

**INCREDIBLE LOCATION
BETWEEN SANTA FE & ALAMEDA**



±40,437 SF INDUSTRIAL FOR SUBLEASE

**NEWER CONSTRUCTION
50 + CAR PARKING
2011-2025 E. 27TH ST.
VERNON | CA 90058**

FOR MORE INFORMATION, PLEASE CONTACT:

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PROPERTY HIGHLIGHTS



**HEAVY
POWER**



**HIGH
CLEARANCE**



**GREAT
LOADING**



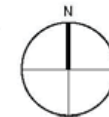
PROPERTY HIGHLIGHTS

- ±40,437 SF Available
- ±92,300 SF Land
- ±3,734 SF Office Space
- 25'-34' Clear Height
- 4 GL Doors/4 DH Doors
- Calculated Sprinklers
- 6 Restrooms
- Newer Construction
- Incredible Location Between Santa Fe & Alameda
- 50 Car Secure Parking
- Concrete Yard
- 1/2 Mile from 10 Freeway
- 5 Year Sublease Term

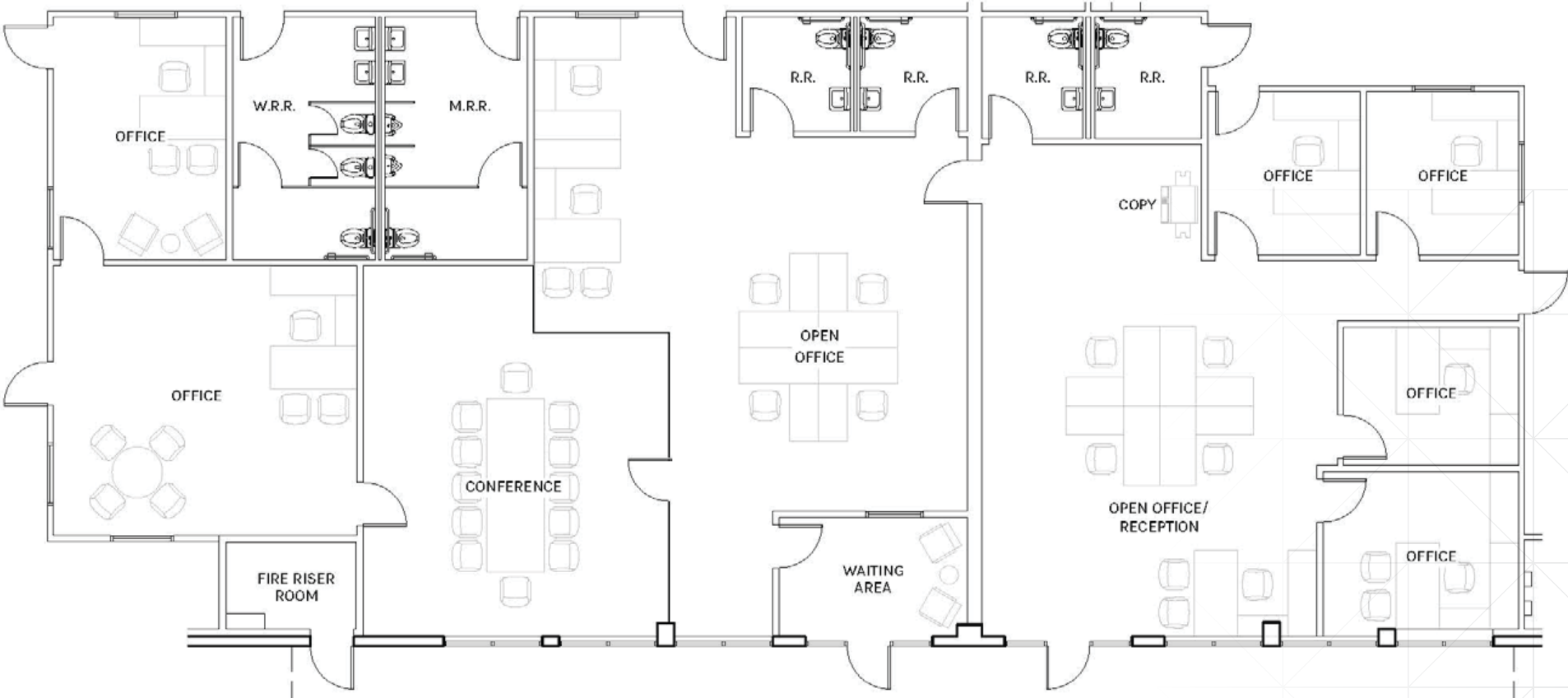
WAREHOUSE
36,703 SF



WAREHOUSE: 36,673 SF
OFFICE: 3,764 SF
TOTAL: 40,437 SF



PLAN LAYOUT SUBJECT TO FIELD CONDITIONS AND MAY DIFFER FROM PLAN AS SHOWN. ALL INFORMATION PRESENTED ON THIS DRAWING IS PRESUMED TO BE ACCURATE, HOWEVER TENANT SHOULD VERIFY PERTINENT INFORMATION PRIOR TO COMMITTING TO A LEASE. ANY FURNITURE OR APPLIANCES SHOWN ON PLAN ARE FOR CONCEPT ONLY AND WILL BE TENANT PROVIDED.



OFFICE
3,734 SF

Property Location

2011-2025 E. 27TH ST.
VERNON | CA 90058



1,230,899 5-Mile Radius of Population Served	25.8 Miles to Port of LA/ Long Beach	20.5 Miles to Long Beach Airport (LBG)	16.7 Miles to Los Angeles Airport (LAX)
2.9 Miles to Nearest FedEx DC	2.1 Miles to Nearest UPS DC	1.8 Miles to Nearest DHL DC	41.7 Miles to John Wayne Airport (SNA)



Leasing Contacts

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