

# 220 W 21st St

220 W 21st St, Los Angeles, CA 90007

Presented By:  
**KW**  
COMMERCIAL  
Keller Williams Realty



# 220 W 21st St

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## Property Details

Approximately 5245 Sqft concrete building, Open/flexible space, approximately 24 ft high ceiling, with wide doorways, bright ceiling lights, and concrete floor. corner lot with great signage. 1 Drive In Bay. Automatic Fenced & secured Parking for about 15 cars. Includes 5 Deluxe offices, showrooms, and meeting rooms. The space is in great condition, sprinklered, with central air conditioning, Wi-Fi Connectivity, and a Camera security system. It features 2 Private Restrooms and Is Excellent for garment manufacturing, warehouse, or e-commerce companies. Expansive Creative Compound is ideal for a gallery, artist studio, church, recording studio, creative office, or storage. \* Located adjacent to Los Angeles Trade Tech College & Reef. Close to 10 FWY, 110 FWY, USC, Metro, and Downtown LA. 1 block from the train station. \$1.50 is the promotional rate. The listed rate may not include certain utilities, building services, and property expenses.

**Price: \$18.00 /SF/YR**

- Remote control Gated and secured parking spaces
- Camera system and Sprinkled
- High Ceiling Approximatley 24 ft
- 1 Drive In Bay
- Corner Lot /high visibility/ Close to 10 & 110 FWY and train station

View the full listing here: <https://www.loopnet.com/Listing/220-W-21st-St-Los-Angeles-CA/34662003/>

Rental Rate:	\$18.00 /SF/YR
Property Type:	Industrial
Property Subtype:	Warehouse
Rentable Building Area :	5,245 SF
Year Built:	1976
Rental Rate Mo:	\$1.50 /SF/MO

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## Listing space

### 1st Floor

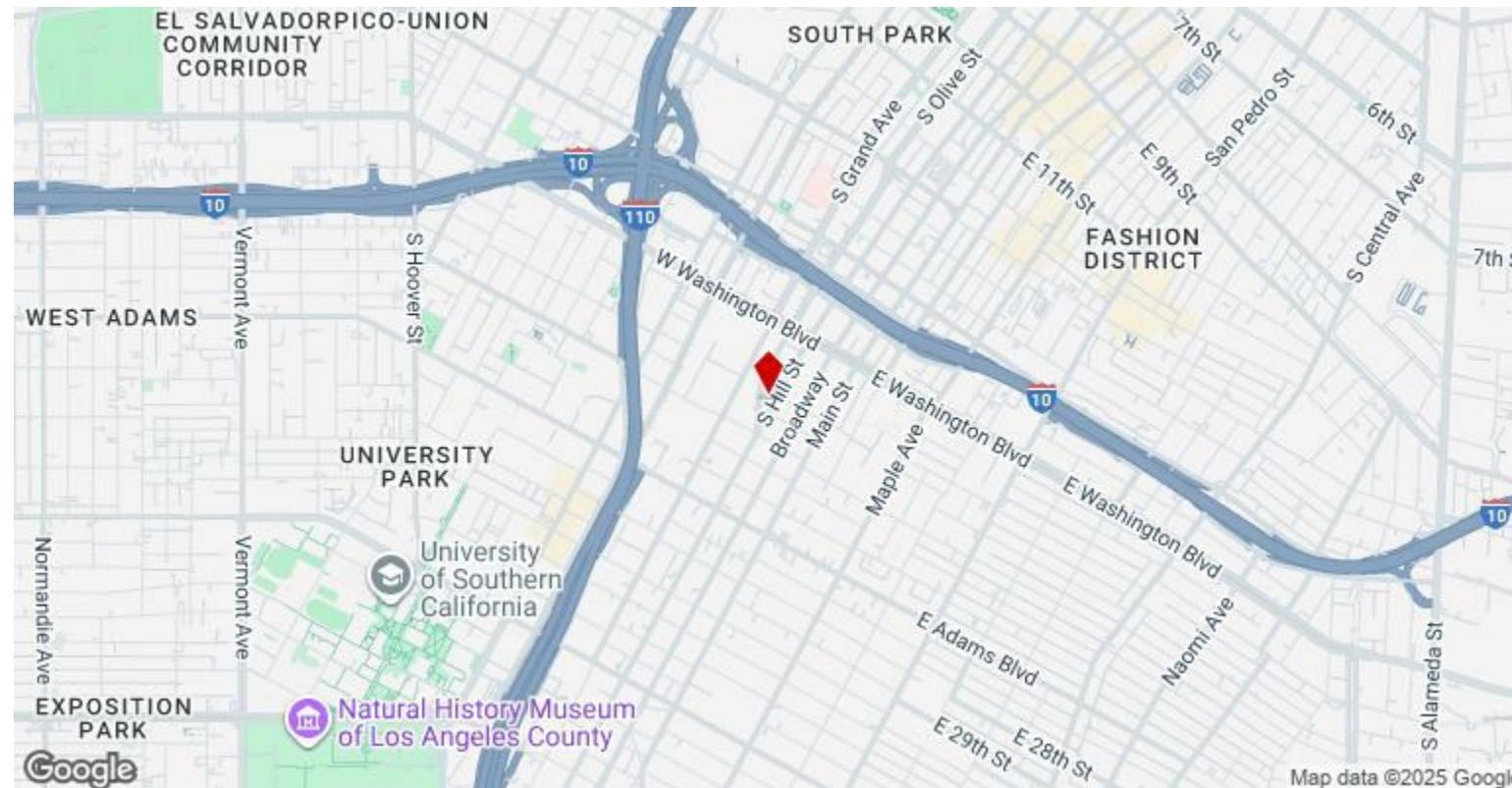
Space Available:	5,245 SF
Rental Rate:	\$18.00 /SF/YR
Date Available:	Now
Service Type:	Modified Gross
Space Type:	Relet
Space Use:	Industrial
Lease Term:	Negotiable

