

# ±3,269 - 29,195 Square Feet Total 5 INDUSTRIAL BUILDINGS FOR SALE



## COMPLETELY REFURBISHED BUILDINGS!

### 10925-10950 VULCAN ST., SOUTH GATE, CA

***Voit***

REAL ESTATE SERVICES

**DAN BERKENFIELD**  
Senior Vice President, Partner  
(562) 833-7011  
dberkenfield@voitco.com  
Lic. # 01706467






**RACHEL BURNERY**  
Associate  
(562) 533-4225  
rburney@voitco.com  
Lic. # 02217852

**MATT PETERS**  
Vice President  
(949) 629-7176  
matt.peters@srsre.com  
Lic. # 02065503



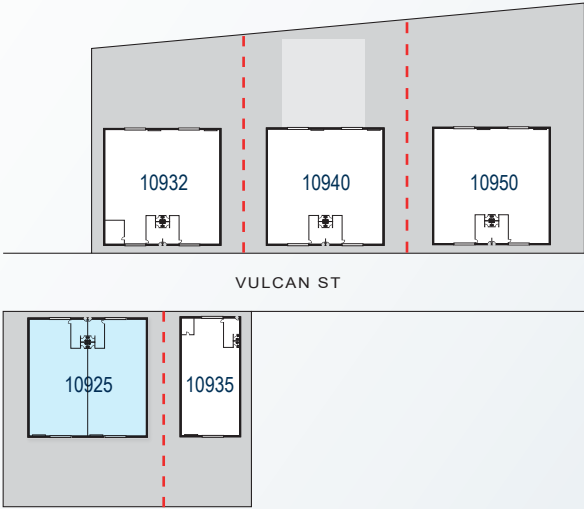


## AVAILABLE UNITS AND SALE PRICES

	Address	Bldg SF	Land SF	Availability	APN	Pricing
	10925 Vulcan St.	±6,478	±15,003	Now	6234-004-021	\$1,695,000
	10935 Vulcan St.	±3,269	±7,770	Now	6234-004-022	\$895,000
	10932 Vulcan St.	±6,478	±17,097	Now	6234-004-032	\$1,695,000
	10940 Vulcan St.	±6,490	±18,923	Now	6234-004-031	\$1,745,000
	10950 Vulcan St.	±6,480	±19,650	Now	6234-004-030	\$1,745,000
<b>Totals</b>		<b>±29,195</b>	<b>±78,443</b>			<b>\$7,775,000</b>



**Address:** 10925 Vulcan St  
**Bldg Size:** ±6,478 SF  
**Available:** Now  
**Pricing:** \$1,695,000



## Building Features



±6,478 SF Building on ±15,003 SF of Land



43% Building Coverage



Minimum 14' Clear Height / Clearspan



Upgrades: LED Lights, Tex-Cote Roof Paint, Interior Finishes, Electrical Upgrades



Four (4) Restrooms



Four (4) Oversized Grade Level Doors (12' x 14')



