

Available SF 20,740 SF

Industrial For Lease

Building Size

68,714 SF



Property Name:

Address:

3780 W. Century Blvd., Inglewood, CA 90303

Cross Streets:

Prairie Avenue / Century Blvd.

High Profile Location- Adjacent to SoFi Stadium/Clippers Arena
 3 Miles to LAX / 10 Truck High Loading Positions
 22 Foot Clear Height / Sprinklered / Subterranean Parking
 Grade Level Via Ramp / Mezzanine Office
 Lowest Operating Expenses for Modern Logistics Bldg at LAX

Lease Rate/Mo:	\$26,962	Sprinklered:	Yes	Office SF / #:	4,748 SF / 9
Lease Rate/SF:	\$1.30	Clear Height:	22'	Restrooms:	3
Lease Type:	NNN / Op. Ex: \$0.170	GL Doors/Dim:	1	Office HVAC:	Heat & AC
Available SF:	20,740 SF	DH Doors/Dim:	10	Finished Ofc Mezz:	4,748 SF
Minimum SF:	20,740 SF	A: 400 V: 277 O: 3 W:		Include In Available:	Yes
Prop Lot Size:	POL	Construction Type:	Tilt-wall	Unfinished Mezz:	0 SF
Term:	5 years	Const Status/Year Blt:	Existing / 1990	Include In Available:	No
Sale Price:	NFS	Whse HVAC:	No	Possession:	08/01/21
Sale Price/SF:	NFS	Parking Spaces: 22 / Ratio: 1.06:1,000		Vacant:	No
Taxes:		Rail Service:	No	To Show:	Call Broker
Yard:	Yes	Specific Use:	Warehouse/Distribution	Market/Submarket:	LAX Area
Zoning:	M1			APN#:	4032-003-059

Listing Company:

Kidder Mathews - El Segundo

Agents:

Andrew Dilfer GLS (310) 906-3280, Luke Staubitz SIOR (310) 906-3288, Harvey Beesen SIOR (310) 906-3264

Listing #:

AIR CRE Use Only

Listing Date:

AIR CRE Use Only

FTCF: CB250N000S000

Notes:

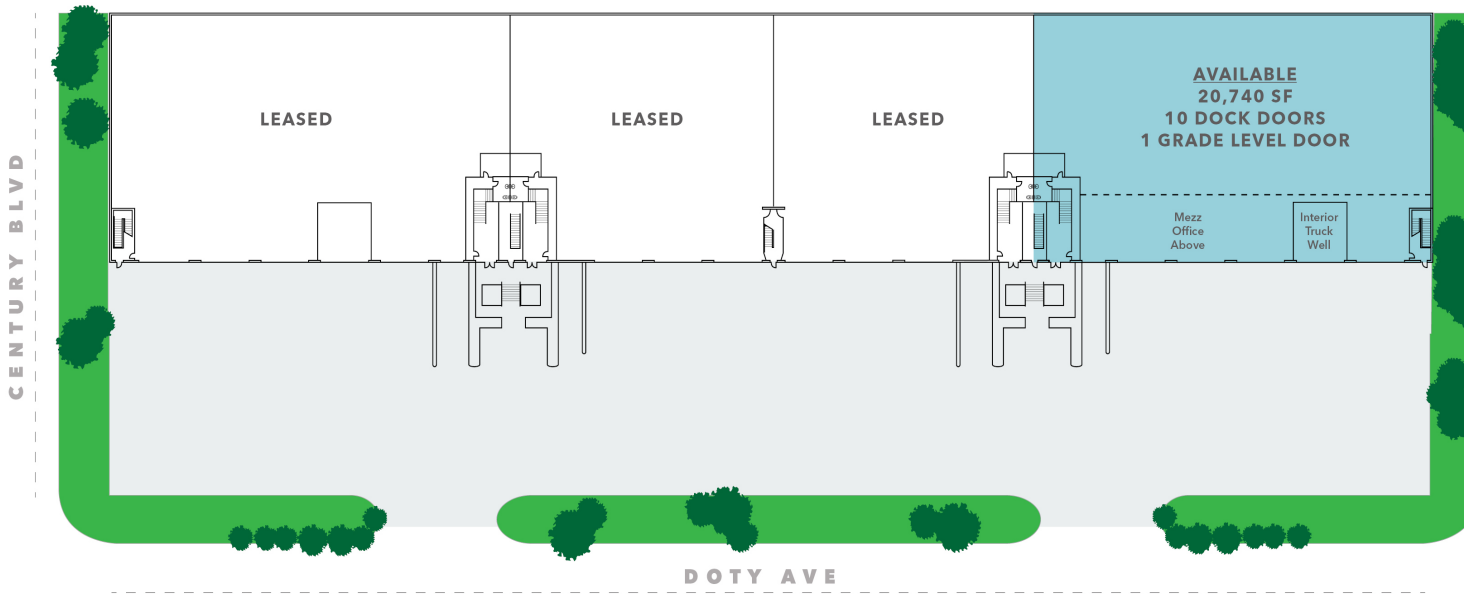
Lessee to independently verify all data on this brochure. OPEX is \$0.17 PSF/Month.

FOR LEASE

3780 W Century Blvd

INGLEWOOD, CA 90303

Site plan



08/01/21

DATE AVAILABLE

20,740

SQUARE FEET

\$1.30

LEASE RATE

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