



127 Arena St

127 Arena St, El Segundo, CA 90245



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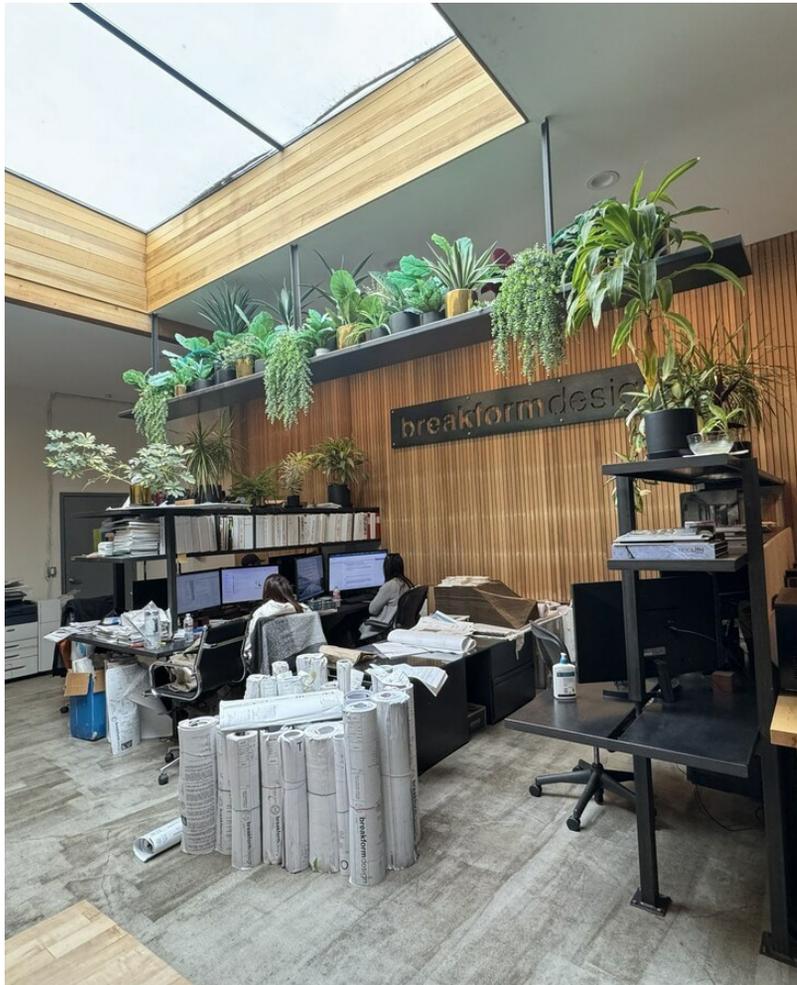
(310) 720-5450

127 Arena St

Upon Request

NEGOTIABLE!!! The flex property at 127 Arena Street is conveniently located in one of the most prime locations of El Segundo's Smoky Hollow only 3 blocks from all retail, restaurants and breweries on and around Main Street. The office portion features 2020 custom and artistic renovations to include abundant natural light from oversized skylight(s), kitchenette, mezzanine with private offices, a private meeting room, and SOUNDPROOF separation from the warehouse. The warehouse offers a loading dock at the front of the building which allows for easy off street access with heavy power available. Private onsite parking both in the front and rear; parks 8 + stacked + additional parking available - inquire with Broker. AVAILABLE APRIL 1st

- Single Tenant Building 3 Blocks from Downtown
- Dock High and Heavy Power to Panel
- Soundproofed Warehouse



Rental Rate:	Upon Request
Property Type:	Industrial
Property Subtype:	Manufacturing
Rentable Building Area:	4,200 SF
Year Built:	1978
Rental Rate Mo:	Upon Request

