INDUSTRIAL FACILITY FOR LEASE

Refurbished Property With Parking

BUILDING SF: ±8,266

LAND SF: ±15,751



2620 S HILL STREET, LOS ANGELES, CA 90007

- Beautiful refurbished, multi-purpose facility available
- Great for manufacturing, warehouse, fashion, tech, design, production, etc.
- Located just south of Adams Boulevard
- 1/2-mile south of I-10 freeway and DTLA
- Includes secure, gated parking for 15± vehicles
- Newer roof; iron fence with automatic gate; front iron door; electric wiring; office ceiling; paint inside stairs; toilets and paint in all 3 restrooms
- High clearance, good power, ground level loading
- Lease rental: $12,500 per month ($1.51 per SF gross)
- Available February 1, 2027
- NO CANNABIS USE

PROPERTY DETAILS

Building Area	8,266± SF
Land Area	15,751± SF
Zone	LA M1
Year Built	1940
Construction	F&S
Ceiling Height	18'
Ground Level Loading	1: 12x14
Power	400A/120-240V/3-Ph/3-W
Office Area	1,800± SF (6)
Restrooms	3
Parking	15± Surface Spaces

For More Information, Please Contact

SION KHAKSHOUR

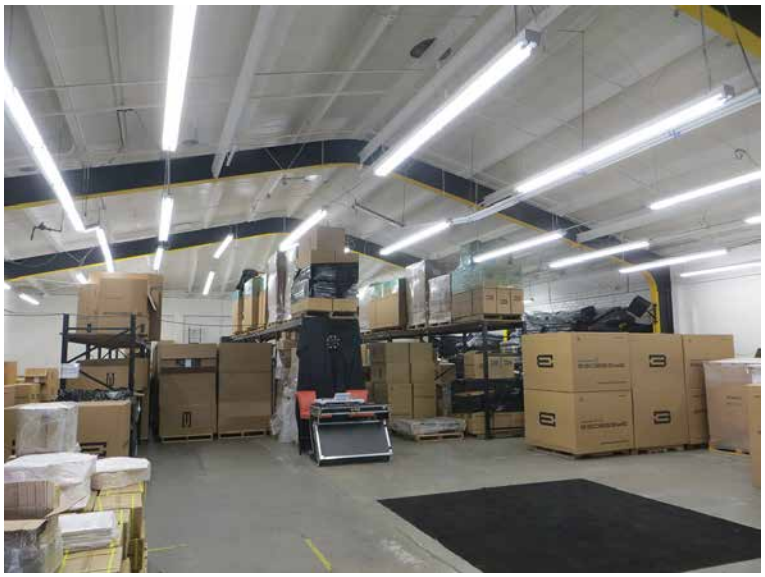
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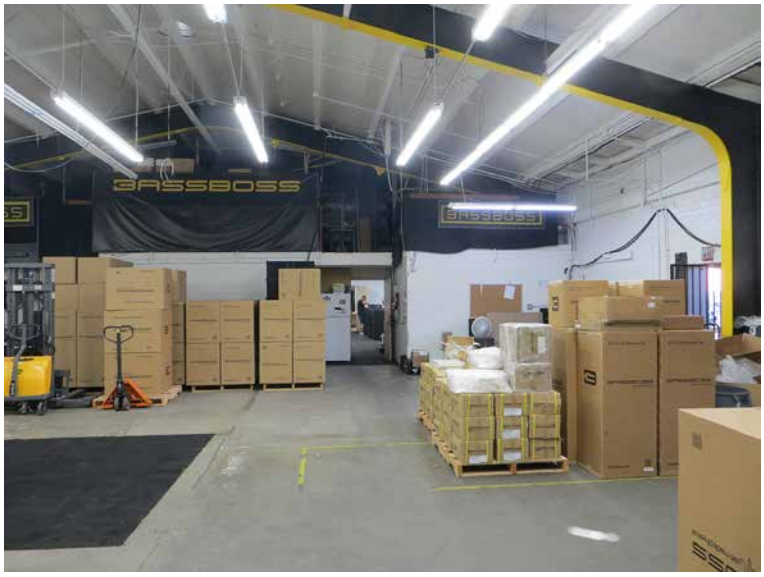
sion@majorproperties.com

LIC. # 00697373

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.