Approximately 5245 Sqft concrete building featuring turnkey, open/flexible space, approximately 24 ft high ceilings, wide doorways, bright ceiling lights, and concrete floors. Corner lot with great signage. 1 Drive-In Bay. Private Automatic Gate & secured Parking for about 15 cars. Includes a Huge warehouse, 5 Deluxe offices, showrooms, and meeting rooms. The space is in great condition, sprinkled, with Central Air Conditioning, Wi-Fi Connectivity, Camera security system, and 2 Private Restrooms. Excellent for garment manufacturing, warehouse, or e-commerce companies. Expansive Creative Compound is ideal for a gallery, artist studio, or creative office, as well as storage \* Located adjacent to Los Angeles Trade Tech College & Reef. Close to 10 FWY, 110 FWY, USC, Metro, and Downtown LA. 1 block from the train station. \$1.50 is the promotional rate. The listed rate may not include certain utilities, building services, and property expenses.

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## Location



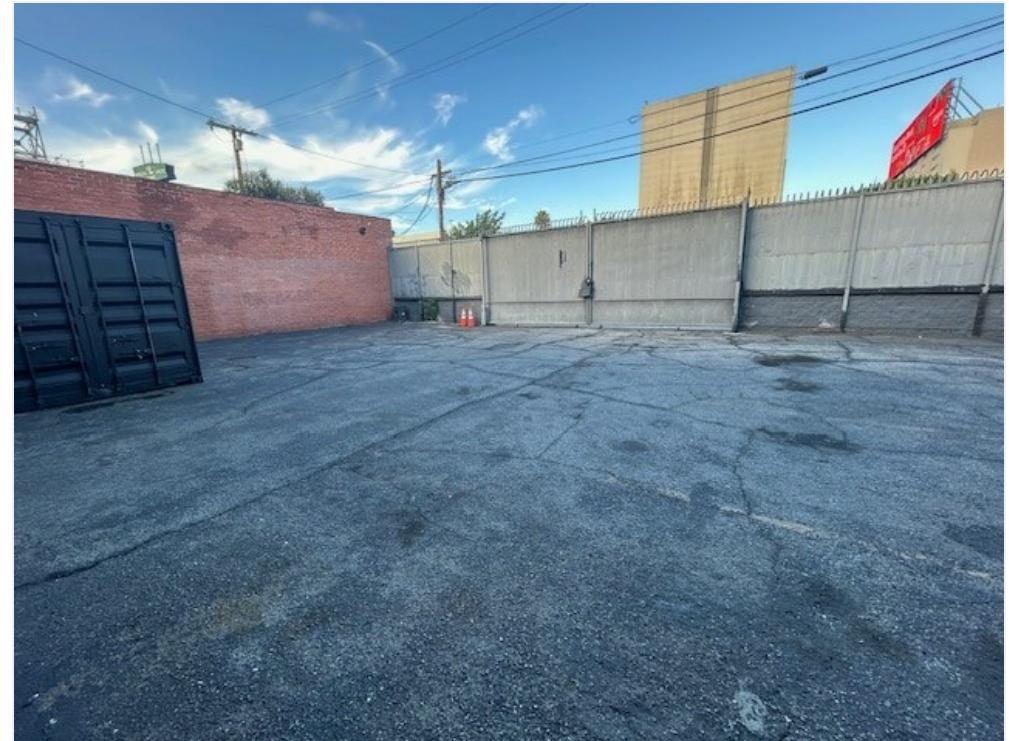
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## Property Photos