1st Floor

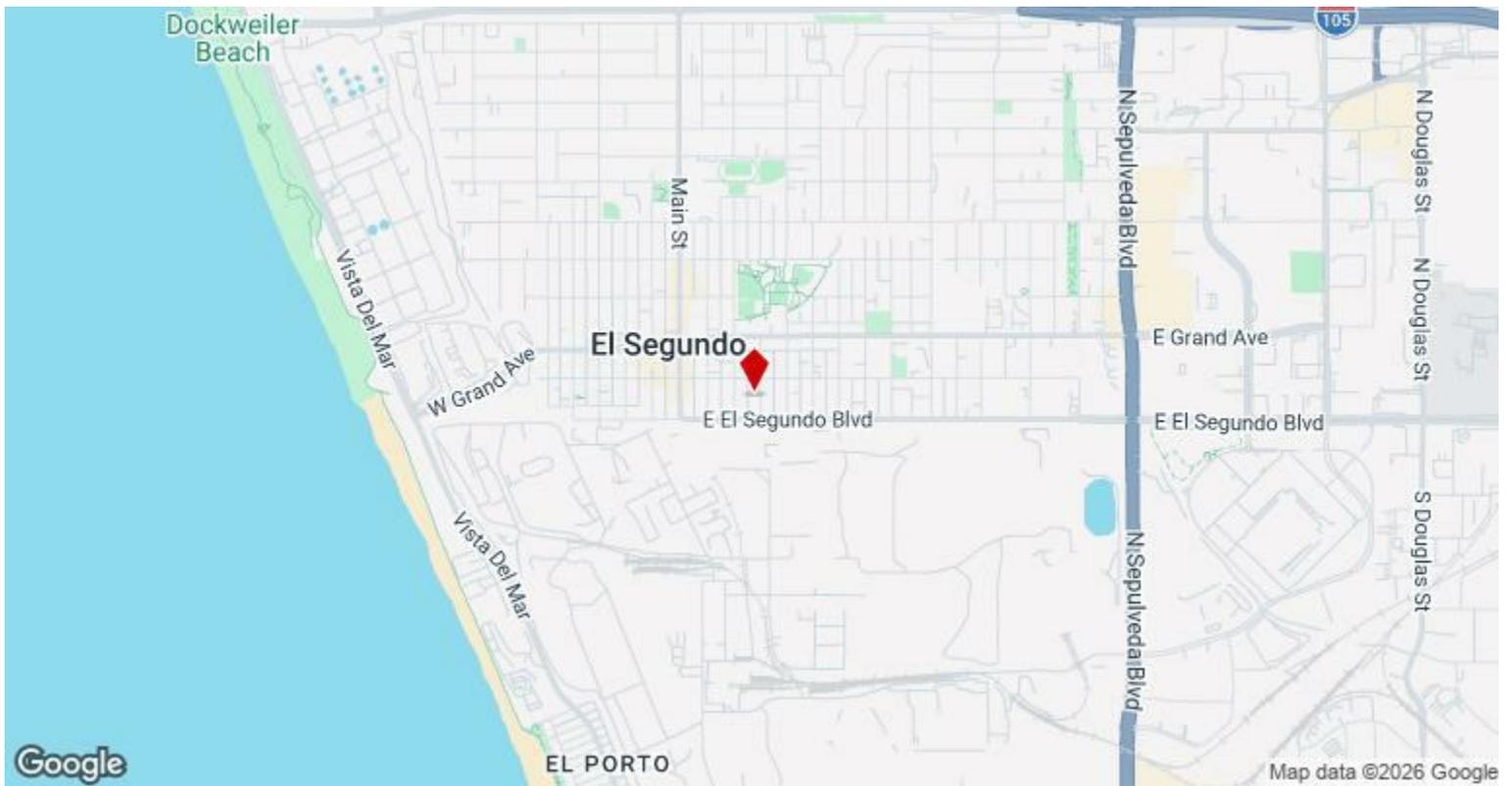
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Space Available	4,200 SF
Rental Rate	Upon Request
Date Available	90 Days
Service Type	TBD
Space Type	Relet
Space Use	Flex
Lease Term	Negotiable