400 Amps, 240 Volts, 3-Phase Electrical (verify)



Existing Crane



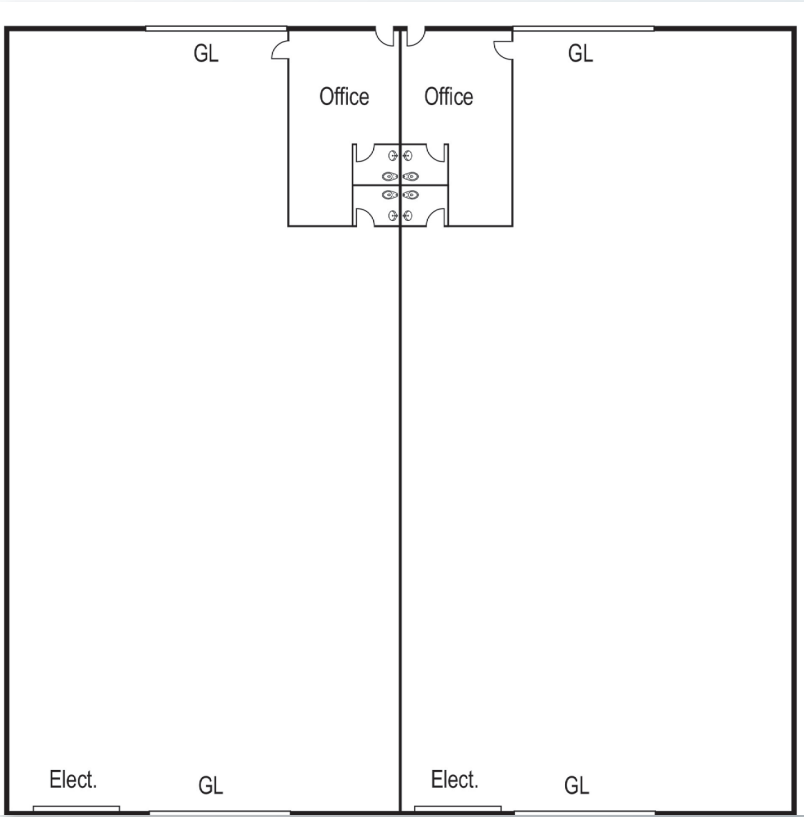
Fenced and Paved Yard with Outdoor Lighting



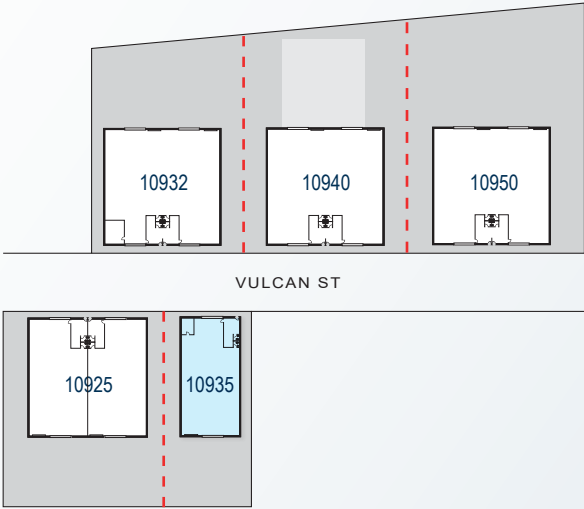
Drive Through and Drive Around Access



Divisible to Two (2) Clearspan Units, Separately Metered



Address:	10935 Vulcan St
Bldg Size:	±3,269 SF
Available:	Now
Pricing:	\$895,000



## Building Features



±3,269 SF Building on ±7,770 SF of Land



42% Building Coverage



Minimum 14' Clear Height / Clearspan



Upgrades: LED Lights, Tex Cote Roof Paint, Interior Finishes, Electrical Upgrades



Two (2) Restrooms



Two (2) Oversized Grade Level Doors (12' x 14')



400 Amps, 240 Volts, 3-Phase Electrical (verify)



Existing Crane



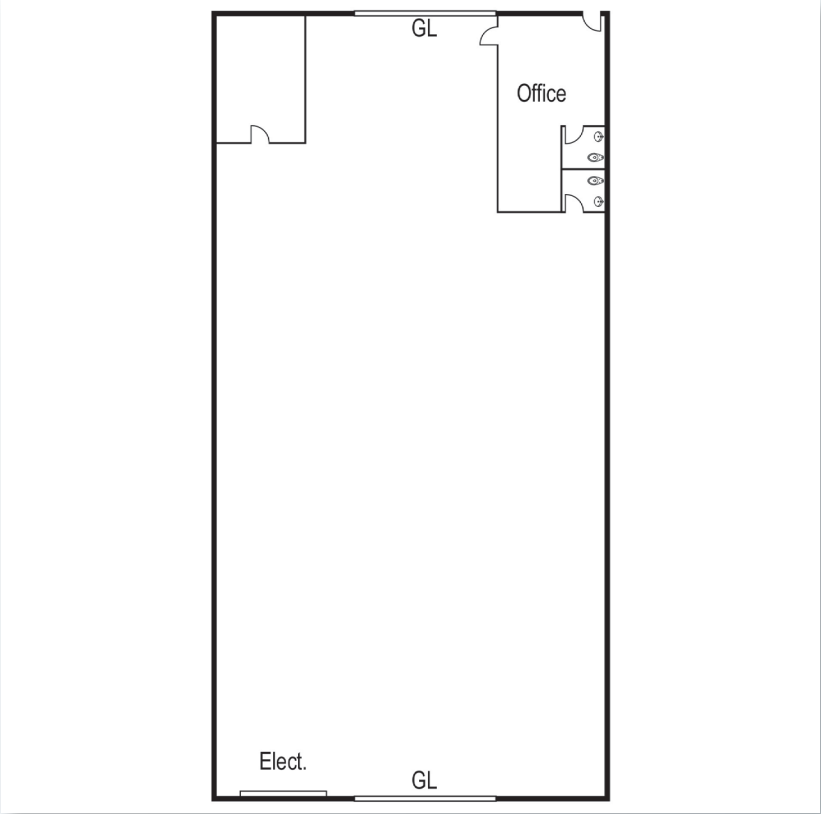
Fenced and Paved Yard with Outdoor Lighting



