

INDUSTRIAL PROPERTY FOR LEASE

Manufacturing/Warehouse

BUILDING SF.: 19,303±

LAND SF.: 24,088±



3660 S HILL STREET, LOS ANGELES, CA 90007

- Single-story manufacturing/warehouse facility
- Former garment use
- Located block-to-block between 36th Pl & 37th St
- Just east of Harbor (110 Freeway) and USC campus
- Heavy power service
- Fully sprinklered
- 16' warehouse ceiling height
- 2,860± SF of office space
- Secure, gated parking included for 9± vehicles
- Lease rental: ~~\$22,198.45~~ \$19,110 per month (\$0.99/SF gross – year one)

For More Information, Please Contact:

JEFF LUSTER

213-747-4152

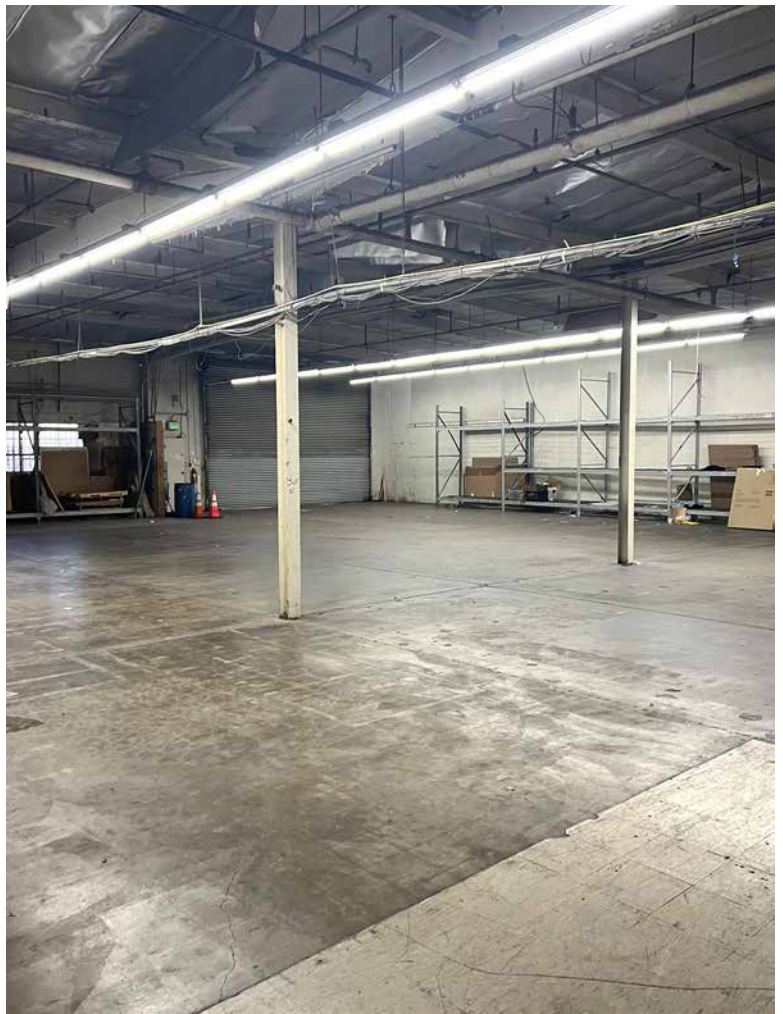
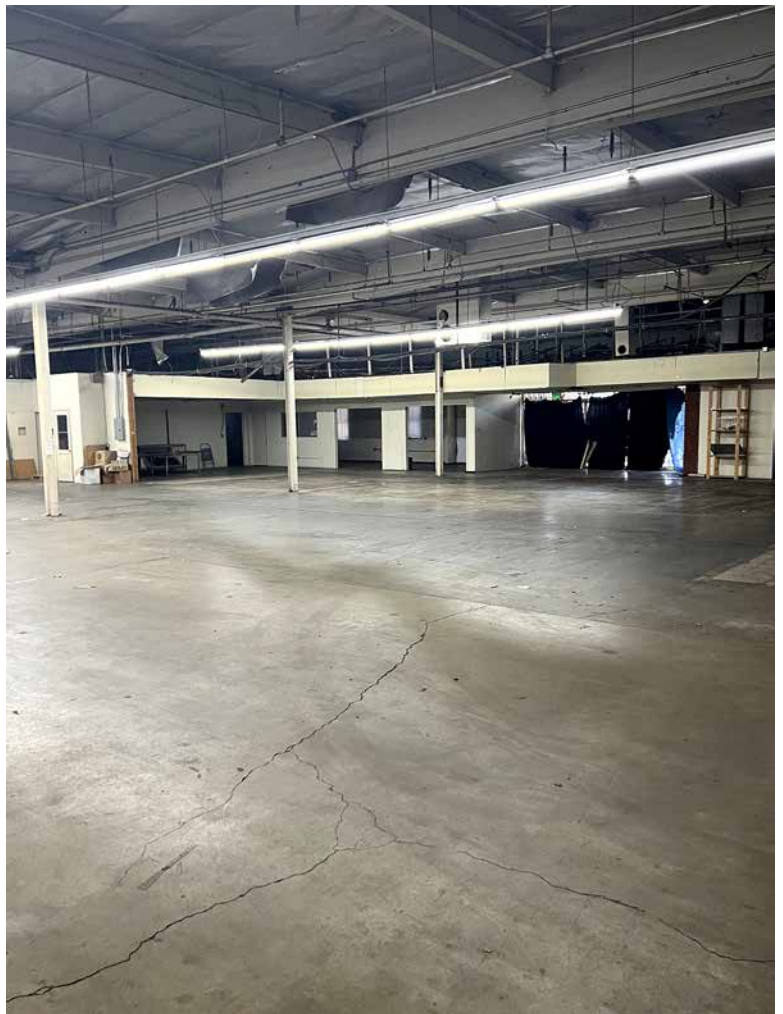
jeff@majorproperties.com

