

115 East 23rd Street

Los Angeles, CA 90011



FOR LEASE

A ±11,130 SF Centrally-Located Industrial Warehouse for Immediate Occupancy

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Features

AVAILABLE	±11,130 SF building divisible to 2,260 SF units
PRICE PER SF	\$1.10–\$1.25 SF MG per month
BUILDING	One story building with mezzanine
LOCATION	Centrally located with easy access to I-110 and I-10 freeways
PARKING	Abundant street parking
CLEAR HEIGHT	12' clear height
LOADING DOORS	Five loading doors
POWER	400 Amps, 3-Phase
AMENITIES	Less than 1 mile from Metro & Blue Line stations with a Walk Score® of Walker's Paradise (91) & Transit Score® of Rider's Paradise (90)



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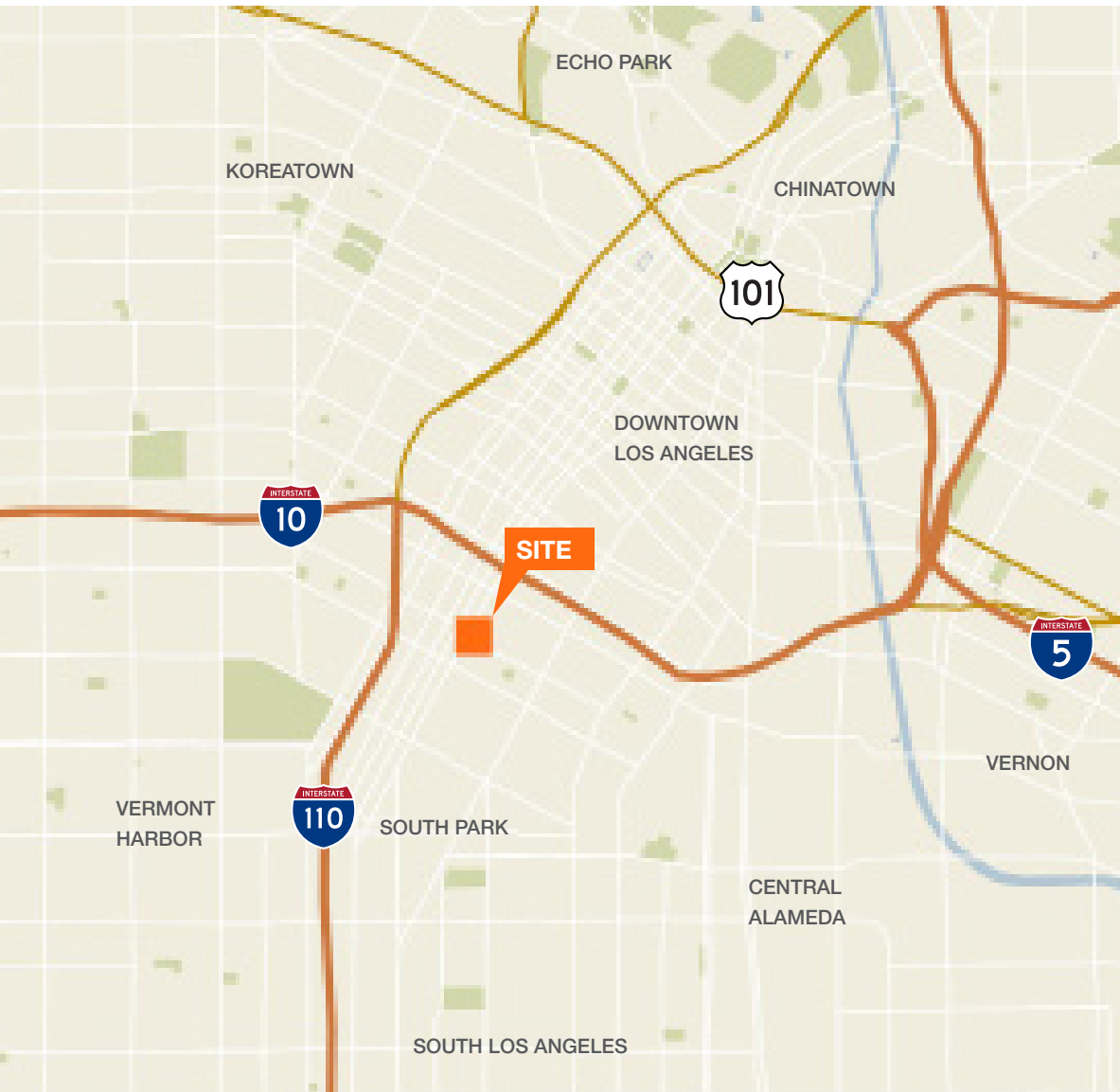
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This property is located in the area of Central Los Angeles near downtown. This spacious one-story 11,130 SF industrial space is situated on 9,399 SF of land and is centrally-located on 23rd Street and South Main Street with easy access to the 110 and 10 major freeways. The property features 12' ceiling height, five loading doors and 400 Amps 3-Phase Power.

LOCATION HIGHLIGHTS

± 11,130 SF of building divisible to 2,260 SF units

\$1.10-\$1.25/SF MG per month

One story building with mezzanine

12' clear height

Five loading doors

400 Amps, 3-Phase Power

Centrally located with easy access to 110 and 10 freeways

Abundant street parking

Less than one mile from Metro Expo and Blue Line stations

Walk Score® of Walker's Paradise (91) & Transit Score® of Rider's Paradise (90)

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