



CenterPoint The Runway

Unincorporated LA County, CA



14702
S. Maple Ave

14421
S. San Pedro St

14401
S. San Pedro St

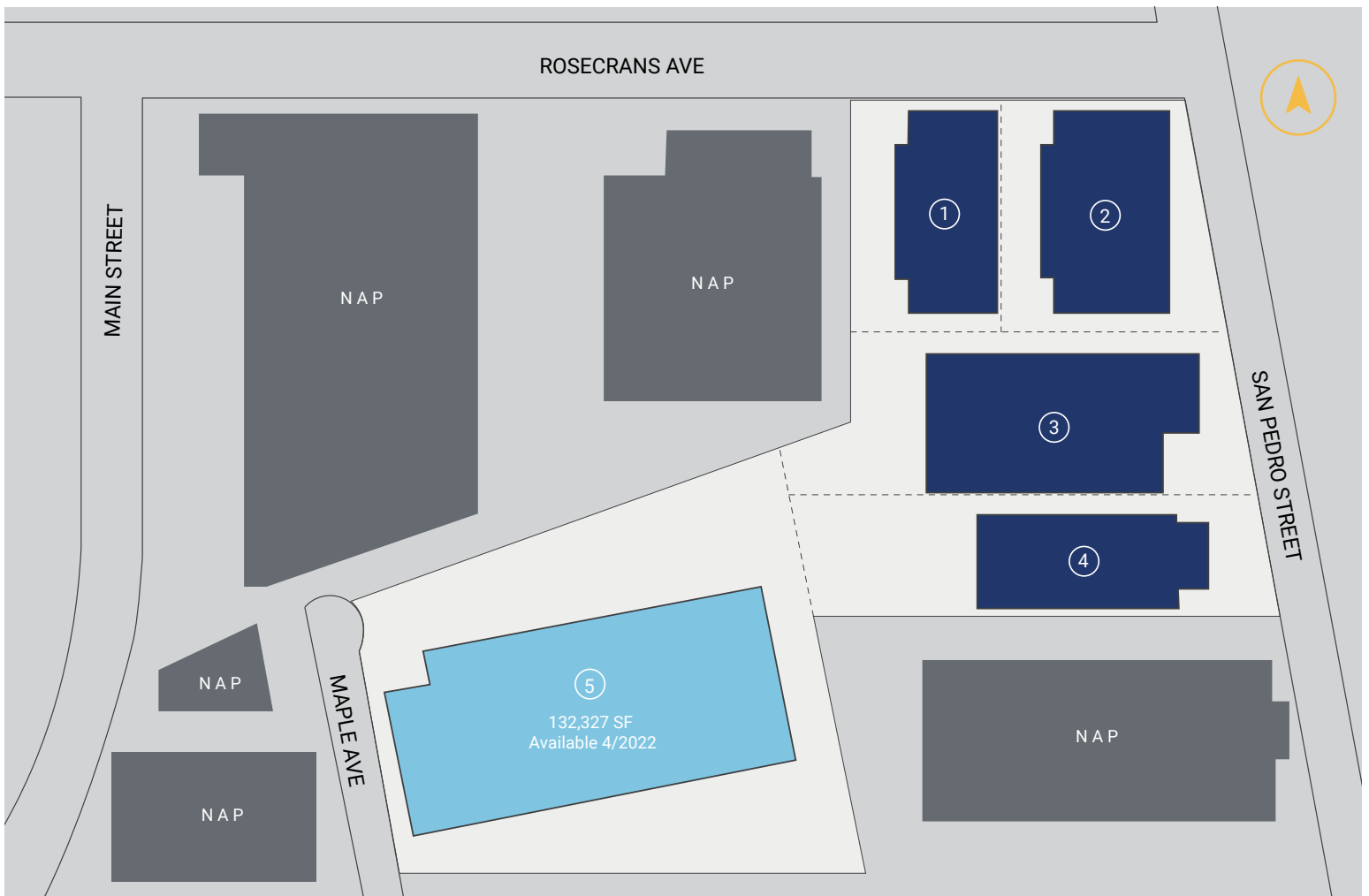
312
E. Rosecrans Ave

332
E. Rosecrans Ave

SAN PEDRO ST

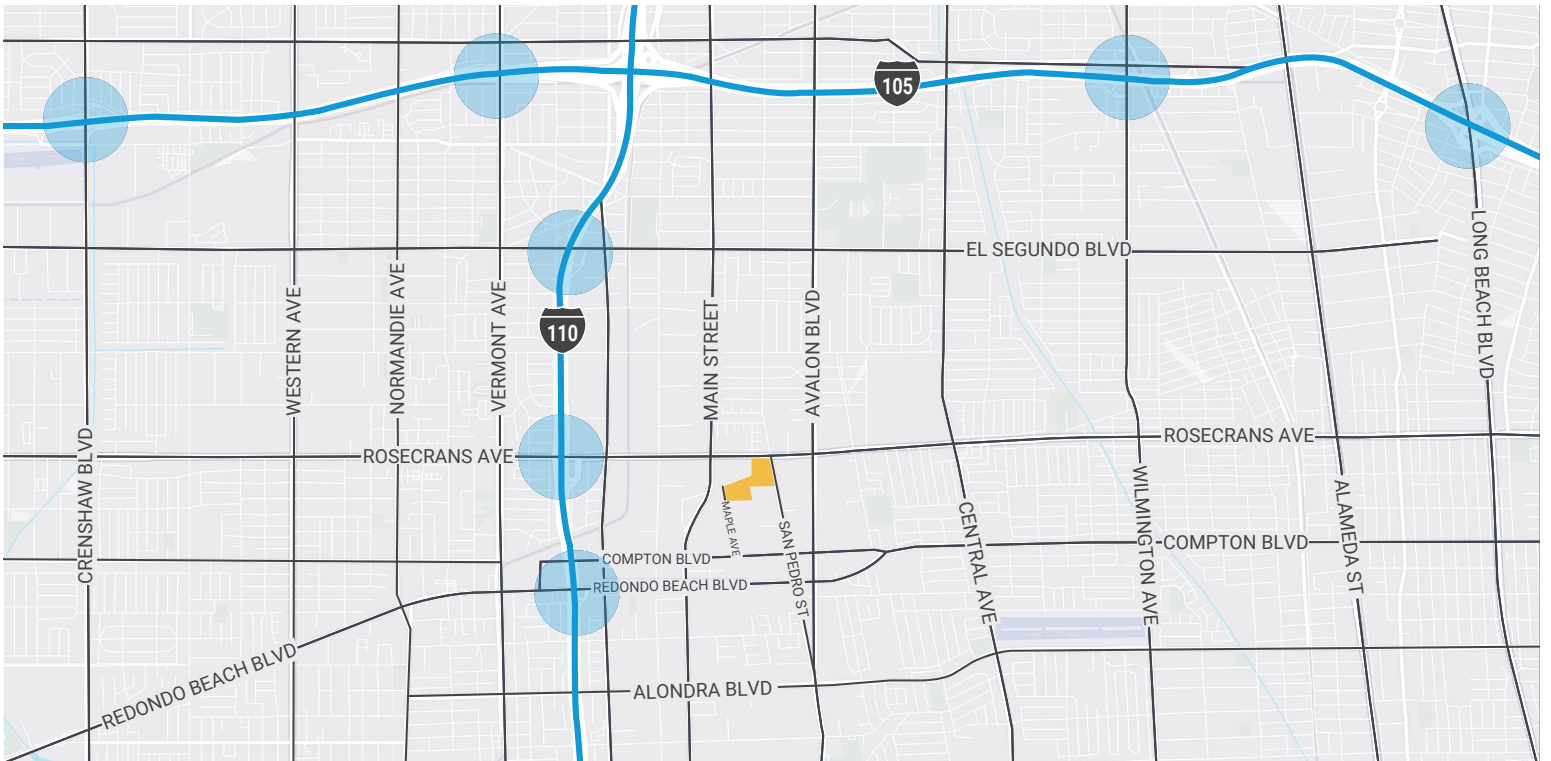
ROSECRANS AVE

The Runway Park Plan



BUILDING	BUILDING AREA	OFFICE	LAND SIZE	CLEAR HEIGHT	LOADING	PARKING	SPRINKLER
Building 1 312 Rosecrans	37,297	NA	1.54 Acres	20'	8 DH 2 GL	39	Standard Wet System
Building 2 332 Rosecrans	49,820	NA	2.17 Acres	20'	8 DH 2 GL	24	Standard Wet System
Building 3 14401 S. San Pedro	69,485	6,000	2.95 Acres	21'	12 DH 6 GL	25	Standard Wet System
Building 4 14421 S. San Pedro	40,397	3,900	2.43 Acres	19'	6 DH 3 GL	19	Standard Wet System
Building 5 14702 S. Maple Ave	132,327	2,025	7.04 Acres	32'	46 DH 2 GL	32'	ESFR
TOTAL AVAILABLE	329,326 SF						

The Runway



Location Highlights



South Bay Location

Prime last mile "infill" location



LAX Airport

11 miles | 20 mins.



Ports of LA/Long Beach

15 miles | 21 mins.