BUILDING PICTURE



Parking

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## Property Photos



Parking



Warehouse

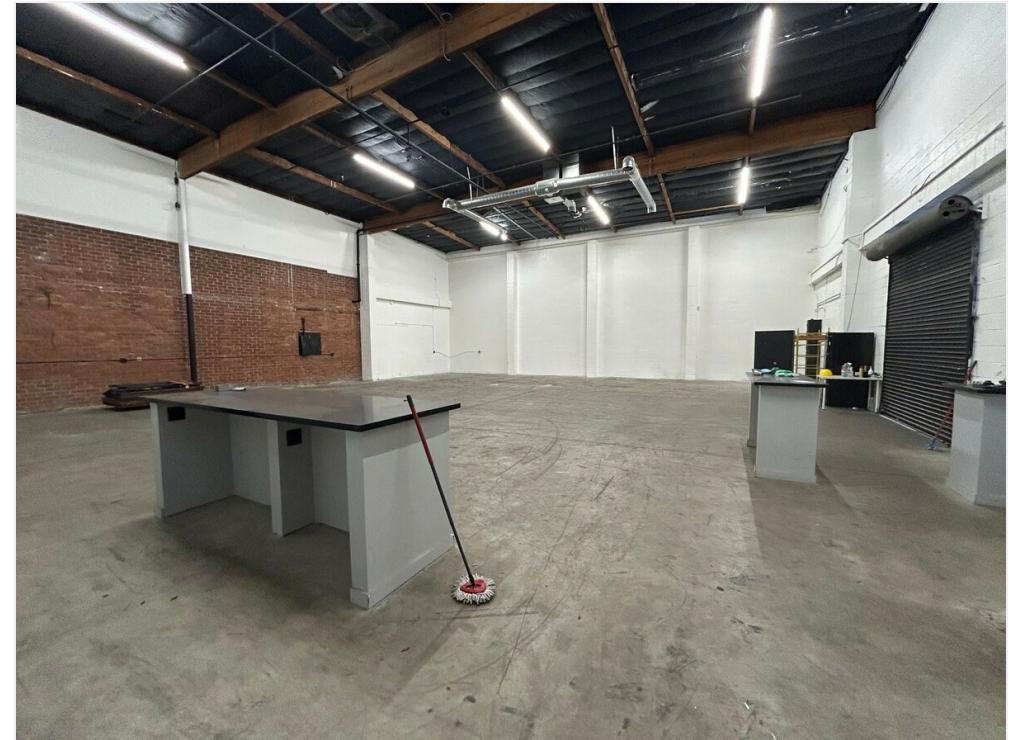
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## Property Photos



