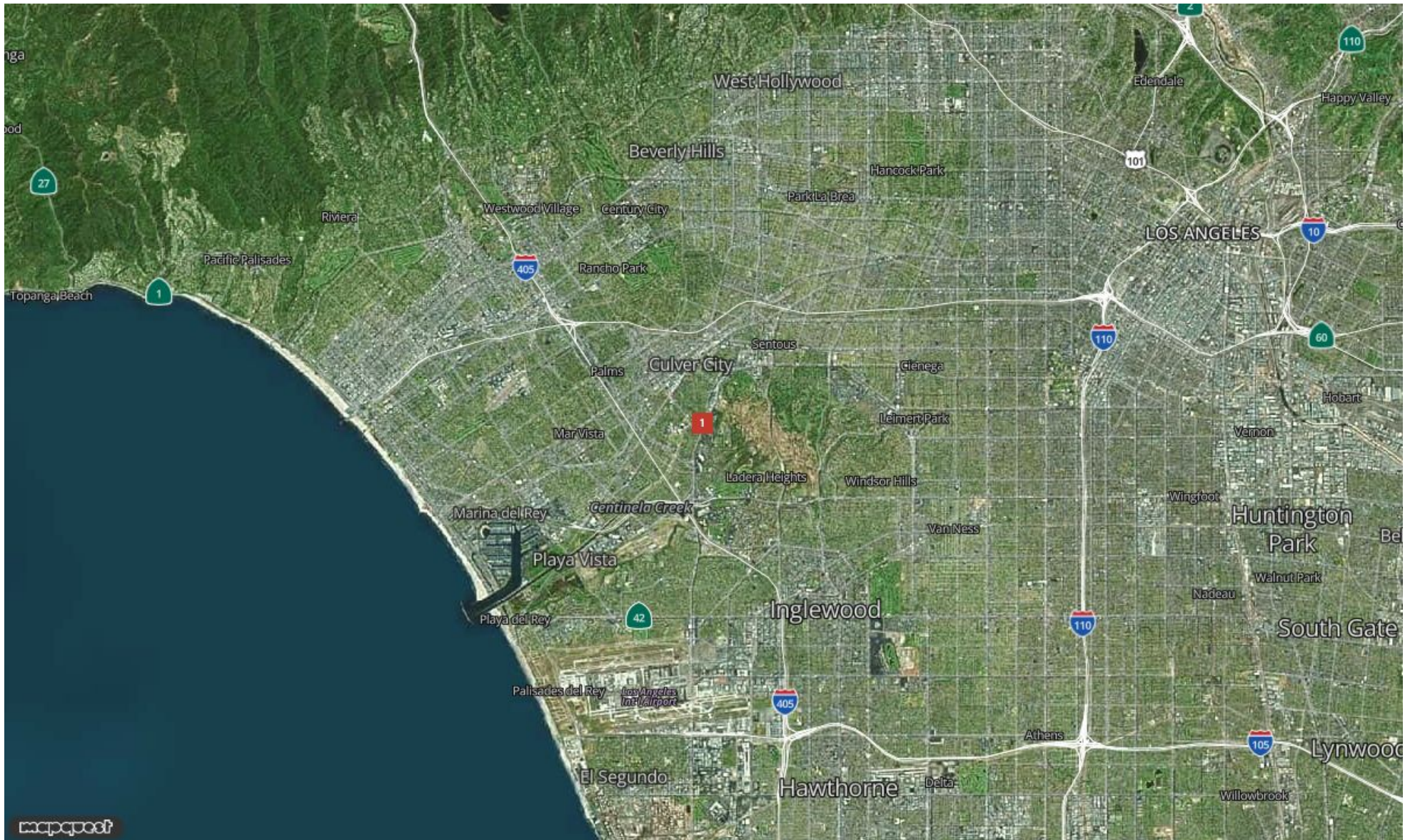
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Report for 10451 - 10463 W Je...