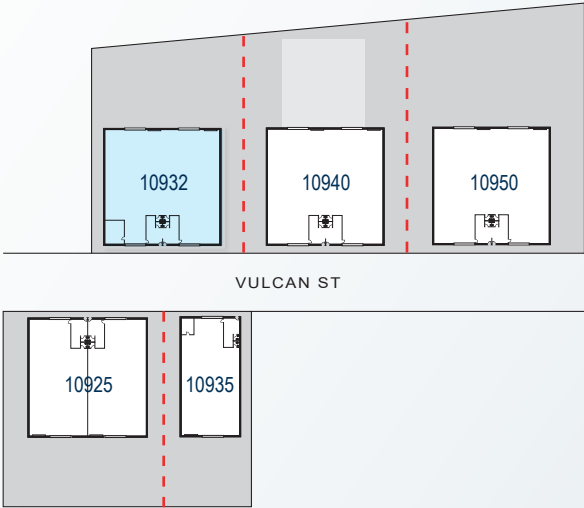
Drive Through



Divisible to Two (2) Clearspan Units, Separately Metered



**Address:** 10932 Vulcan St  
**Bldg Size:** ±6,478 SF  
**Available:** Now  
**Pricing:** \$1,695,000



## Building Features



±6,478 SF Building on ±17,097 SF of Land



38% Building Coverage



Minimum 14' Clear Height / Clearspan



Upgrades: LED Lights, Tex Cote Roof Paint, Interior Finishes, Electrical Upgrades



Four (4) Restrooms



Four (4) Oversized Grade Level Doors (12' x 14')



400 Amps, 240 Volts, 3-Phase Electrical (verify)



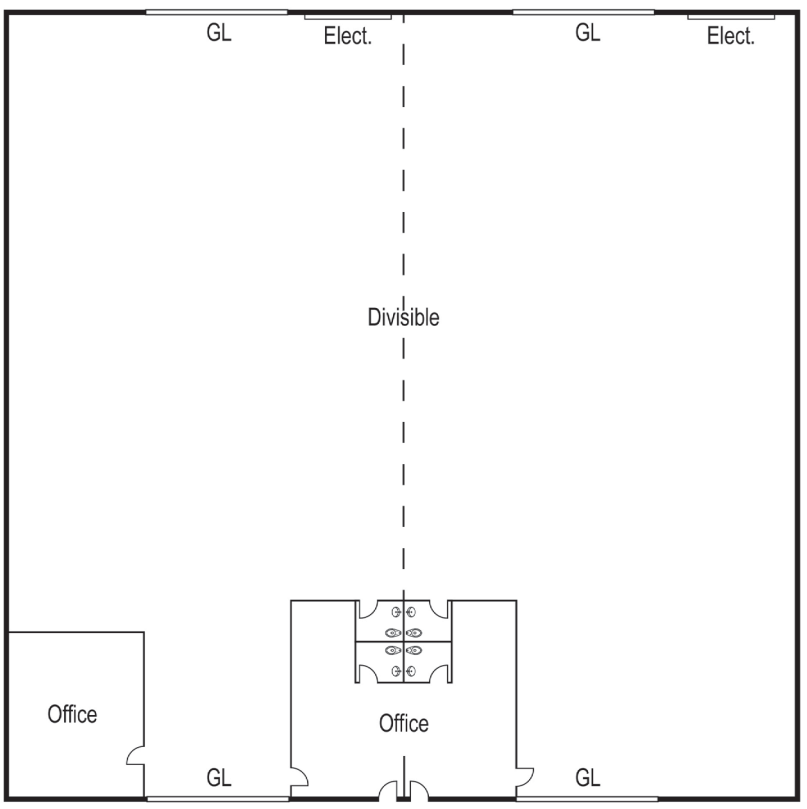
Fenced and Paved Yard with Outdoor Lighting



