

Available SF 11,286 SF

Industrial For Sublease

Building Size 102,535 SF



Property Name: 26th Street Industrial Complex
Address: 3736 E 26th St, Vernon, CA 90058
Cross Streets: S Downey Rd/ E 26th St

Sublease Through 02/28/2027
 Excellent North Vernon Location
 4 Dock High Positions
 18' Foot Ceiling Clearance

Lease Rate/Mo: \$11,850
Lease Rate/SF: \$1.05
Lease Type: Gross / Op. Ex: \$0.08
Available SF: 11,286 SF
Minimum SF: 11,286 SF
Prop Lot Size: POL
Term: 02/28/2027
Sale Price: NFS
Sale Price/SF: NFS
Taxes: \$116,742 / 2024
Yard: No
Zoning: M

Sprinklered: Yes
Clear Height: 18'
GL Doors/Dim: 0
DH Doors/Dim: 4 / 10'x16', 12'x16'
A: 100 V: 120/240 O: 1 W: 3
Construction Type: TILT UP
Const Status/Year Blt: Existing / 1967
Whse HVAC: No
Parking Spaces: 6 / **Ratio:** 0.5:1/
Rail Service: No
Specific Use: Warehouse/Distribution

Office SF / #: 1,100 SF / 3
Restrooms: 3
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: Now
Vacant: Yes
To Show: Call broker
Market/Submarket: Commerce/Vernon
APN#: 5192-030-004

Listing Company: Colliers
Agents: [Alex Blecksmith 323-278-3132](mailto:alex.blecksmith@colliers.com)

Listing #: 43991816

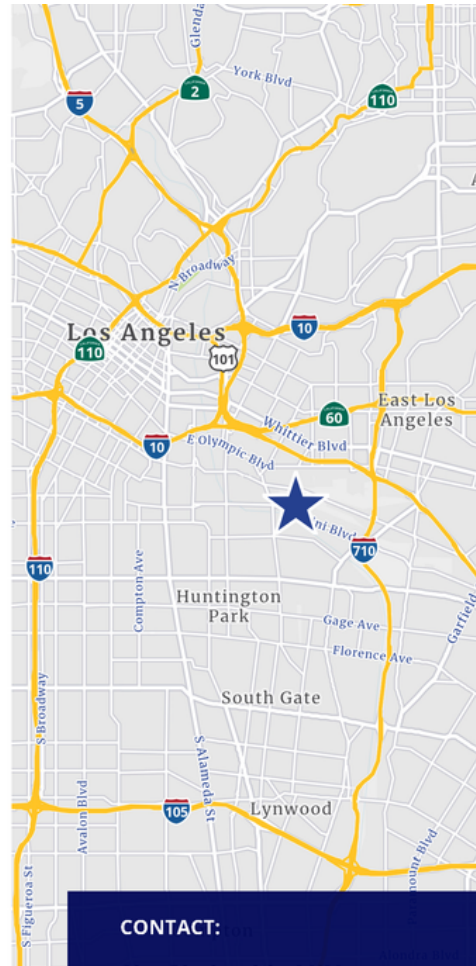
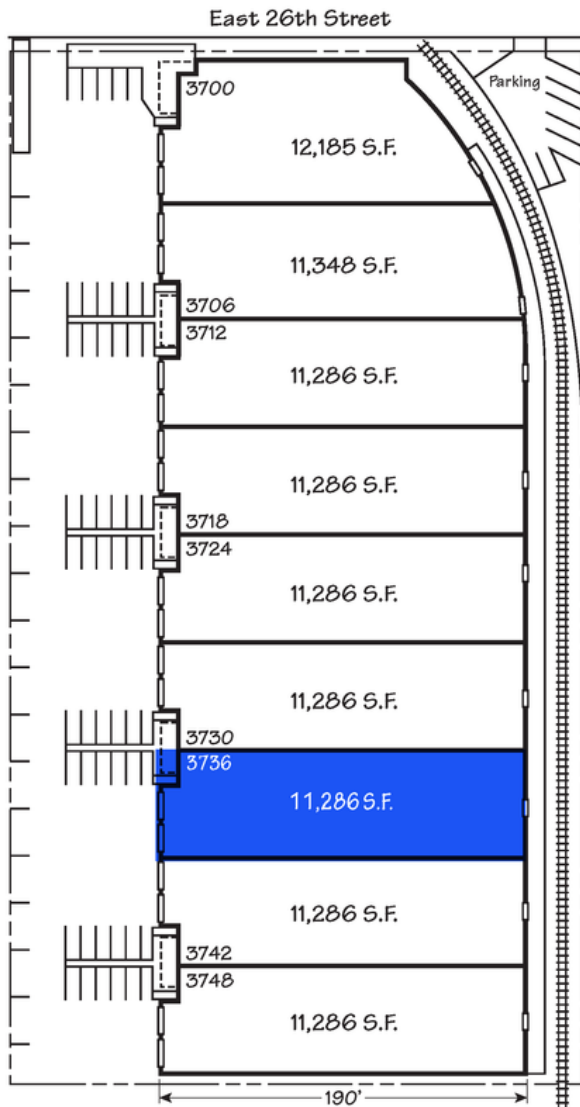
Listing Date: 12/10/2025

FTCF: CB000N000S000/A0AA

Notes: Call broker for commission information. Estimated CAM Charge: \$0.08 PSF. Master lease expires February 28, 2027. Longer Term Possible. Subtenant to verify all information contained herein.

3736 E. 26th Street Vernon, CA

Site Plan



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