

6250-6270 **BOYLE AVENUE**

VERNON, CA

FOR LEASE OR SALE

±205,312 SF



NEWMARK

IDS

REAL ESTATE GROUP

AVAILABLE FOR LEASE OR SALE

6250-6270 Boyle Avenue Vernon, CA 90058



For Lease or Sale:
±205,312 SF on ±8.8 Acres



**Institutionally Owned &
Managed Park Environment**



**18 Dock High Positions
1 Ground Level Via Ramp**



24' Clearance



.45/3000 Sprinklers



**Sewer Discharge
Credits Possible**



**Divisible to ±103,400 SF
& ±101,912 SF**



Fenced & Secured Yard



2,000 & 1,200 Amps Power



13,777 SF Corporate Offices
6250: 10,633 SF
(Includes 5,316 SF Mezzanine)
6270: 3,144 SF



**Direct Access to (710), (60), (5),
(10), (101) & (110) Freeways**



**City of Vernon:
Business-Friendly
Competitive Advantages**



NEWMARK

NOT TO SCALE

6250-6270 BOYLE AVENUE



6250-6270 BOYLE AVENUE

CITY OF VERNON

DISCOVER VERNON'S BUSINESS-FRIENDLY COMPETITIVE ADVANTAGES TODAY!



STRATEGIC
LOCATION
& ACCESS



COST & TIME
EFFICIENCY



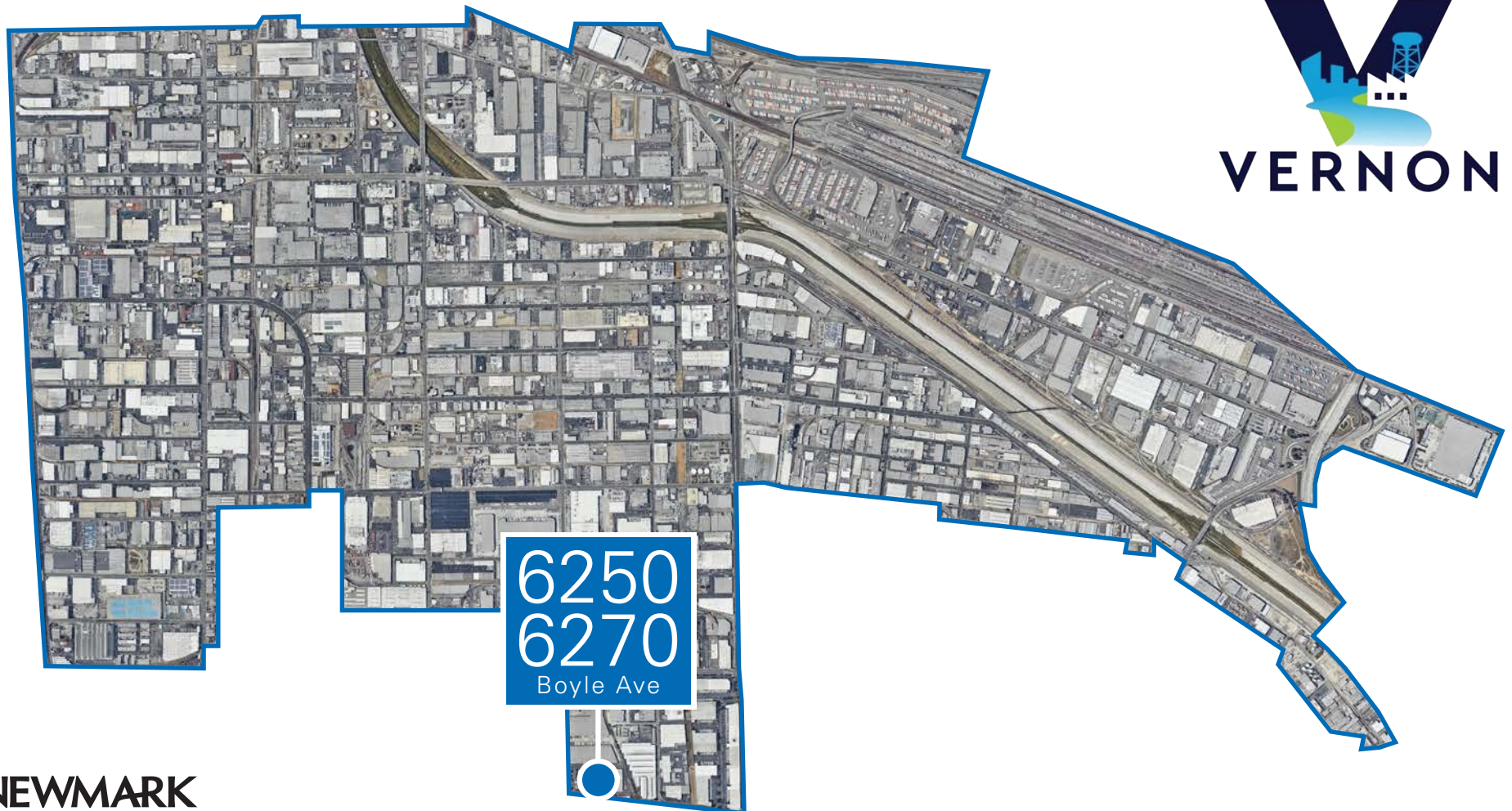
FINANCIAL
INCENTIVES



EXCEPTIONAL
CITY SERVICES



VERNON PUBLIC UTILITIES
RELIABLE ELECTRICITY AT COMPETITIVE RATES
COST EFFECTIVE NATURAL GAS
LOW COST WATER SERVICES



NEWMARK

6250-6270 BOYLE AVENUE

7 Miles

DOWNTOWN LOS ANGELES

16 Miles

LOS ANGELES INTERNATIONAL AIRPORT

19 Miles

PORTS OF LONG BEACH

21 Miles

PORTS OF LOS ANGELES

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