



14702 S MAPLE AVE
GARDENA / CA



For Sublease

132,327 SF Transload Cross Dock Facility

**11.5 Acre Site (26% Coverage)
with 225+ Position Trailer Yard**



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Building Specifications



132,327 SF Building Situated on 11.54 Acres of Land



2,025 Square Feet of Offices



32' Minimum Clear Height



46 - Dock High Doors (10 Dock Positions are 33" High with Dock Levelers)



2 Ground Level Doors



Secure, 100% Concrete Yard



ESFR Sprinklers



3000 Amps, 277/480 volts Capacity (Lessee to Verify)



LED Warehouse Lighting



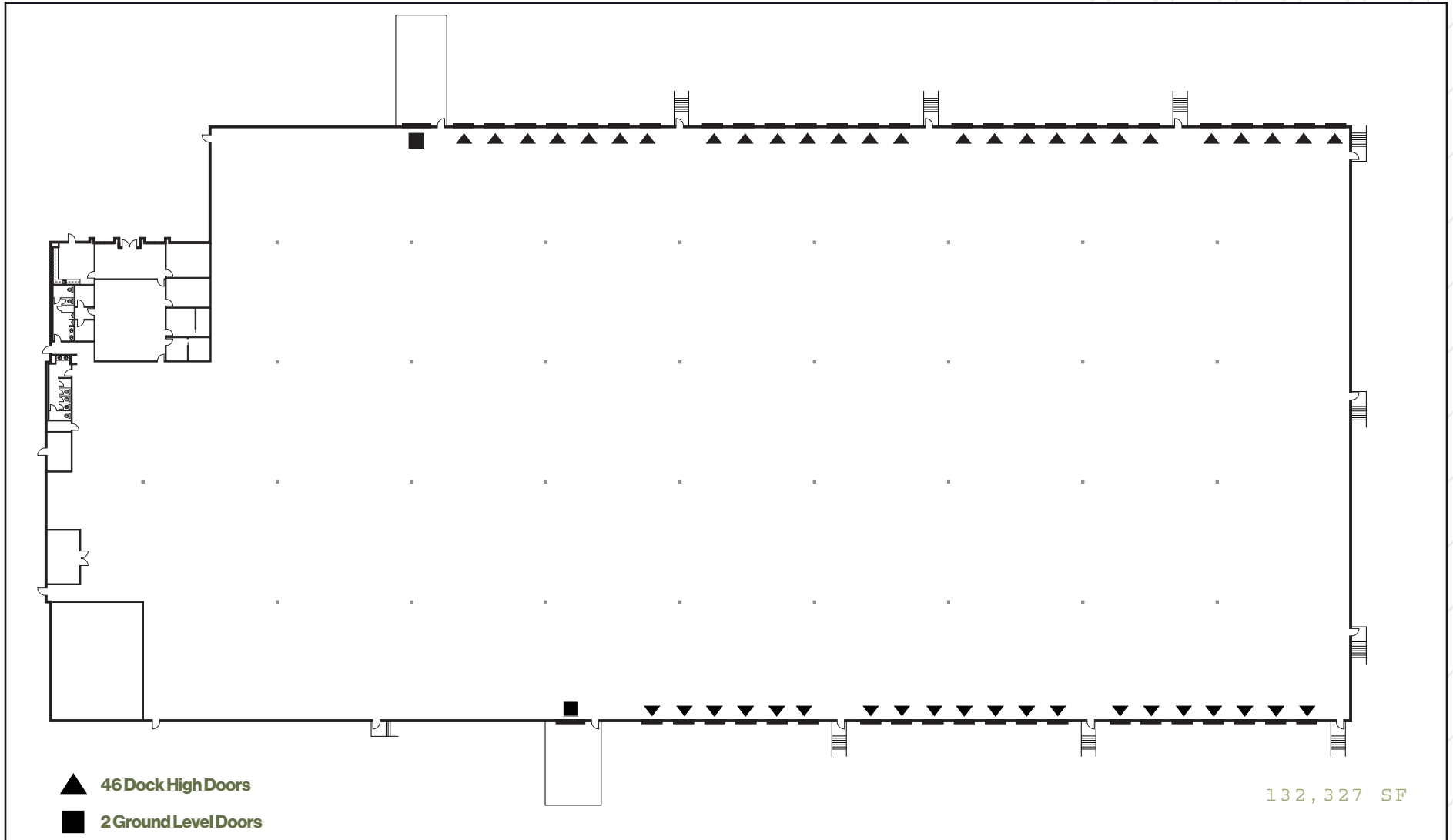
Facility Completely Refurbished in 2023



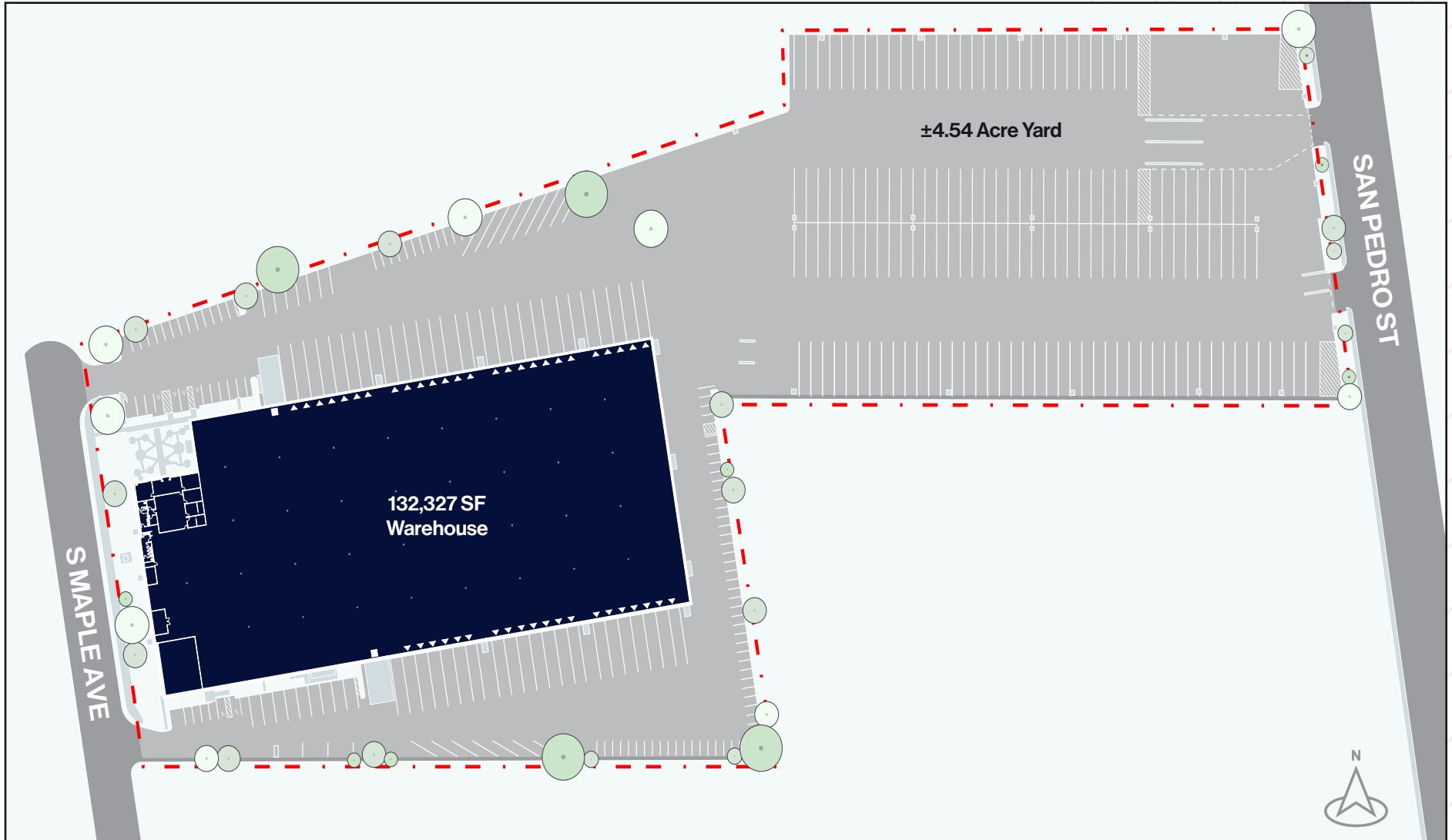
Two Street Access



Floor Plan



Site Plan





HIGHLIGHTS



**4.54 Acre
Trailer Yard**



**138 Striped
Trailer Stalls**



**Secured
Access
Gates**