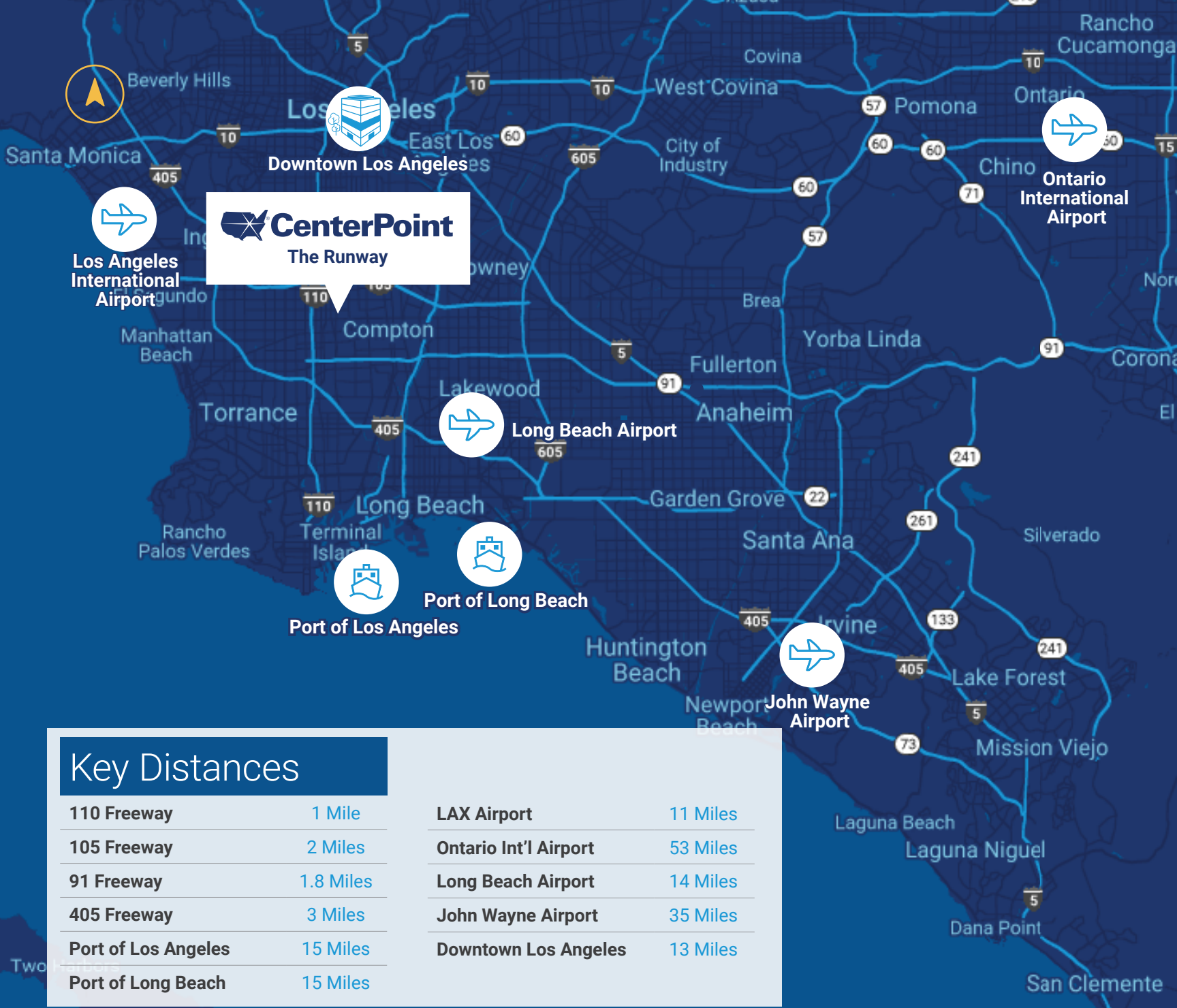


Long Beach Airport

14 miles | 20 mins.

Highlights

- + Located in the South Bay submarket of the Greater Los Angeles market.
- + Drive-around capability to a single user
- + Corner location at San Pedro Street & Rosecrans Avenue
- + Directly adjacent to 110, 91, and 105 Freeways
- + Beneficially located in Unincorporated Los Angeles County
- + 110 Freeway exits at Rosecrans Avenue, Redondo Beach Blvd, or El Segundo Blvd
- + Close to Port of Los Angeles & Long Beach



Key Distances

110 Freeway	1 Mile	LAX Airport	11 Miles
105 Freeway	2 Miles	Ontario Int'l Airport	53 Miles
91 Freeway	1.8 Miles	Long Beach Airport	14 Miles
405 Freeway	3 Miles	John Wayne Airport	35 Miles
Port of Los Angeles	15 Miles	Downtown Los Angeles	13 Miles
Port of Long Beach	15 Miles		

About CenterPoint

CenterPoint is an industrial real estate company made up of dedicated thinkers, innovators and leaders with the creativity and know-how to tackle the industry's toughest challenges. And it's those kinds of problems—the delicate, the complex, the seemingly-impossible—that we relish most. Because with an agile team, substantial access to capital and industry-leading expertise, those are exactly the kinds of problems we're built to solve. For more information on CenterPoint Properties, visit centerpoint.com, follow [@centerpointprop](https://twitter.com/centerpointprop) on Twitter or engage with us on [LinkedIn](https://www.linkedin.com/company/centerpoint/).

centerpoint.com

All information is subject to verification and no liability for errors or omissions is assumed.

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