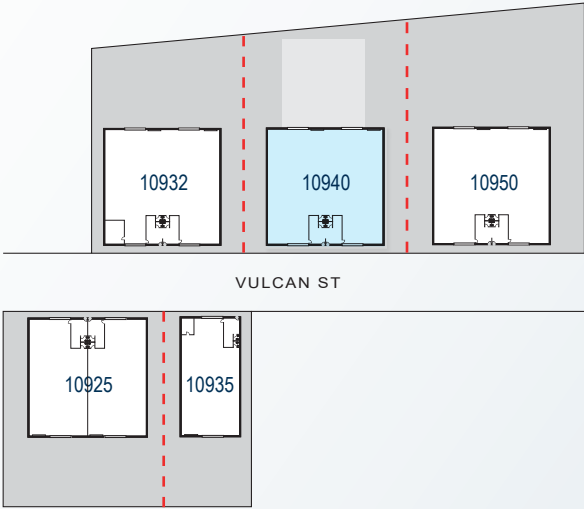
Drive Through and Drive Around Access



Divisible to Two (2) Clearspan Units, Separately Metered



**Address:** 10940 Vulcan St  
**Bldg Size:** ±6,490 SF  
**Available:** Now  
**Pricing:** \$1,745,000



## Building Features



±6,490 SF Building on ±18,923 SF of Land



34% Building Coverage



Minimum 14' Clear Height / Clearspan



Upgrades: LED Lights, Tex Cote Roof Paint, Interior Finishes, Electrical Upgrades



Four (4) Restrooms



Four (4) Oversized Grade Level Doors (12' x 14')



400 Amps, 240 Volts, 3-Phase Electrical (verify)



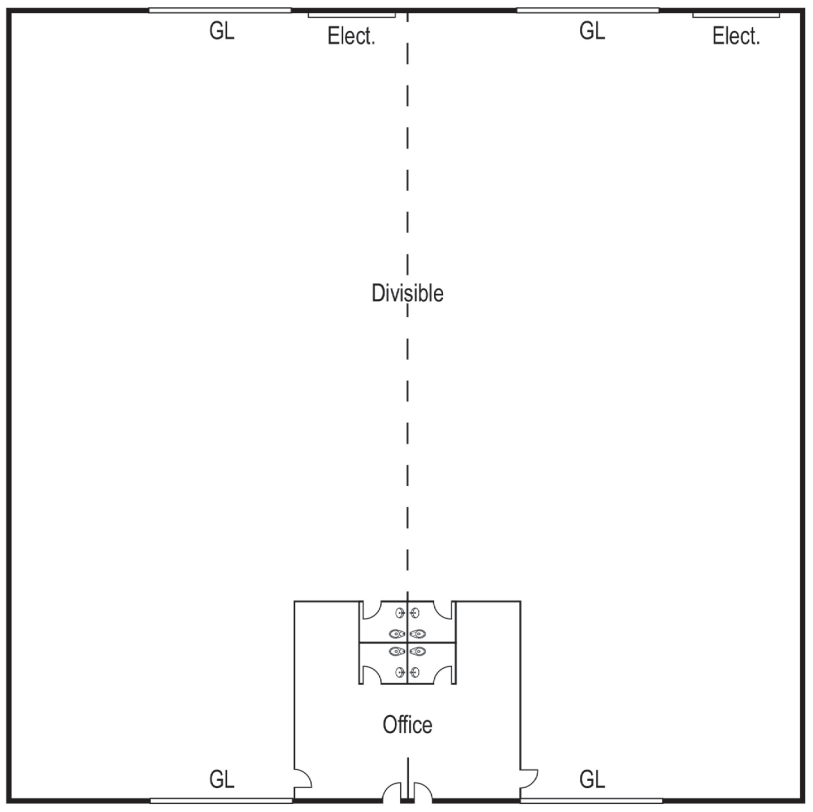
Fenced and Paved Yard with Outdoor Lighting