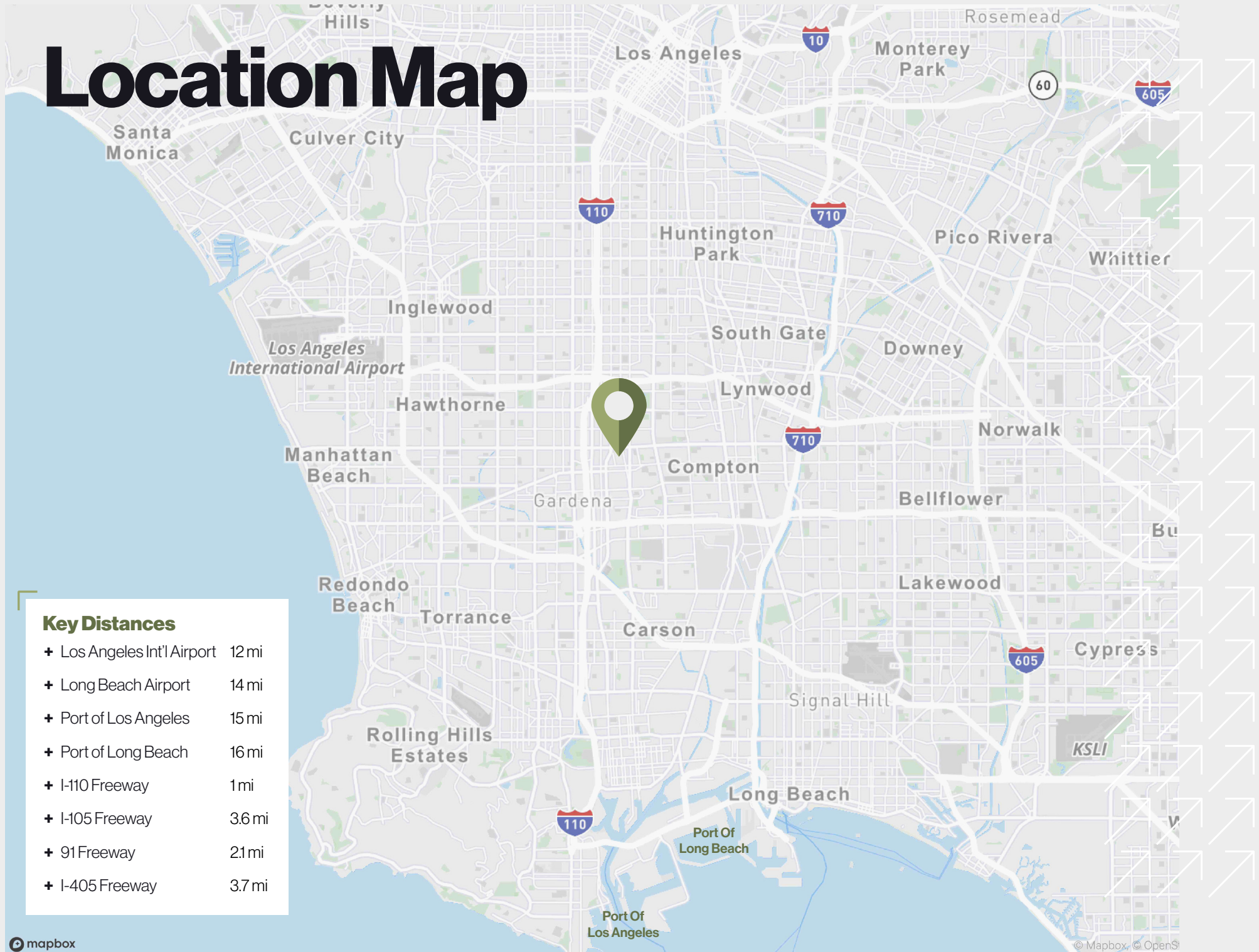


**New 2023
LED Lighting**



**100%
Concrete
Yard**

Location Map





14702 S MAPLE AVE
GARDENA / CA



Location Highlights

- + Premier Location Central to All of Los Angeles, Ports of Los Angeles and Long Beach, and LAX
- + 659 Million Square Feet of Industrial Product Within 20 Miles
- + 2.6 Million Households Within 20 Miles

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