Warehouse 2

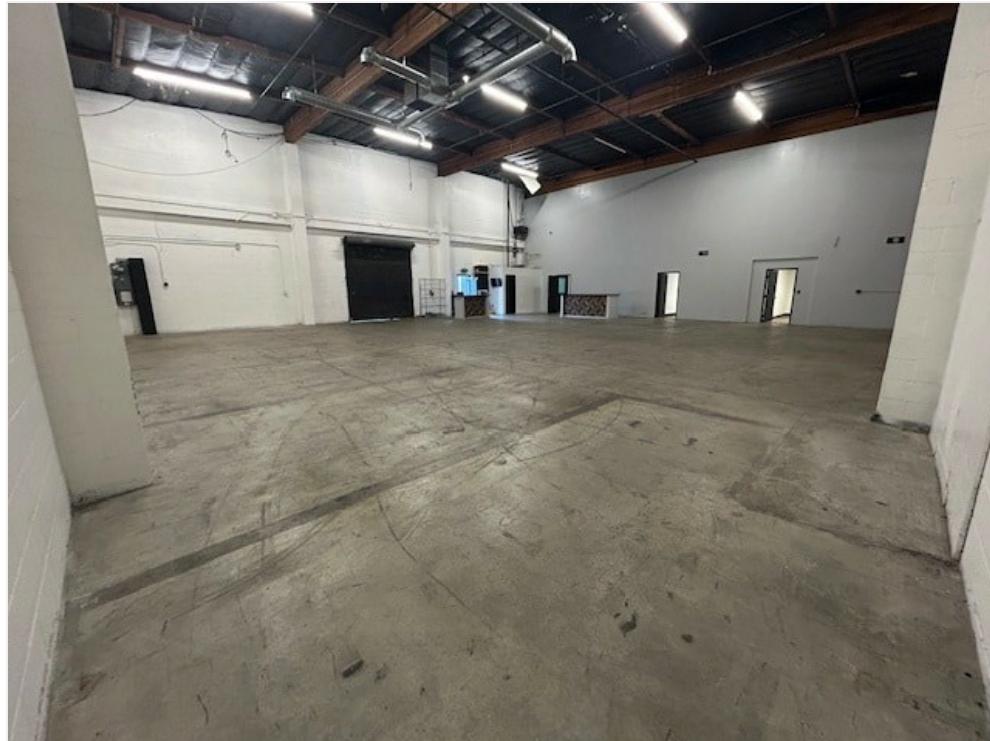


Warehouse pic3

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## Property Photos



Warehouse 4



parking

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## Property