LANDLORD IS NEGOTIABLE!! Available April 2026 1 dock high
Tenant
may elect to repaint the building trim

Major Tenant Information

Tenant	SF Occupied	Lease Expired
	-	
	-	



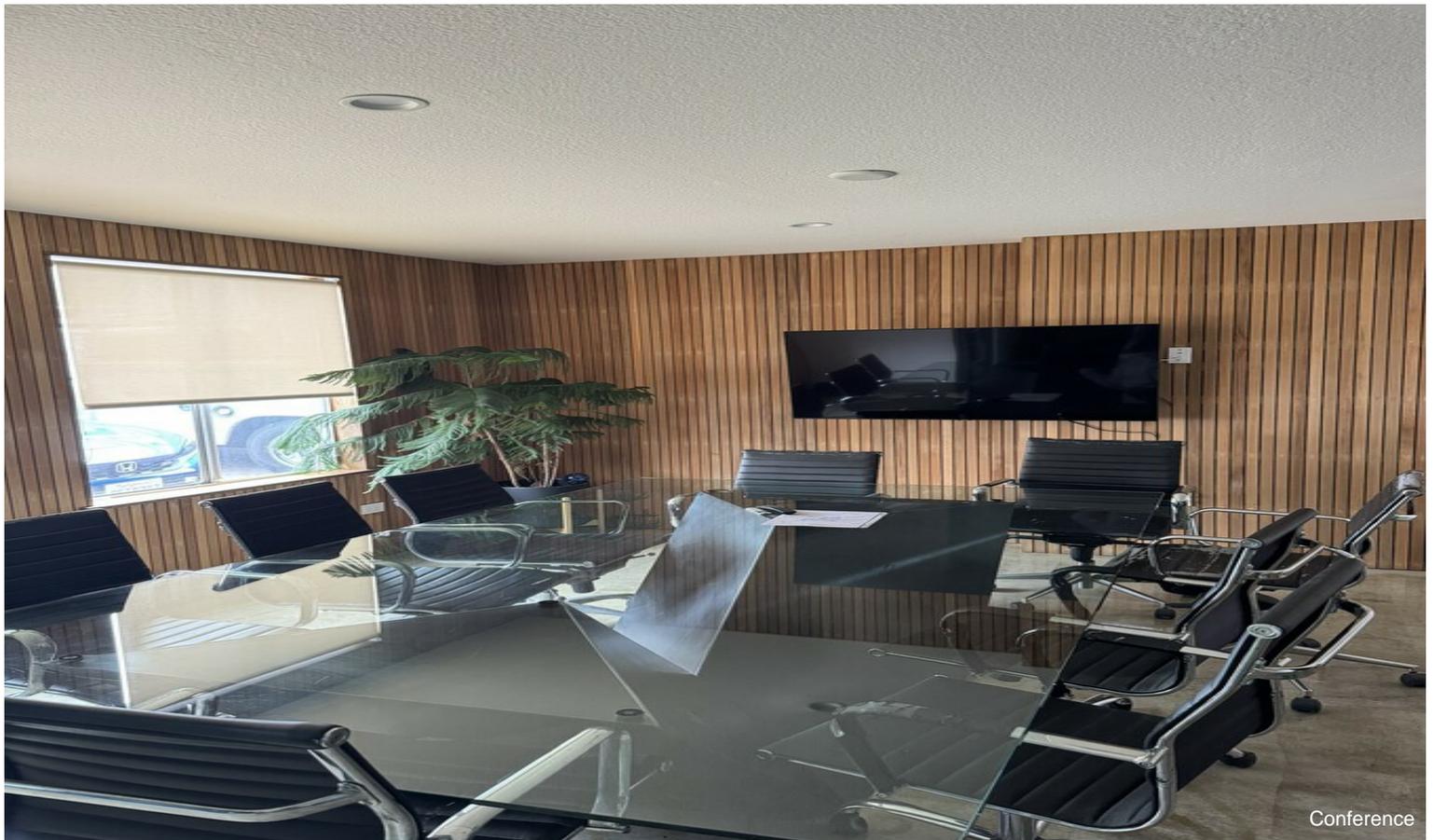
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NEGOTIABLE!!!
FLEX SPACE
50/50 OFFICE/WAREHOUSE
w/ SOUNDPROOF DEMISING WALL

