

Available SF 20,168 SF

Industrial For Lease

Building Size 20,168 SF



Address:

1715 W 132nd St, Gardena, CA 90249

Cross Streets:

Western Ave/W 132nd St

Ideal Westside/LAX-Adjacent Location
21' Clear Height / 6 Dock High Doors
145' Concrete Truck Court
Proximity to 405, 105 and 110 Freeways
Owned and Managed by Rexford Industrial

Lease Rate/Mo: \$32,067
Lease Rate/SF: \$1.59
Lease Type: Gross
Available SF: 20,168 SF
Minimum SF: 20,168 SF
Prop Lot Size: 0.91 Ac / 39,640 SF
Term: 3-5 Years
Sale Price: NFS
Sale Price/SF: NFS
Taxes: \$65,578 / 2024
Yard: Fenced / Paved
Zoning: M1

Sprinklered: Yes
Clear Height: 21'
GL Doors/Dim: 0
DH Doors/Dim: 6
A: 400 V: 277/480 O: 3 W: 4
Construction Type: TILT UP
Const Status/Year Blt: Existing / 1971
Whse HVAC:
Parking Spaces: 22 / **Ratio:** 1.1:1
Rail Service: No
Specific Use: Warehouse/Distribution

Office SF / #: 823 SF
Restrooms: 5
Office HVAC:
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: Now
Vacant: Yes
To Show: Call broker
Market/Submarket: Gardena/North Compton
APN#: 6102006019

Listing Company: Newmark - Los Angeles - South Bay

Agents: [Tom Patten 310-491-2076](#), [Barry Hill 310-491-2026](#), [Danny Williams 310-491-2061](#)

Listing #: 41753591

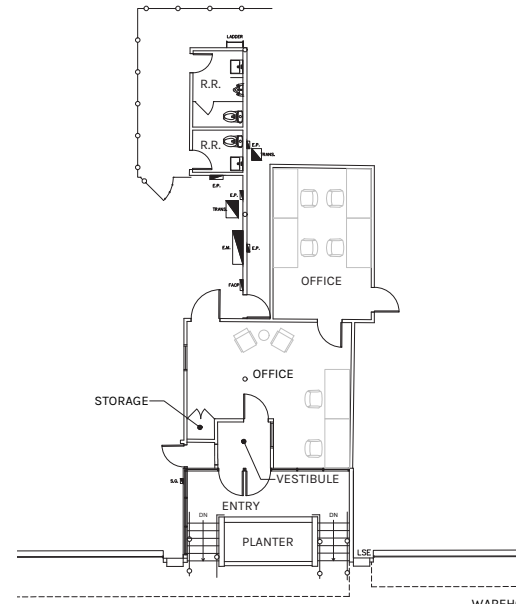
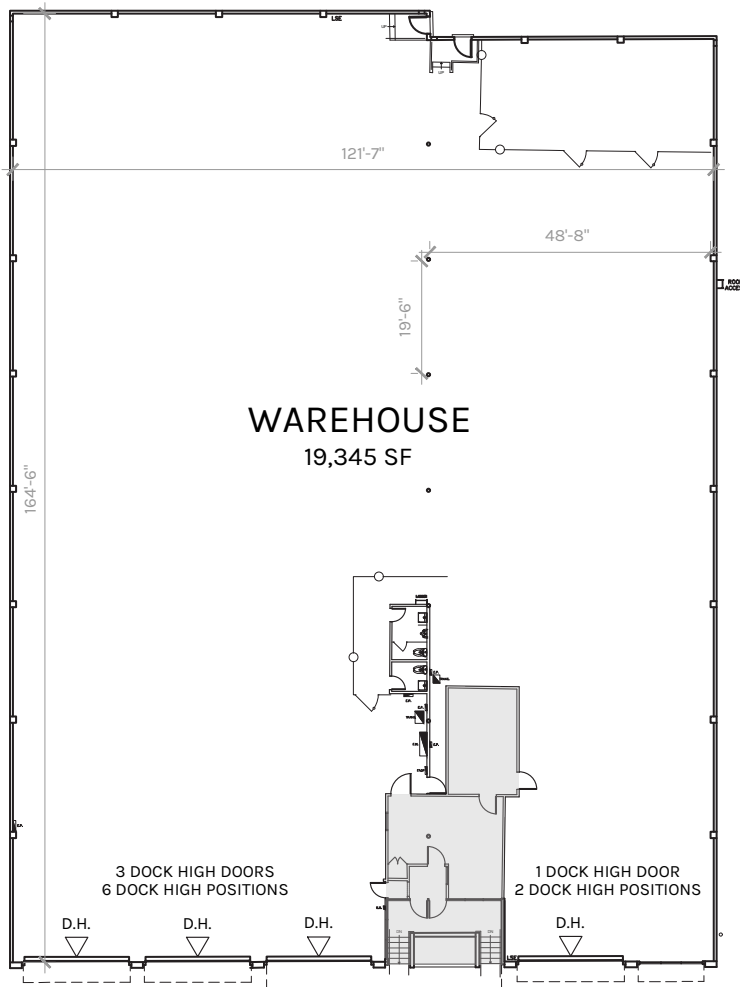
Listing Date: 01/14/2025

FTCF: CB000N000S000/OAA

Notes: Call broker for commission information. Lessee to independently verify all information contained herein. Trucking not approved use (verify with City).



Tom Patten
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OFFICE:
823 SF

WAREHOUSE: 19,345 SF
OFFICE: 823SF
TOTAL: 20,168 SF

PLAN LAYOUT SUBJECT TO FIELD CONDITIONS AND MAY DIFFER FROM PLAN AS SHOWN. ALL INFORMATION PRESENTED ON THIS DRAWING IS PRESUMED TO BE ACCURATE, HOWEVER TENANT SHOULD VERIFY PERTINENT INFORMATION PRIOR TO COMMITTING TO A LEASE. ANY FURNITURE OR APPLIANCES SHOWN ON PLAN ARE FOR CONCEPT ONLY AND WILL BE TENANT PROVIDED.



Leasing Contacts



**Rexford
Industrial**

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NEWMARK