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PROPERTY DETAILS

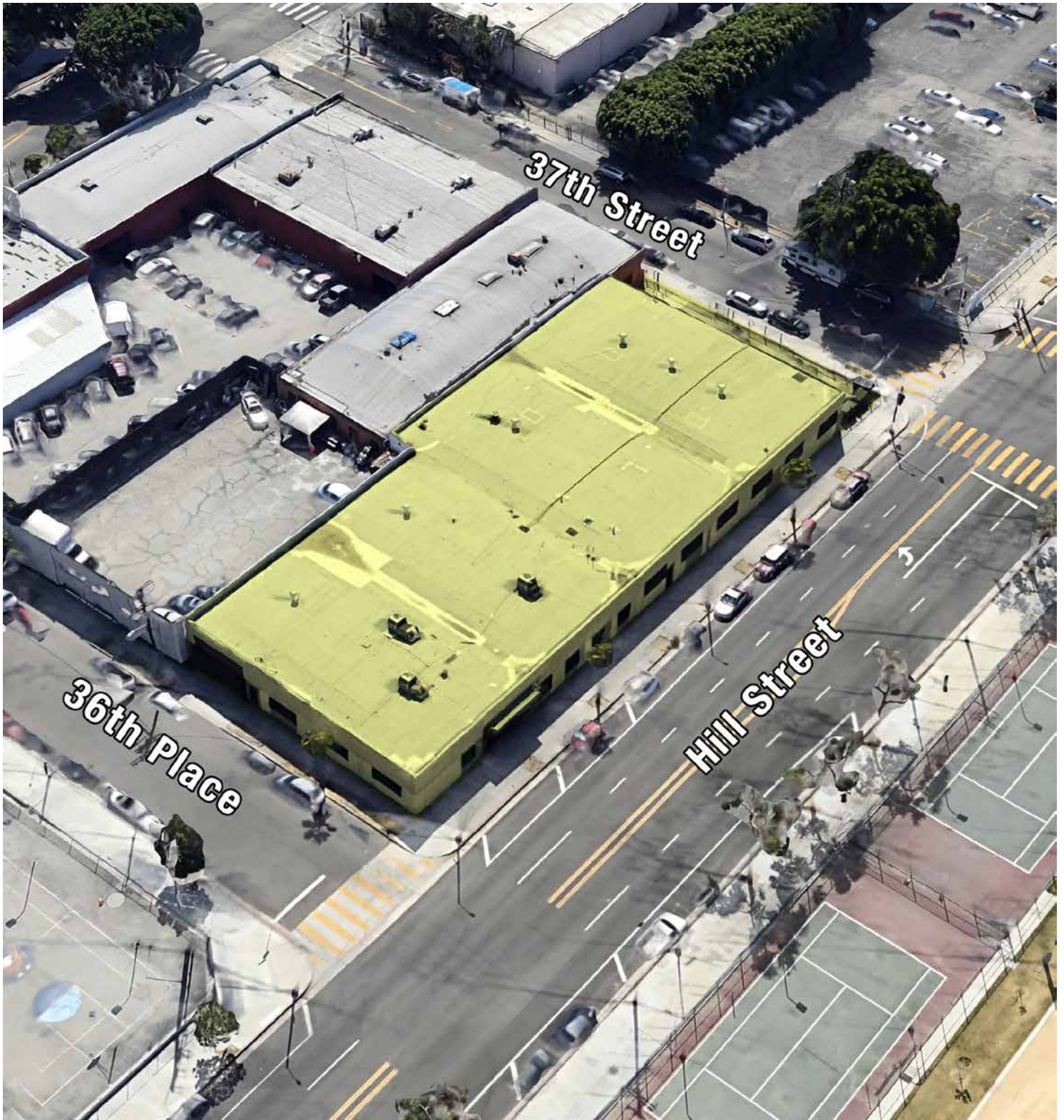
Building Area	19,303± Sq.Ft.
Land Area	24,088± Sq.Ft.
Zone	LA M1
Year Built	1954
Construction	Masonry
Ceiling Height	16'
Ground Level Loading.....	2: 20x12 & 10x12
Office Area	2,860 ± Sq.Ft.
Power	400A/220V/3PH
Parking	9± Vehicles
Restrooms	5
Sprinklered	Yes

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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