INDUSTRIAL PROPERTY FOR LEASE

Priced to Lease! Just East of USC

AVAILABLE SF: 6,800

TOTAL BUILDING SF: 19,600



3720 S GRAND AVE, LOS ANGELES, CA 90007

- Clean space ideal for any warehouse use
- Close to USC Campus and Coliseum
- 10´-11´ ceiling height
- Dock high loading
- 400 amps/240 volts/3-phase power service
- Offices and restrooms
- Gated parking lot for 5 vehicles
- Located just south of 37th Street
- Lease rental: $5,100 per month ($0.75 per SF gross)
- Term: 2-3 years with annual CPI increases

PROPERTY DETAILS	
Available Area	6,800± SF
Land Area	27,900± SF
Zone	LA M1
Year Built	1946/1950
Construction	Tilt-Up
Ceiling Height	10´-11´
Restrooms	2
Parking	5
Dock High Loading	2: 15x20
Power	400 Amps/240 Volts/3 Ph
Sprinklered	Yes

For More Information, Please Contact

JEFF LUSTER
213.747.4152
jeff@majorproperties.com
LIC. 00636424

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.

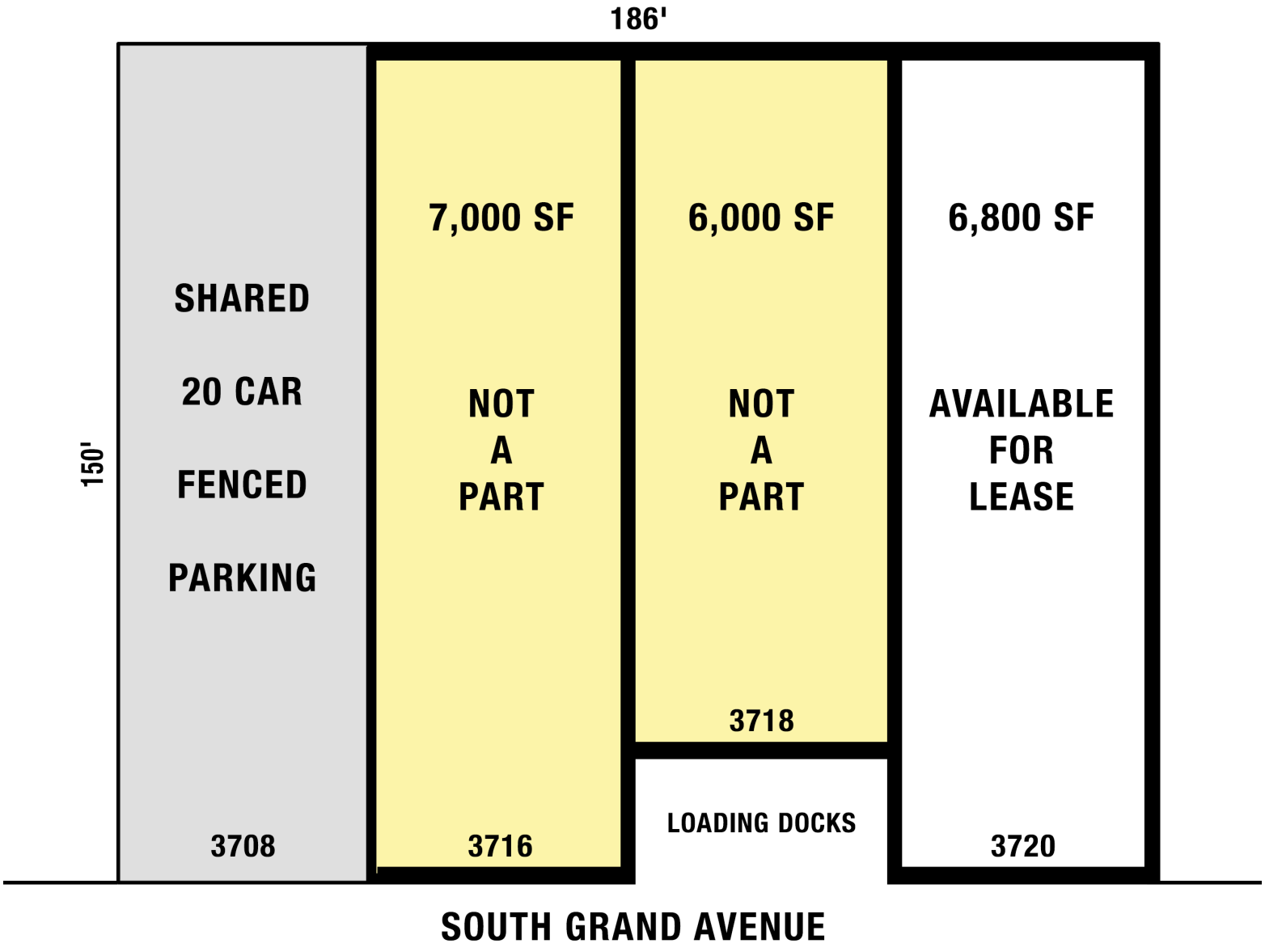








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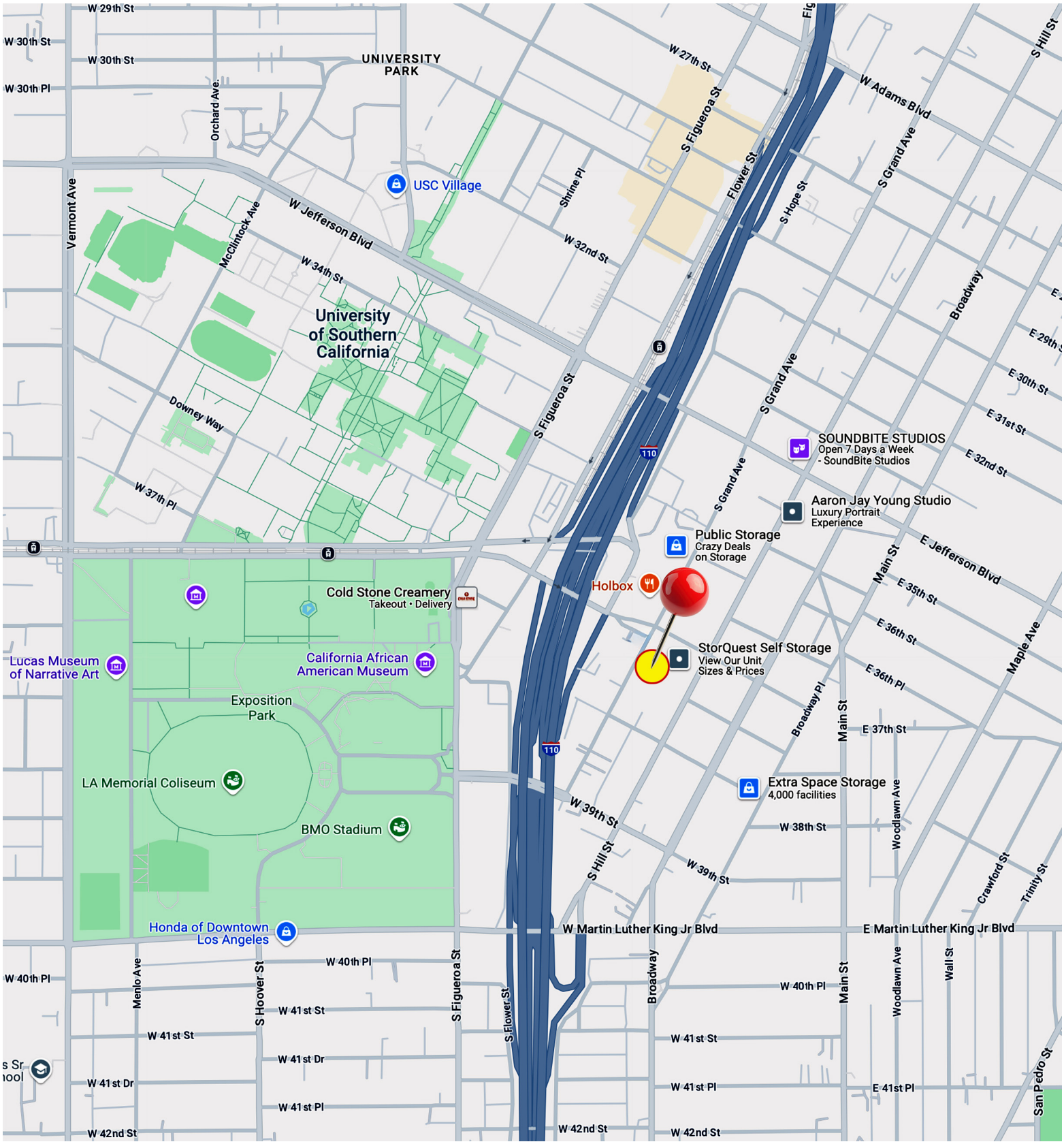


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Celebrating 60 Years Est. 1964

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