Photos



parking

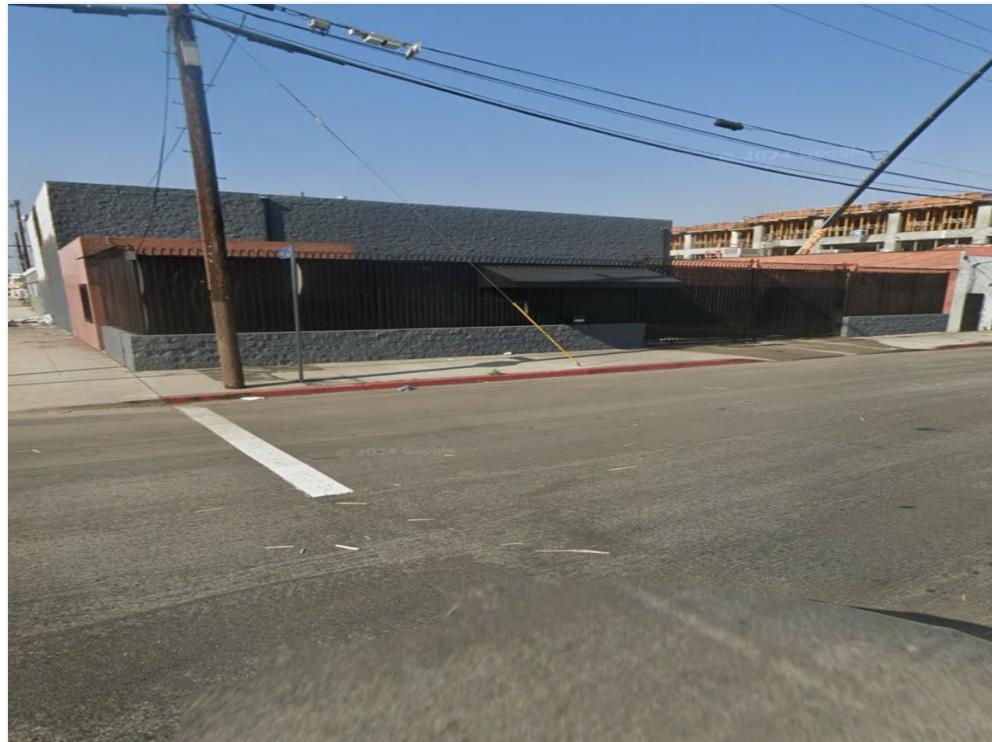


Open Gate

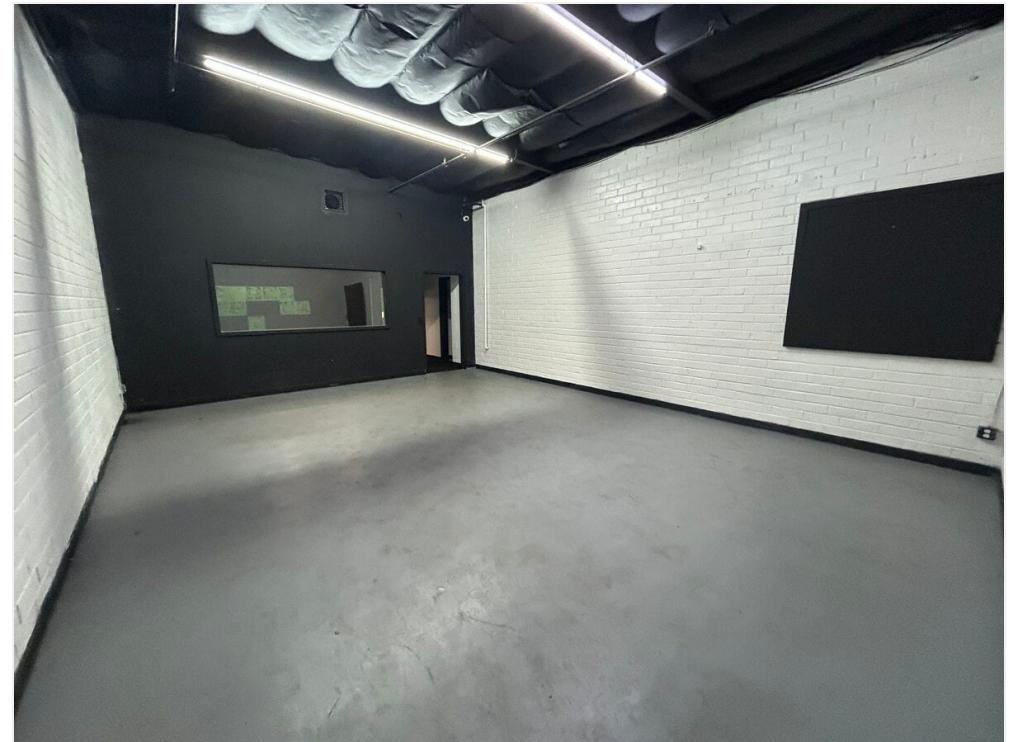
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## Property Photos



