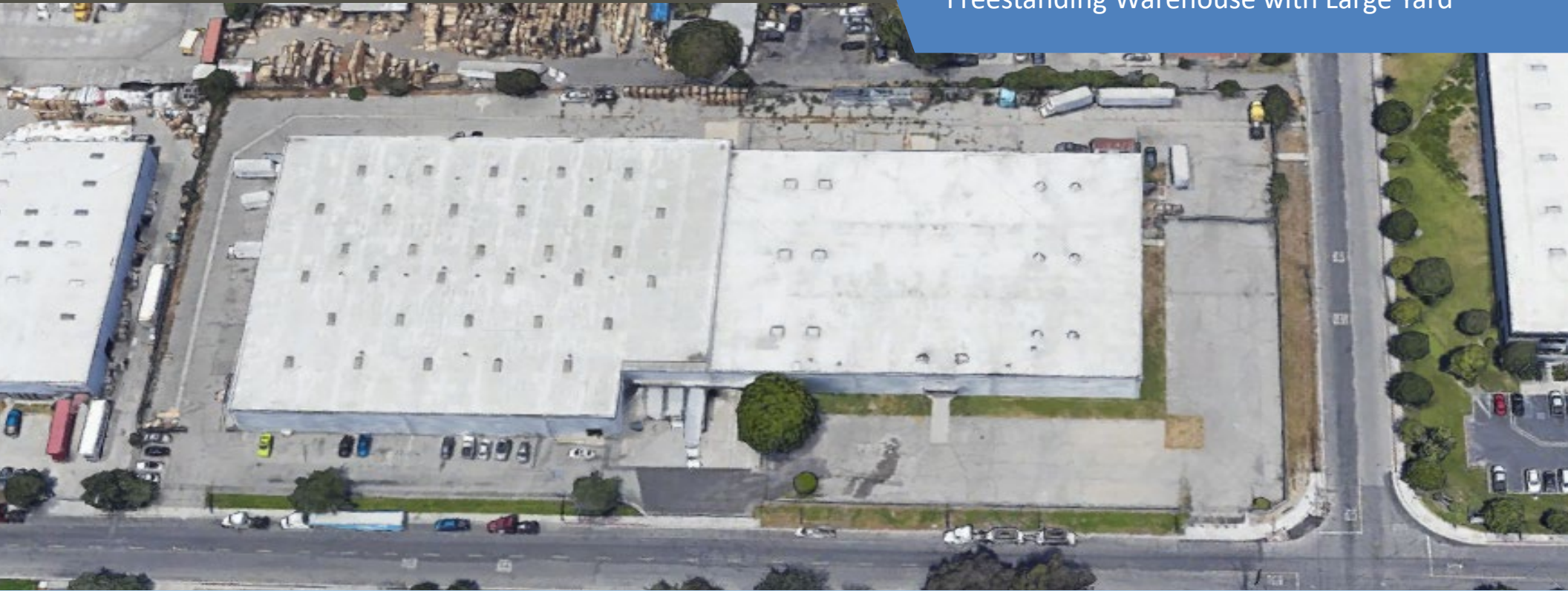


Western City of Industry Adjacent Location
Freestanding Warehouse with Large Yard



FREESTANDING WAREHOUSE WITH LARGE YARD

± 96,800 SF DISTRIBUTION BUILDING - FOR LEASE

515 S. 6th Avenue | Industry, CA

PROPERTY FEATURES

515 S. 6TH AVENUE, INDUSTRY



PROPERTY HIGHLIGHTS

- Freestanding ±96,800sf building on Approximately 4.93 acres
- Outstanding Western Industry location (La Puente)
- Drive around building - secured & paved yards
- 23' warehouse clear height
- ± 2,900sf office (two pods)
- 6 dock high loading positions with load levelers, 2 GL Doors
- Approximately 1400 Amps (277 / 480v)
- Excellent access to (60),(605), and (10) freeways
- New warehouse lighting





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