

INDUSTRIAL FOR LEASE

AVAIL SF: 6,700

TOTAL BLDG SF: 8,600



ADDRESS 150 W IVY AV, INGLEWOOD CA ZIP 90302

Immediate Availability
Superior Value in a Clear Span Warehouse
Suited for Transportation Uses, Contractor
Storage or Limousine, Fleet Related Uses
Warehouse Area Features a Shop Restroom, Parts Room
Ample Natural Light and Open Truss Design

LEASE RENTAL \$ 5,695 /mo Gross 0.850 Net _____ Term Submit/Flexible
 SALE PRICE \$ NFS Price/SF \$ _____ Possession Immediate Tax \$ TBD Yr 2017-2018
 Avail SF 6,700 Power A 600 V 240-240 Ø 3 W 4
 Min. SF 6,700 Heat NONE Cooling NONE PWR Notes VERIFY
 Land SF POL Truck Hi Pos 0 Dim _____
 Const BK Roof WDB Grd Lev Drs 1 Dim 17 ft wide, 10 feet tall
 Rail NONE Unfin Ofc Mezz SF TBD Incl in Avail SF N Restrooms: 3
 Sprinklered NO Min Clear Height 11 OFFICE DATA Office SF 1,900 # 2
 Pkg 4 Yard No Yr Blt 1951 A/C Y Heat TBD Fin Ofc Mezz SF TBD Incl in Avail SF N
 Thomas Bk Pg# 703-C2 Zone Inglewoo To Show Call Broker - FOR APPOINTMENT Sp. Feat. FREE
 AGENT Arnold Ng (310)377-3456 Region S Listing # 1327861

10/20/17

FTCF CB250N000S000/AOAA Notes Call broker for lockbox code, immediate delivery of space. Lessor motivated. No yard space available. Gated access. Lessee pays pro-rated portion of electrical as not separately metered. Office space available, flexible terms and conditions

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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