



FOR LEASE

23,500 SF Industrial Building 14505 S Main St, Gardena, CA



23,500 +/- Square Foot Industrial Building

44,000 +/- Lot – Free Standing Building

Minimum Ceiling Height: 16'10"; 2000 Amps Power 277/480V

Fenced and Secure Yard; M-2 Zoning.

1800 SF of Offices; Separate Shop Bathrooms.

Dock-Hi and Ground Level Loading

Additional 2700 SF of Sprinklered Storage, Not Included in Square Footage

Available January 2020

Asking \$22,300 per Month Gross (\$.95 PSF/Mo.) with Annual Rental Increases

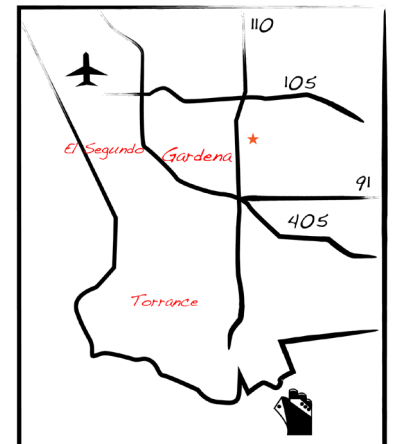
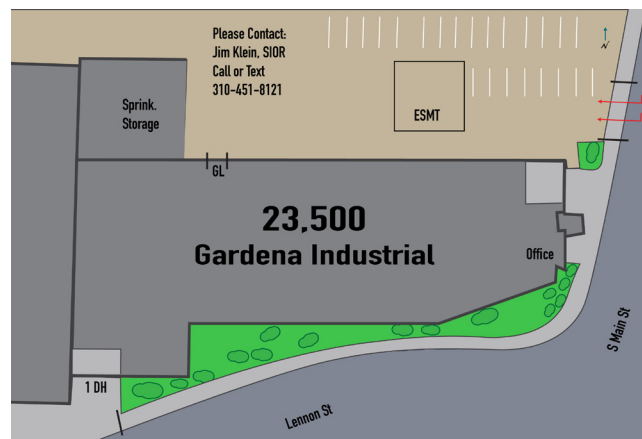
For More Information, Please Contact:

Jim Klein, SIOR; 310-451-8121; jimklein@kleincom.com

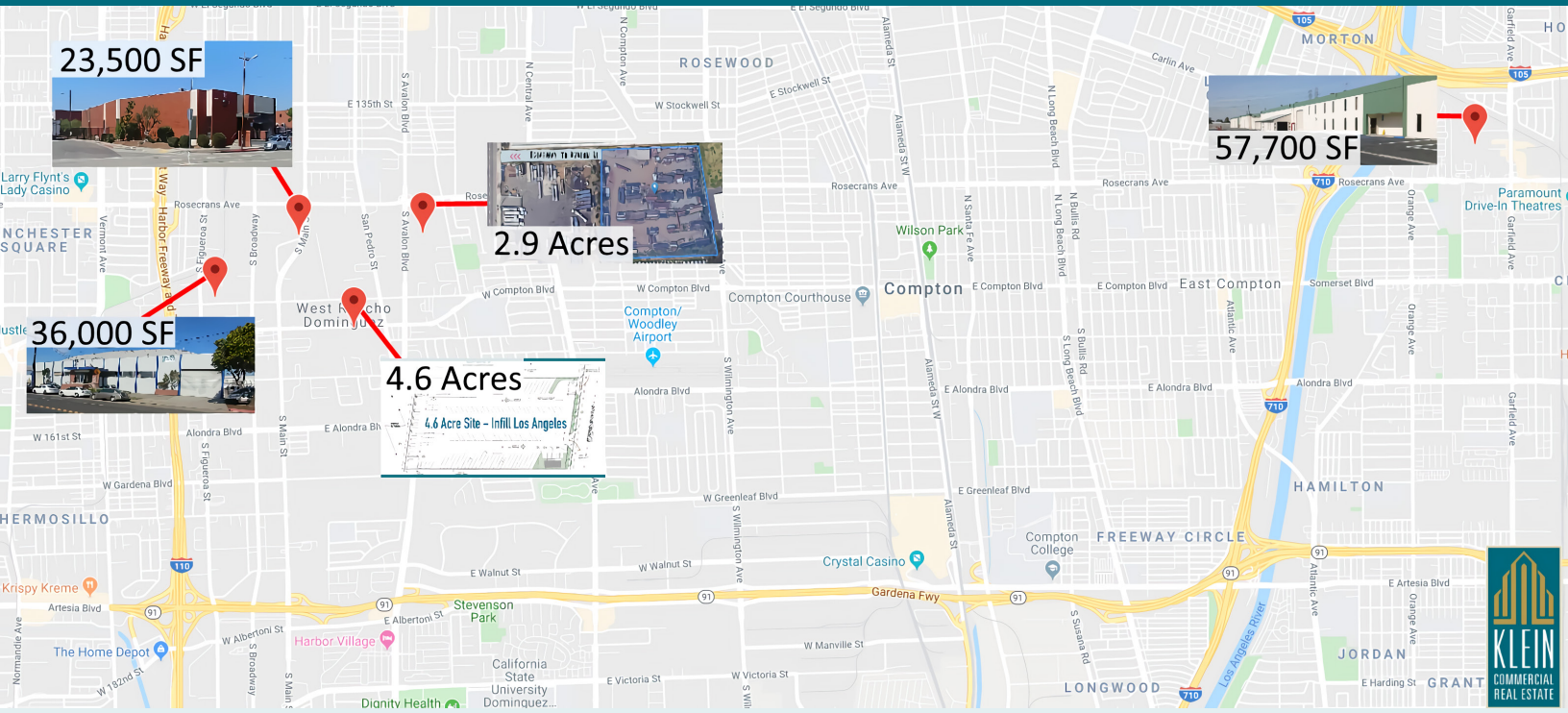
**All information has been obtained from reliable sources, however Property Owner and Broker make no representations as to the information's accuracy. All tenants to independently investigate and verify all matters pertaining to the property including but not limited to zoning, physical details, environmental, improvements and any other conditions that affect the Tenant's use and occupancy of the property.*

