

1448 W ROSECRANS AVE

GARDENA

AVAILABLE FOR SUBLEASE



PROPERTY HIGHLIGHTS

- Free Standing Building
- Completely Refurbished
- +/- 2,944 SF Concrete Block Bldg.
- 4 Parking Spaces (Lessee to Verify)
- Ample Power - 200amp 3-Phase Power
- Approximately 24' x 10' Large Open Office
- 12' Clear Height
- Motorized Gate
- 2 Restrooms
- C3 Zoning
- 10' x 10' Ground Level Loading Door
- Fenced & Paved Yard
- Central Gardena Location



\$1,200,000
\$407.61/SF



2,600 SF - 2,944 SF
Free Standing Bldg.



2-4 Parking Spaces
Fenced & Paved Yard



200amps
Three-Phase Power



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BROKERS MAKES NO GUARANTEES, REPRESENTATIONS OR WARRANTIES OF ANY KIND, EXPRESSED OR IMPLIED. ALL INFORMATION TO BE INDEPENDENTLY VERIFIED.

**+/- 2,944 SF
FREE STANDING BUILDING**

RESTROOM **RESTROOM**

**10' X 10'
GL DOOR**

**FENCED & PAVED
YARD/PARKING**



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