

Available SF 3,976 SF

Industrial For Lease

Building Size 3,976 SF

**Address:** 11017 Lockport Pl, Santa Fe Springs, CA 90670**Cross Streets:** Florence St/Shoemaker Ave

Free Standing Building With Large Fenced Yard
 Dock & Ground Level Loading
 400 Amp/ 240 Volts & Solar Panels
 Easy Access to 5, 605, 105, 60 & 91 Fwys
 Vacant & Available

Lease Rate/Mo:	\$6,000	Sprinklered:	No	Office SF / #:	500 SF / 2
Lease Rate/SF:	\$1.51	Clear Height:	14'	Restrooms:	1
Lease Type:	Modified Gross	GL Doors/Dim:	1	Office HVAC:	Heat & AC
Available SF:	3,976 SF	DH Doors/Dim:	2	Finished Ofc Mezz:	0 SF
Minimum SF:	3,976 SF	A: 400 V: 120/240 O: 3 W: 4		Include In Available:	
Prop Lot Size:	0.30 Ac / 13,236 SF	Construction Type:	Concrete	Unfinished Mezz:	0 SF
Term:	2-5 Yrs	Const Status/Year Blt:	Existing / 1976	Include In Available:	
Sale Price:	NFS	Whse HVAC:	No	Possession:	Now
Sale Price/SF:	NFS	Parking Spaces: 16 / Ratio: 4.1:1		Vacant:	Yes
Taxes:		Rail Service:	No	To Show:	Call broker
Yard:	Fenced / Paved	Specific Use:	Warehouse/Office	Market/Submarket:	MidCounties
Zoning:	M-2			APN#:	8026-001-028
Listing Company:	Penta Pacific Properties				
Agents:	Greg Jenkins 562-908-6020				
Property/Listing:	477072/10867240	Listing Date:	12/04/2018	FTCF:	CB250N000S000
Notes:	Free Standing Building. greg@pentapacific.com, cell (562) 618-9440.				

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