

INDUSTRIAL FOR LEASE

AVAIL SF: 2,120

TOTAL BLDG SF: 14,660



ADDRESS 13310-13320 MAPLEDALE ST UNIT 13314, NORWALK CA ZIP 90650

**Off Carmenita Between Rosecrans And 5 Fwy
Small Industrial Unit With 900 SF Of Offices
Office Size May Be Reduced If Preferred
No CAMS**

LEASE RENTAL \$ 1,887 /mo Gross 0.890 Net _____ Term 3 yrs
 SALE PRICE \$ NFS Price/SF \$ _____ Possession D-04/01/18 Tax \$ TBD Yr 2017-2018
 Avail SF 2,120 Power A 200 V 120-120 Ø 3 W 4
 Min. SF 2,120 Heat _____ Cooling _____ PWR Notes VERIFY
 Land SF 32,670 Truck Hi Pos 0 Dim _____
 Const BLK Roof LAM Grd Lev Drs 1 Dim 10 x 10
 Rail NONE Unfin Ofc Mezz SF TBD Incl in Avail SF N Restrooms: 2
 Sprinklered NO Min Clear Height 12 OFFICE DATA Office SF 900 # 4
 Pkg 4 Yard Yes-Fenced Yr Blt 1973 A/C TBD Heat TBD Fin Ofc Mezz SF TBD Incl in Avail SF N
 Thomas Bk Pg# 737-C3 Zone M1 To Show Call Broker - FOR APPOINTMENT Sp. Feat. YARD
 AGENT Douglas E Wells (562)908-6012 x203 Region SE Listing # 1329100
 FIRM Penta Pacific Properties 11/24/17
 FTFC CB250N000S000/AOAA Notes 3% Annual Increase. (See Reverse)

THIS IS A LISTING OF THE "MULTIPLE" AND IS SUBJECT TO ALL ITS APPLICABLE RULES AND REGULATIONS

This information has been furnished from sources which we deem reliable, but for which we assume no liability. The information contained herein is given in confidence, with the understanding that all negotiations pertaining to this property be handled through the submitting office. All measurements are approximate.
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