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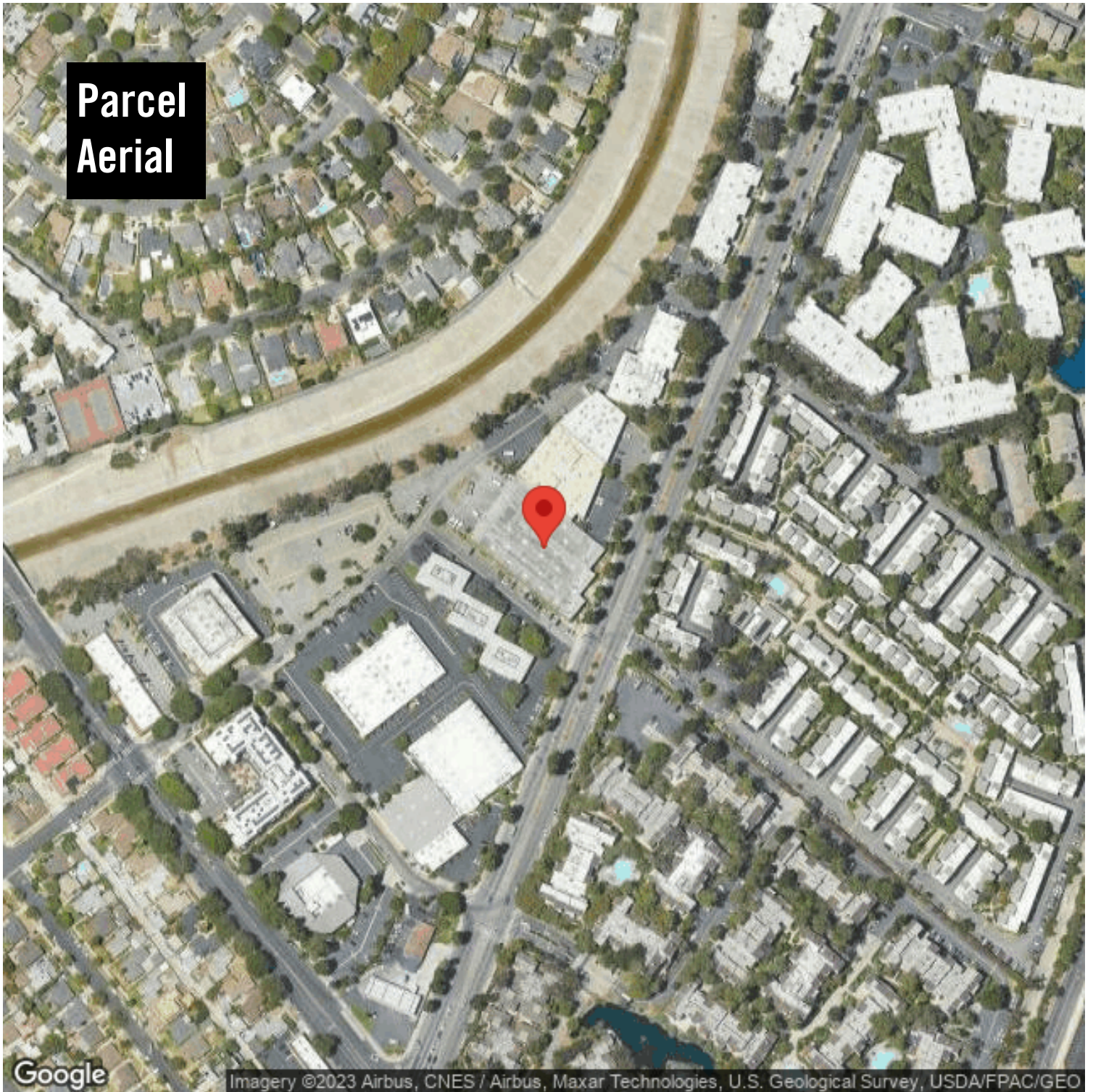
10451-10463 W Jefferson Blvd



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**Parcel
Aerial**



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