

FOR LEASE

14,125± SF Industrial Building



DORIN REALTY
COMPANY, INC.



831A & B E. 61st St., Los Angeles, CA 90001

Multi-purpose Industrial Facility with Large Secure Yard.

AMENITIES INCLUDE:

- 600A/240V / 3 Phase / 4 Wire Electrical Service
- 3 Grade Level Doors
- 2 Dock High Doors
- Large Spans
- Fire Sprinklers
- Possible Expansion to 21,715± SF
- 40+ Car Parking

POTENTIAL USES

■ TRADITIONAL USES:

- Garment Manufacturing
- Warehouse Distribution
- Other Light Manufacturing

■ ALTERNATIVE USES:

- Cable/Tech Contractor
- Film/Entertainment
- Service Oriented

LOCATION:

- Part of a Business Improvement District with Security Patrols and Monitored Cameras
- Less than 1 mile from I-110 Freeway Ramps with Great Proximity to Downtown Los Angeles
- M-2 Zoning - Great for a Variety of Uses.

This Outstanding Property is Offered for \$11,160/month (\$0.79/SF) Gross



Contact exclusive agent:

Mark Whitman

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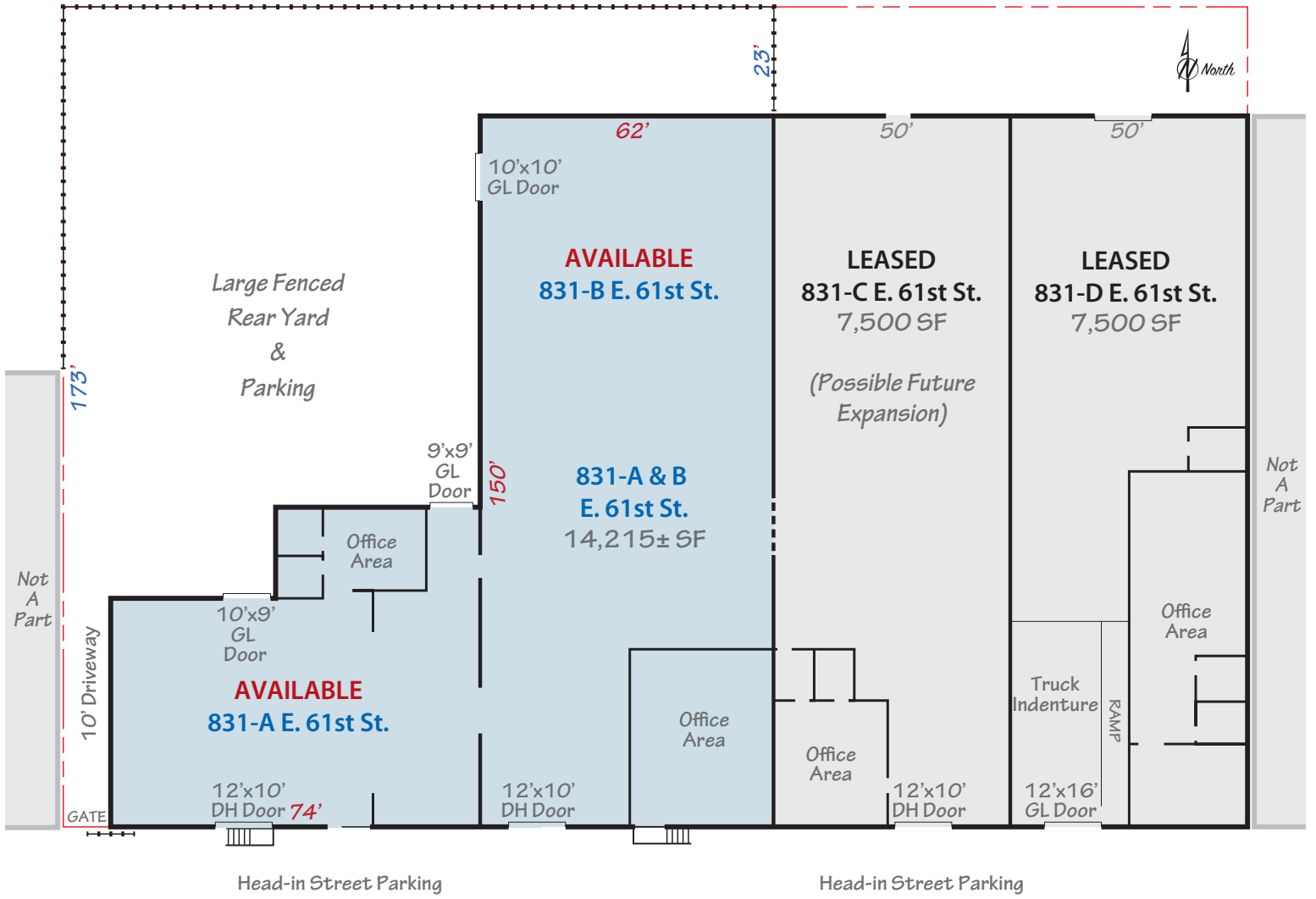
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Industrial and Commercial Real Estate Specialists
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The information contained herein is from sources we believe to be reliable but, we do not guarantee its accuracy. All measurements & dimensions are approximations and are not to scale. Clients are encouraged to verify their accuracy.

831 E. 61st Street, Los Angeles, CA 90001



E. 61st Street