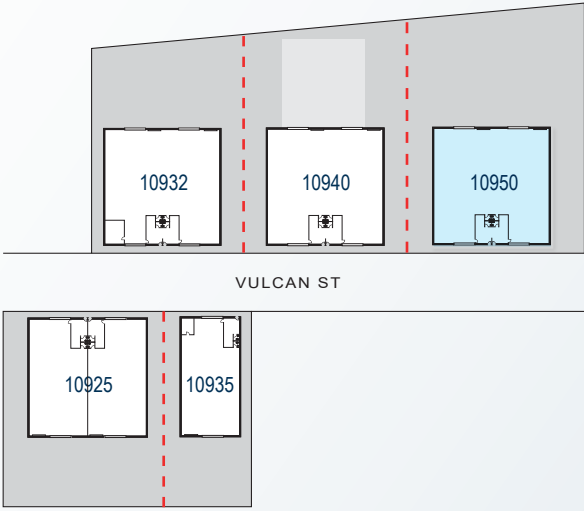
Drive Through and Drive Around Access



Divisible to Two (2) Clearspan Units, Separately Metered



Address:	10950 Vulcan St
Bldg Size:	±6,480 SF
Available:	Now
Pricing:	\$1,745,000



## Building Features



±6,480 SF Building on ±19,650 SF of Land



33% Building Coverage



Minimum 14' Clear Height / Clearspan



Upgrades: LED Lights, Tex Cote Roof Paint, Interior Finishes, Electrical Upgrades



Four (4) Restrooms



Four (4) Oversized Grade Level Doors (12' x 14')



400 Amps, 240 Volts, 3-Phase Electrical (verify)



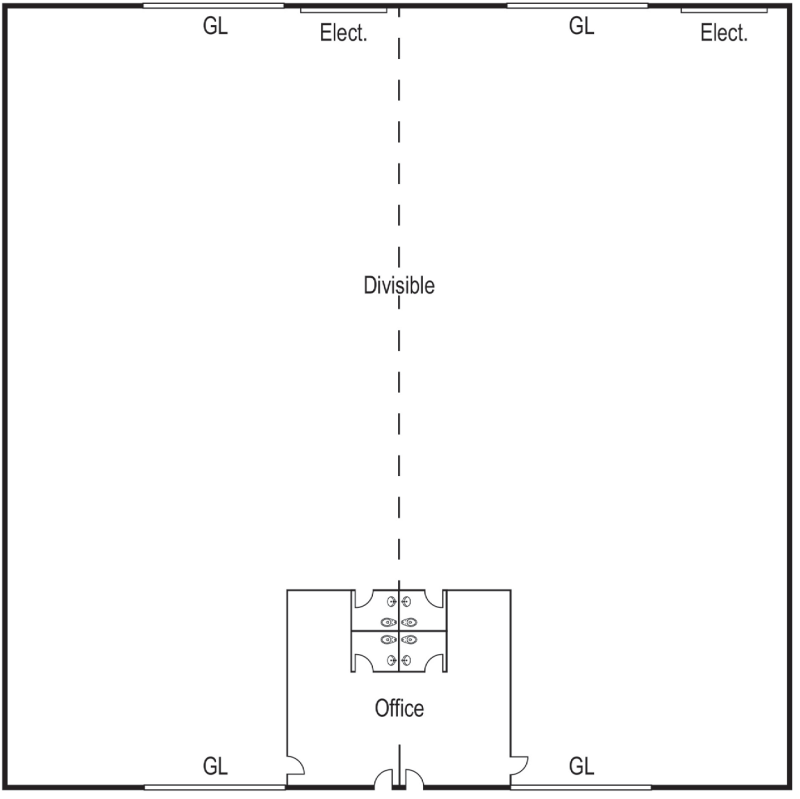
Fenced and Paved Yard with Outdoor Lighting