Property Photos

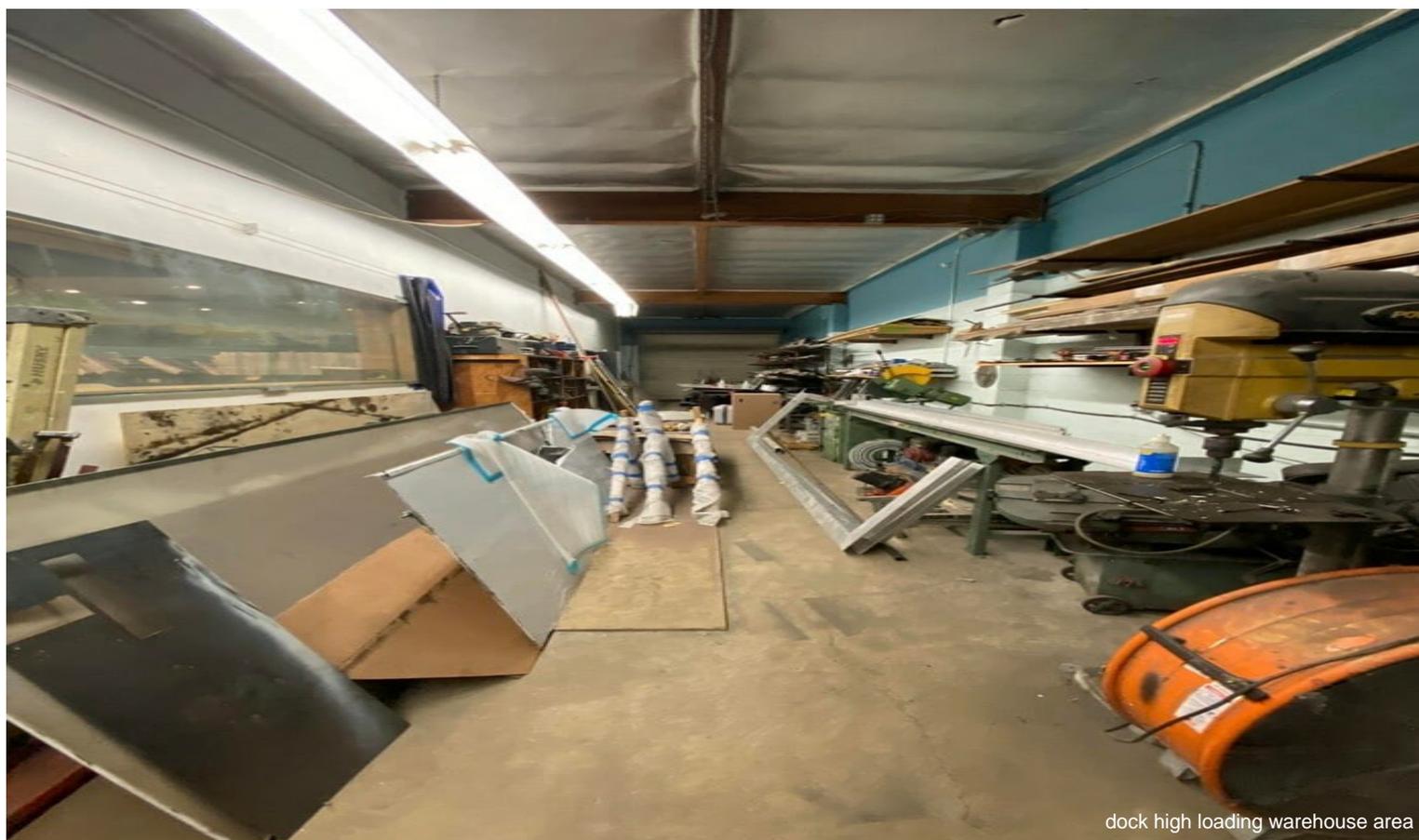