AVAILABLE

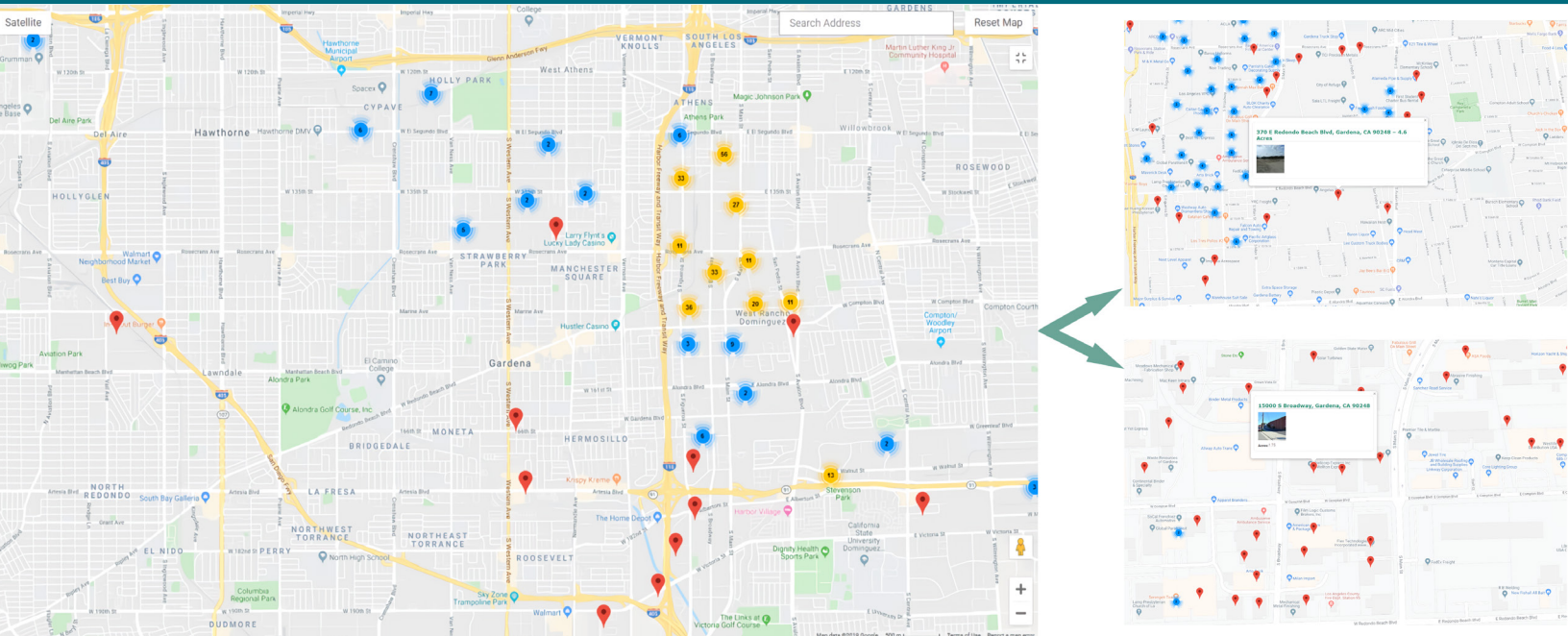
Klein Commercial
Real Estate, Inc.
1204 W. Gardena Blvd, #A
Gardena, CA 90247
Tel. 310-493-0053
www.kleincom.com



Klein Industrial Property Listings



On-the-Ground Building Analytics



Please Call or Text: 310-451-8121

Klein Commercial
Real Estate, Inc.
1204 W. Gardena Blvd, #A
Gardena, CA 90247
www.kleincom.com