Drive Through and Drive Around Access



Divisible to Two (2) Clearspan Units, Separately Metered



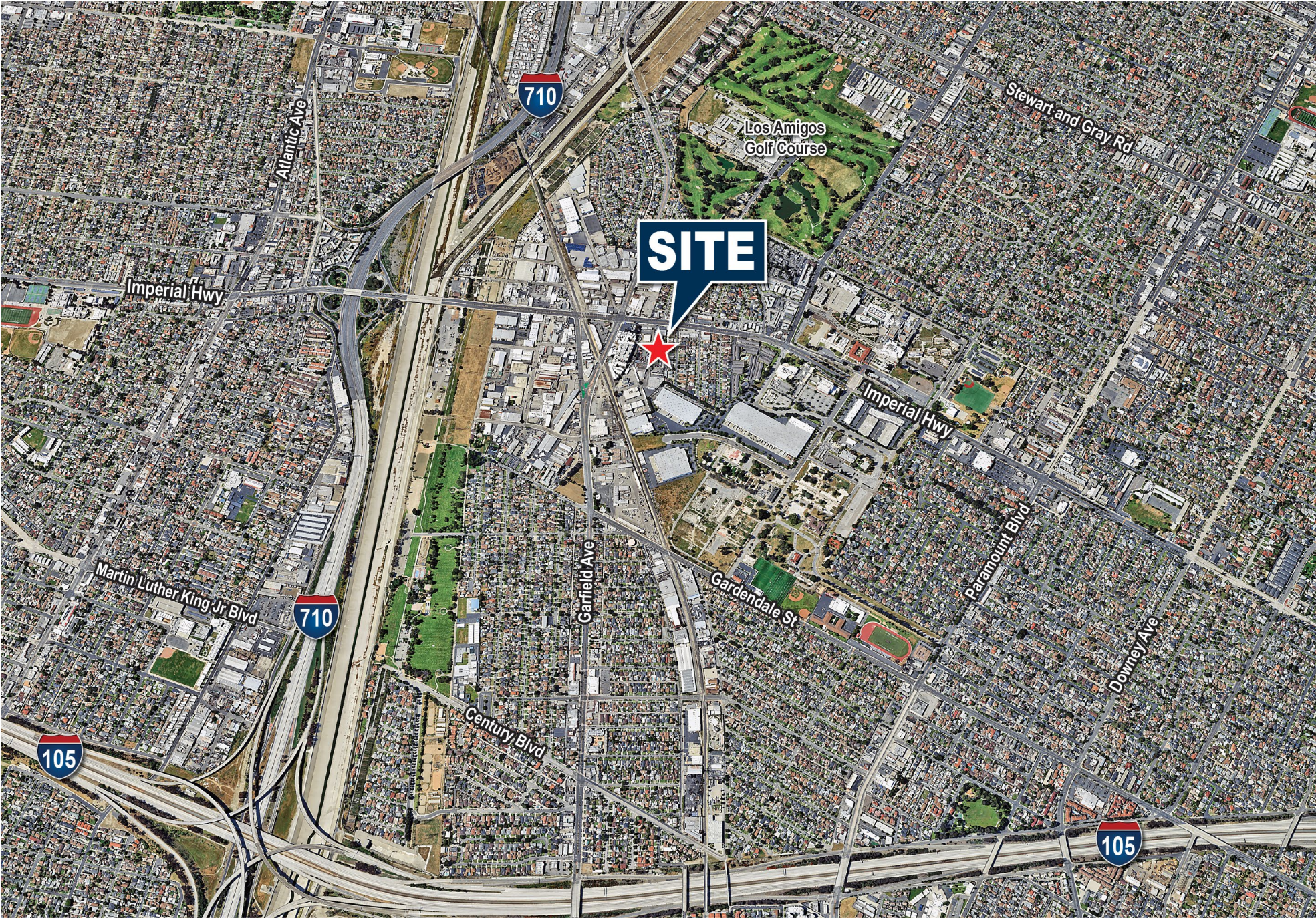














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*For More Information, Please Contact:*

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