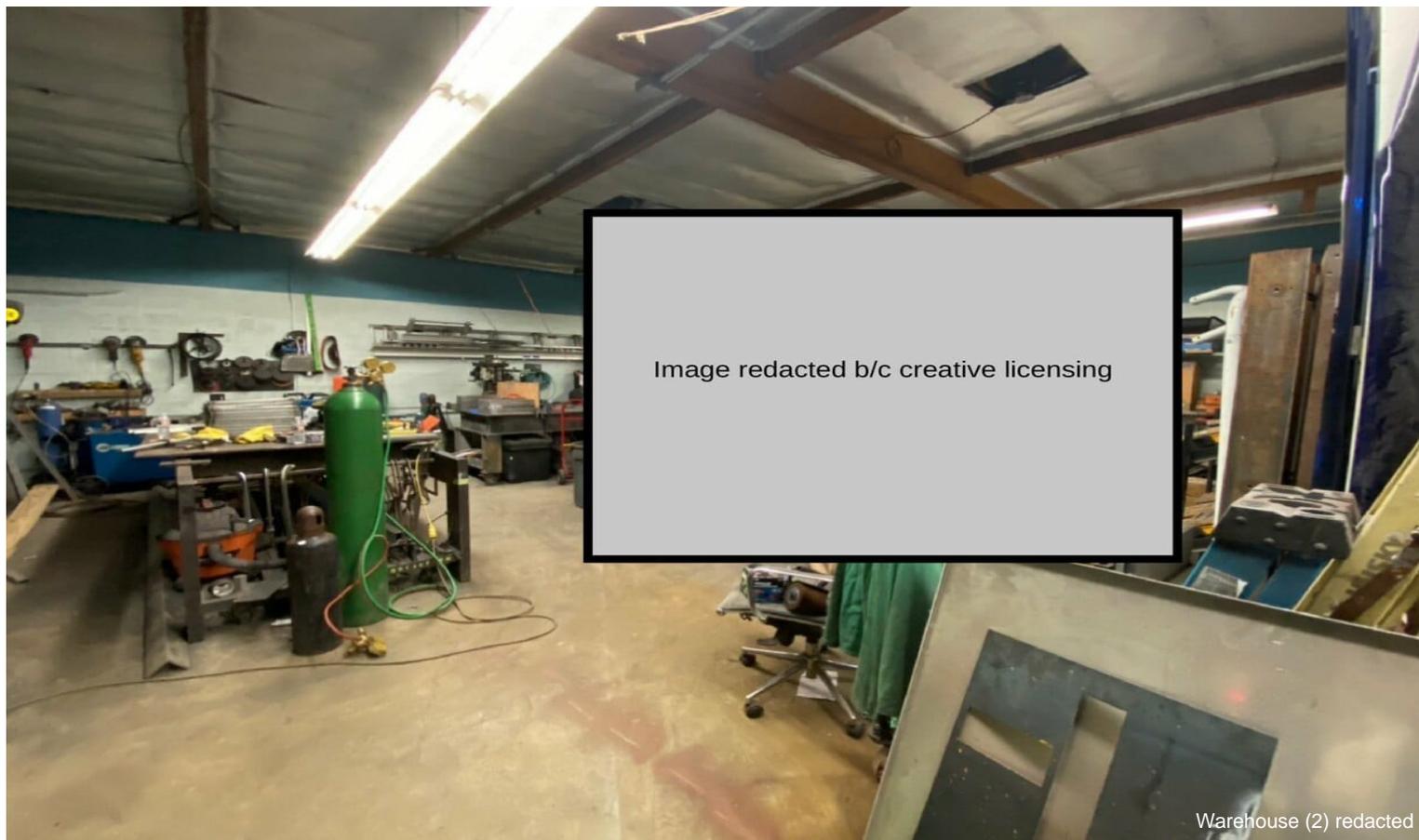