220 W 21st St - Google Maps picture

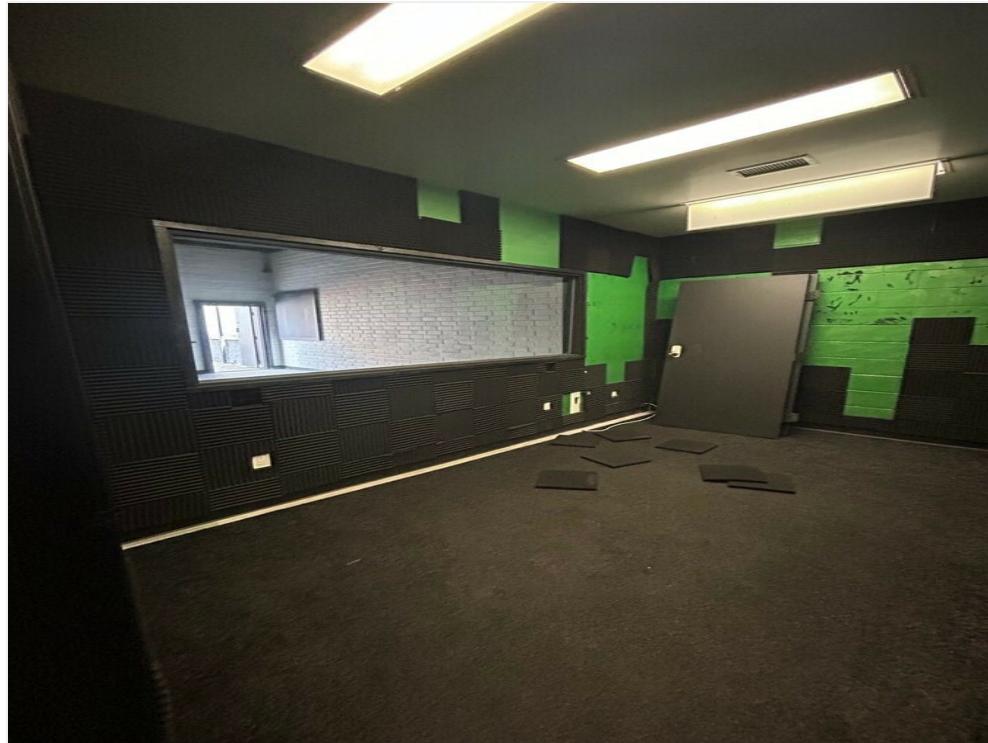


Office 1

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## Property Photos



Office 2



office 5

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## Property Photos



office 3

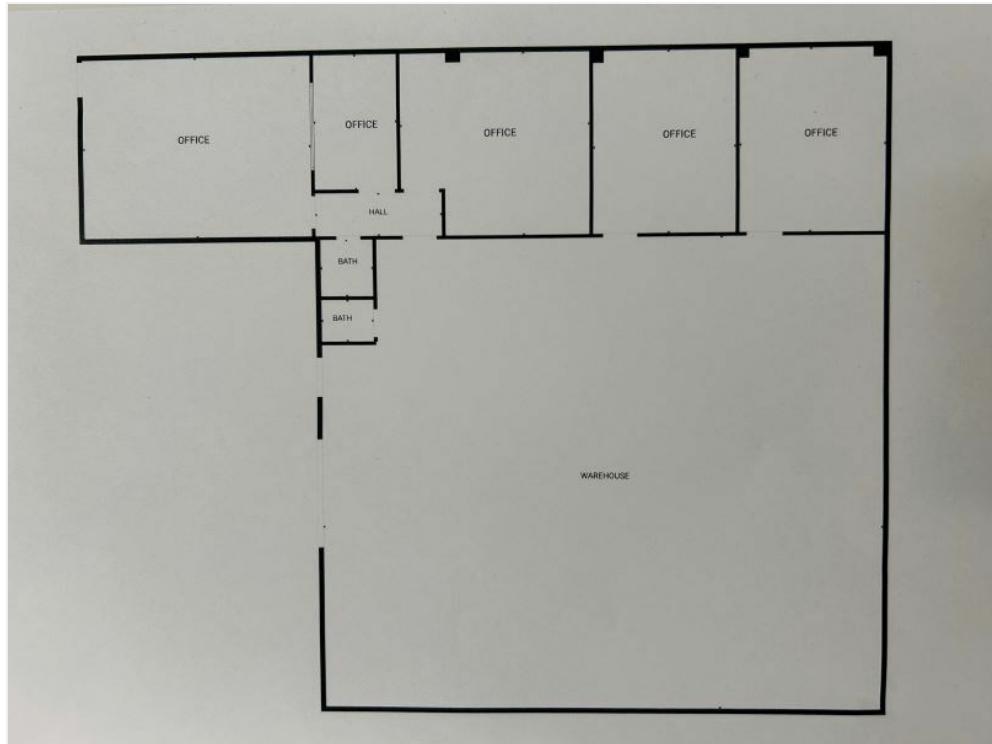


office 5

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## Property Photos



WAREHOUSE FLOOR PLAN 4.

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