BASSBOSS







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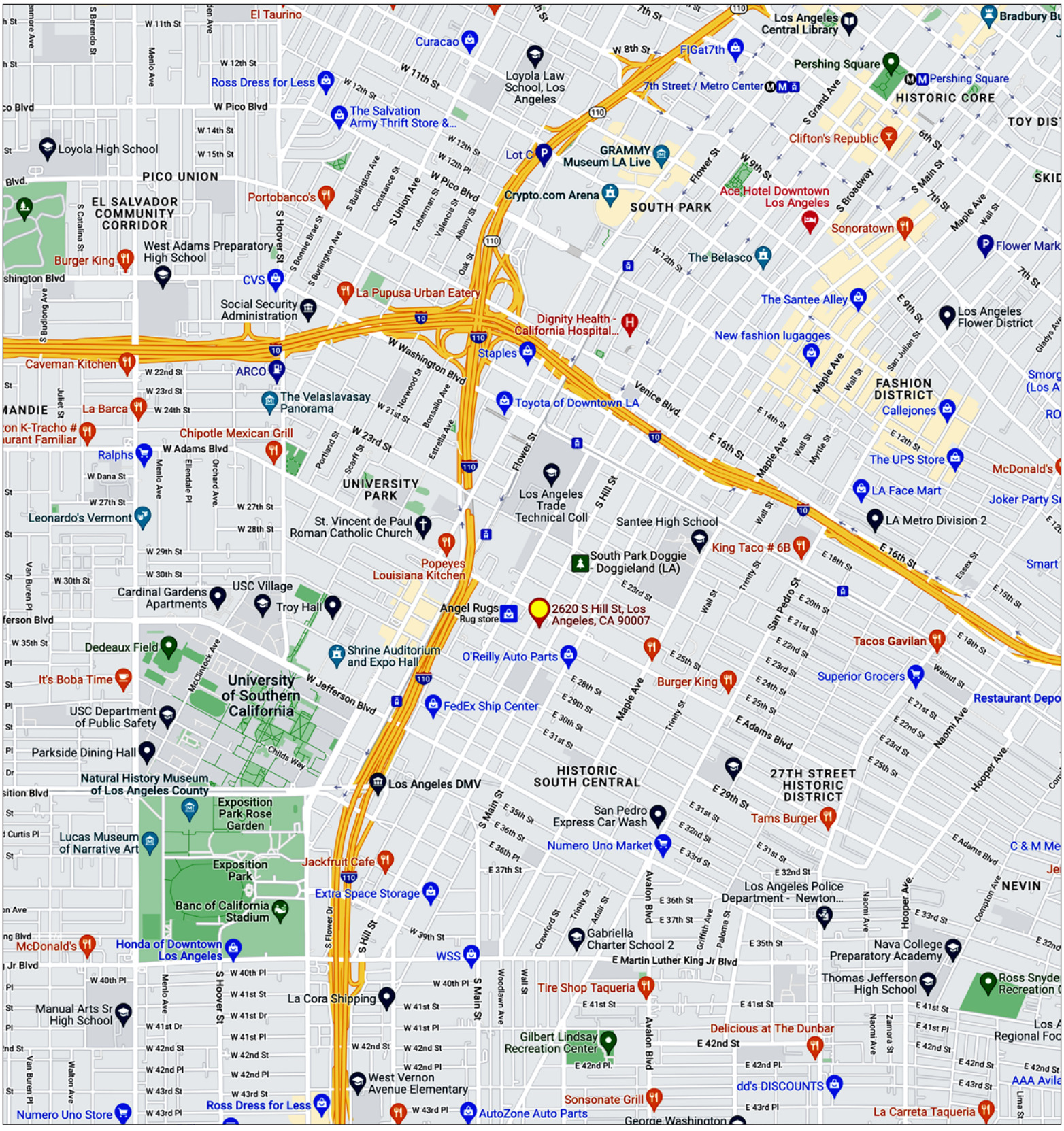


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Celebrating 60 Years Est. 1964

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