

FOR LEASE



**COLDWELL BANKER
COMMERCIAL**
BLAIR

 SAGE REAL ESTATE

1840 EAST 29TH STREET
SIGNAL HILL, CA 90755

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SIGNAL HILL, CA 90755

PROPERTY DESCRIPTION

Unit A

± 900-1,000 SF Office with ±2,750 SF yard available at \$2,950 per month/Mod. Gross

Unit B

± 2,750 SF Yard available at \$2,200 per month/Mod. Gross

Rent both Unit A & B together with an approximately ±900-1,000 SF Office and ±5,500 SF yard at \$4,950 per month/Mod. Gross

ZONING: General Industrial (GI)

APN: 7212-007-019

HIGHLIGHTS

- Beautifully remodeled office space
- Approximately 900 – 1,000 SF of office space available with approximately 2,750 SF of yard
- Sliding metal gate leads into the office space with the front yard
- An additional 2,750 SF of just yard space is available behind the office space for rent
- Rent the office space and yard together for a discount
- Great location in Signal Hill
- Move-in ready and short-term leases are available



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PROPERTY DESCRIPTION

Coldwell Banker Commercial BLAIR and Sage Real Estate Group is pleased to present the property for lease located at 1840 East 29th Street Signal Hill, California. There is an office space that is street facing that is approximately 900 – 1000 SF with an approximately 2,750 SF of yard space. The upgraded office space has two – three private offices and two restrooms. There is a metal sliding gate that opens into the yard. The yard space can be used for storage and parking. There is also an additional 2,750 SF of yard located behind the office that has a separate entry gate. These two spaces can be rented separately or can be rented at a discount together.

ZONING:

This property is in the General Industrial (GI) district. The GI general industrial district is intended to provide for the development of a variety of general industrial and service uses which do not generate obnoxious or offensive impacts which might affect persons residing or conducting business in the city. Uses that are allowed in the GI district include some retail, office, personal uses, and manufacturing. The city would allow a contractor to use the premises for their business and to store their construction trucks or other vehicles on-site.



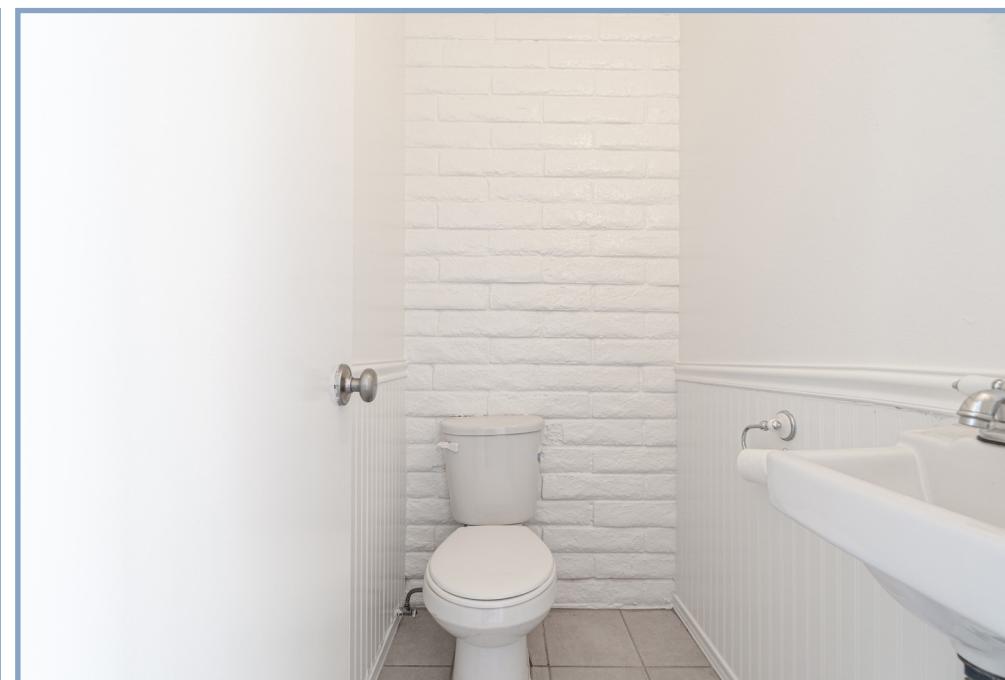
1840 EAST 29TH STREET

SIGNAL HILL, CA 90755

Unit A Office

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