front conference

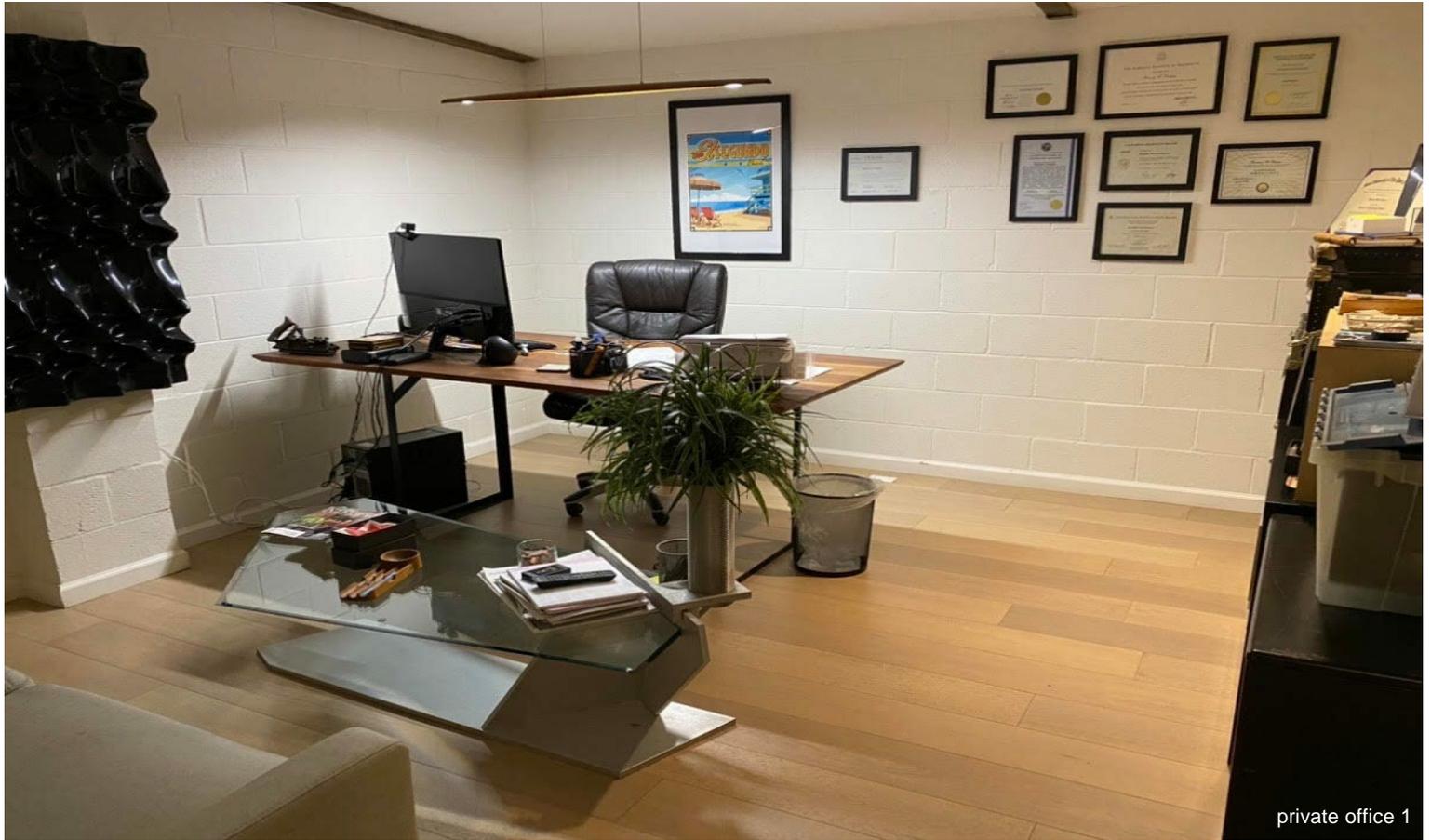


Conference

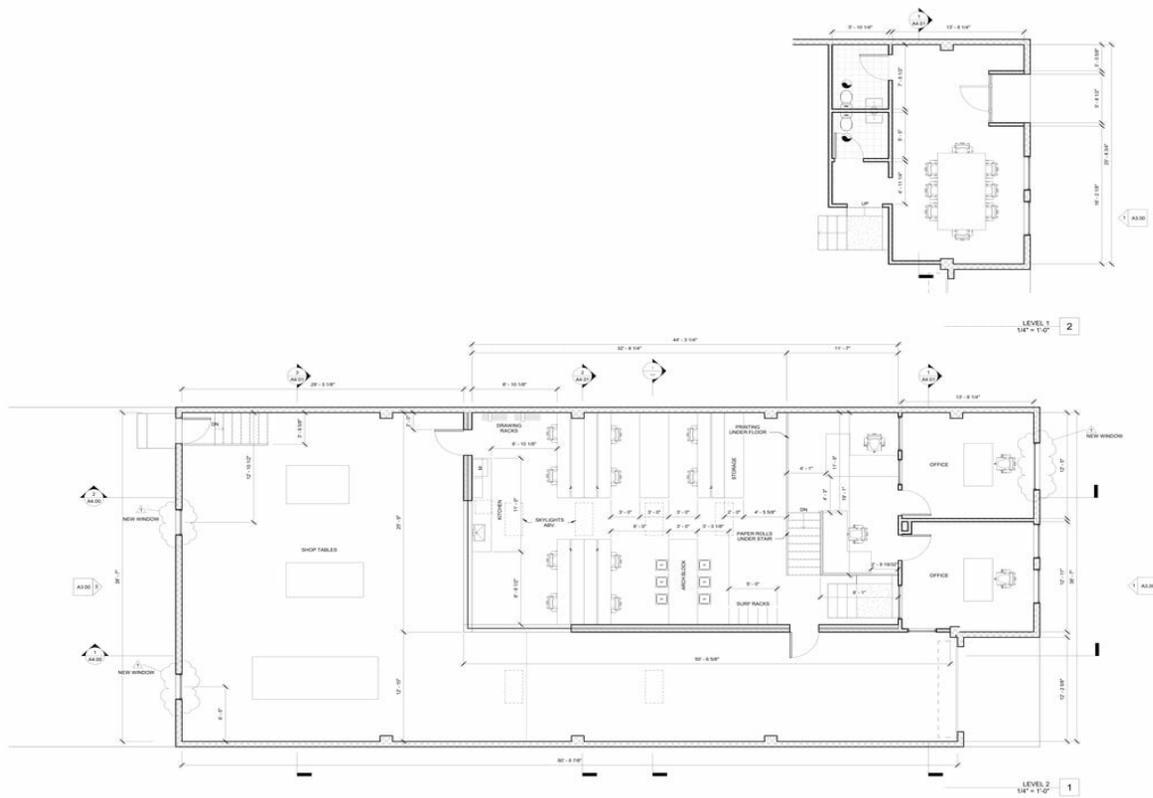
Property Photos



Property Photos



Property Photos



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127 ARENA ST
 EL SEGUNDO
 CA 90245

FLOOR PLANS

DATE: 01/15/2020
 DRAWN BY: [Name]
 SCALE: 1/4" = 1'-0"

A2.00