

INDUSTRIAL SPACE FOR LEASE

Warehouse/Manufacturing

AVAILABLE BUILDING SQ.FT.: 4,500±



5760 S 2ND STREET, VERNON, CA 90058

PROPERTY HIGHLIGHTS

- Clean Vernon warehouse space: Approximately 4,500 SF
- Part of larger industrial complex
- 2 blocks east of Alameda St just north of Slauson Ave
- Minutes to DTLA, Fashion District & Arts District
- Easy loading for containers & 53' trailers
- Secure fenced parking lot — Security cameras
- Lease rental: \$6,000 per month (\$1.33 per SF mod. gross)
- Available within 30 days of lease signing
- *Note: Rate may not include certain utilities, building services and property expenses*
- 2% coop commission
- 4,000± sq.ft. storage space also available (call broker)

For More Information, Please Contact

SION KHAKSHOUR

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The information contained herein is furnished by sources we deem reliable, but for which we assume no liability. It is given in confidence and with the understanding that all negotiations pertaining to the property be handled through the listing office. All measurements are approximate.

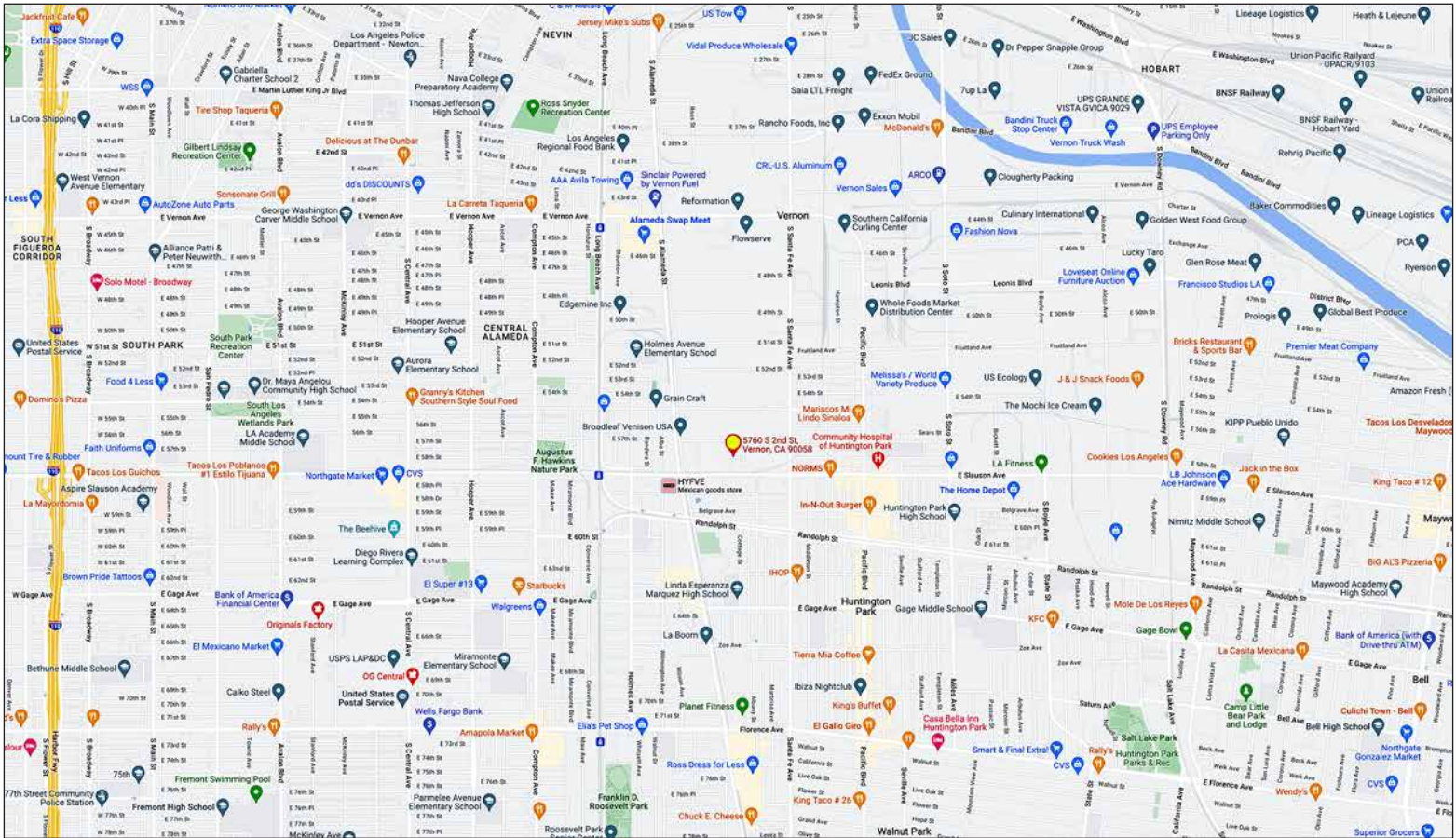
PROPERTY DETAILS

Available Area.....	4,500± Sq.Ft.
Land Area.....	14,610± Sq.Ft.
Zone.....	VEM
Year Built	1981
Construction	Masonry
Office Area	1,200± Sq.Ft.
Restrooms	2
Parking.....	5
Ground Level Loading	1: 10x12
Clear Ceiling Height:	14'
Power	400 Amps





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