



Available SF: 2,303

Total Building SF: 2,303



Address: 4727 Cecelia St, Cudahy, CA 90201
Cross Streets: Wilcox Ave / Atlantic Ave

**Small Building For Sale
 Secure, Fenced Concrete Yard
 M2 Zone - 200 Amps
 Easy Access to (710) & (105) Freeways**

Price/SF: \$175.00
Sale Price: \$403,025
Taxes: \$3,288, 2016
Available SF: 2,303
Prop Lot Size: 5,249 SF / .12 AC
Yard: Fncd/Pvd
Zoning: M2

Construction Type: Concrete Block
Const Status/Year Blt: EXIST / 1967
Sprinklered: No
Ground Lvl Drs/Dim: 1 / 10x10
Dock High/Dim: 0 / --
Clear Height: 12
Heat/Cool: None
Roof Type: Verify
A: 200 V: 240/240 Ø: 3 W: 4
Parking Spaces: 6 /Bldg Ratio: 2.6:1
Rail Service: No
Specific Use: Light Industrial

Office SF / #: 150 / 1
Restrooms: 2
Office Air: TBD **Office Heat:** TBD
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: COE
To Show: Call Agent
Region: LA Central/Commerce/Vernon
Thomas Guide: 705-E2
APN#: 6224-023-007

Listing Company: Penta Pacific Properties - Santa Fe Springs (562) 699-1922

Agents: Gregory Jenkins (562) 908-6020

Property/Listing/Ste #: 1112428/1866065

Listing Date: 05/03/2017

FTCF: CB000N000S250/AOAA

Notes: Sp. Feat: Paved Yard & Free Standing Building. Broker's cell (562) 618-9440.