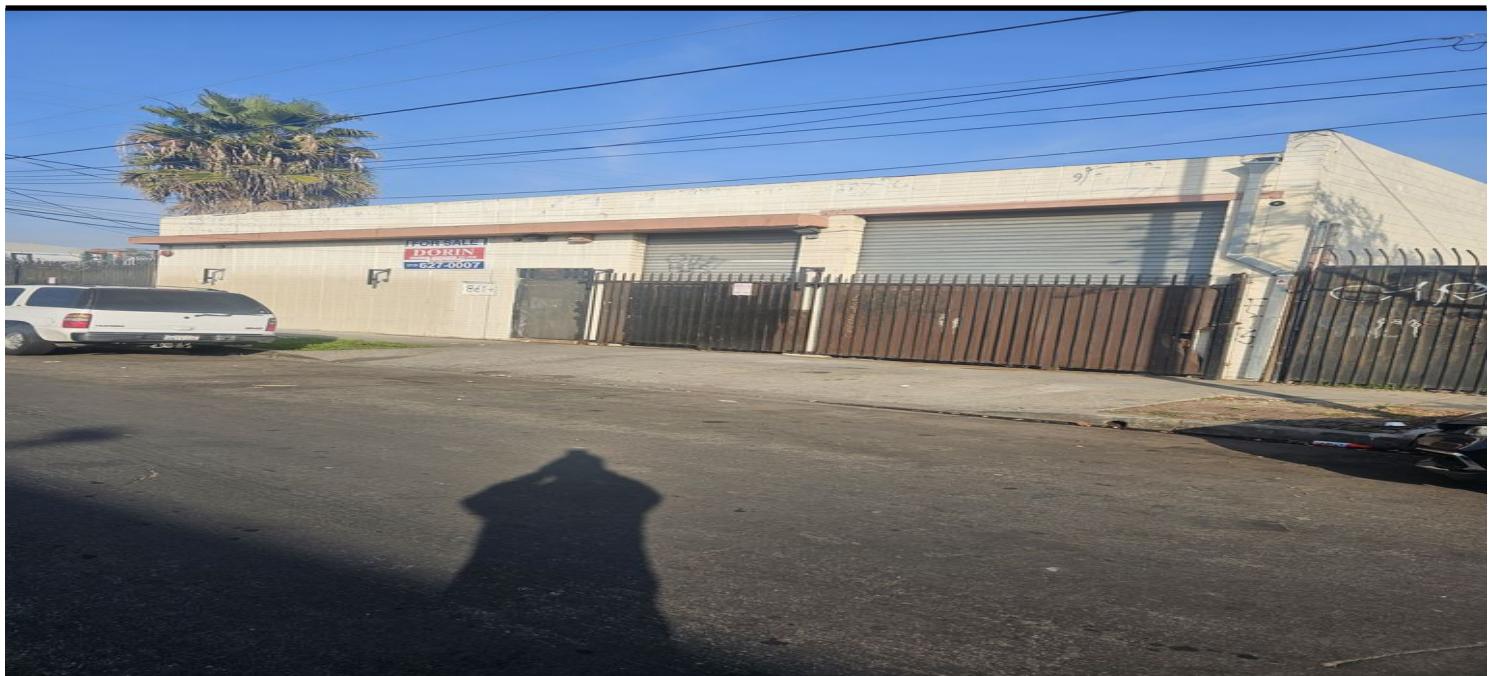


Available SF 11,678 SF

Industrial For Sale

Building Size 11,678 SF



Address: 8614-8616 Mettler St, Los Angeles, CA 90003

Cross Streets: Mettler St/Manchester

Fantastic Property for Manufacturing or Distribution
 8,906 SF Front Building w/Dock High & Grade Level Loading &
 Sprinklers, Skylights, 62' Clear Span & New Electrical Service
 2,772 SF Rear Building with 300 Amp 3Ph Power
 Good Secured Paved Fenced Yards - Mostly Covered
 Less than 1 Mile from 110 Fwy Manchester Ave Ramps

Sale Price:	\$1,995,000.00	Sprinklered:	Yes	Office SF / #:	870 SF / 3
Sale Price/SF:	\$170.83	Clear Height:	14'	Restrooms:	6
Available SF:	11,678 SF	GL Doors/Dim:	4 / (2) 10'x12', (2) 9'x10'	Office HVAC:	None
Prop Lot Size:	0.38 Ac / 16,464 SF	DH Doors/Dim:	1 / 12'x14'	Finished Ofc Mezz:	0 SF
Taxes:		A: 600 V: 240 O: 0 3 W: 3		Include In Available:	No
Yard:	Fenced/Paved	Construction Type:	Masonry	Unfinished Mezz:	464 SF
Zoning:	M1	Const Status/Year Blt:	Existing / 1964	Include In Available:	No
		Whse HVAC:	No	Possession:	COE
		Parking Spaces:	19 / Ratio: 1.6:1	Vacant:	No
		Rail Service:	No	To Show:	Call broker
		Specific Use:	Manufacturing	Market/Submarket:	Outlying Los Angeles
				APN#:	6041-019-004

Listing Company: Dorin Realty Company

Agents: [Mark Whitman 213-627-0007](#)

Listing #: 43987771

Listing Date: 12/10/2025

FTCF: CB000N00S000

Notes: Call Broker re: Commission. Space heaters. Rear 2,772 sq. ft. building leased thru 12/31/26 - \$3,676/month. MTM tenant in front building pays \$8,400/month. All details must be verified.



Mark Whitman
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 213-627-0007

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