

FOR SALE / LEASE

**1310**

**E. Lomita Blvd**

WILMINGTON, CA

±3.44 Acres (±149,644 SF) Industrial Yard

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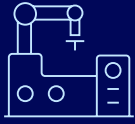
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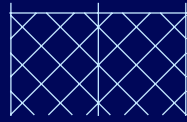
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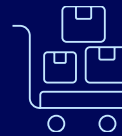
# Property Highlights



**±3.44 Acres**  
Industrial Yard



**Fully Fenced**  
and Secured Lot



**Rare Large Heavy Industrial (M-3) Zoned Land Site**  
(Buyer/Tenant to Verify Zoning)



**±2,760 SF**  
Office Area



**±3,300 SF**  
Warehouse Area



**Ideal IOS Yard**  
(Verify Permitted Uses)



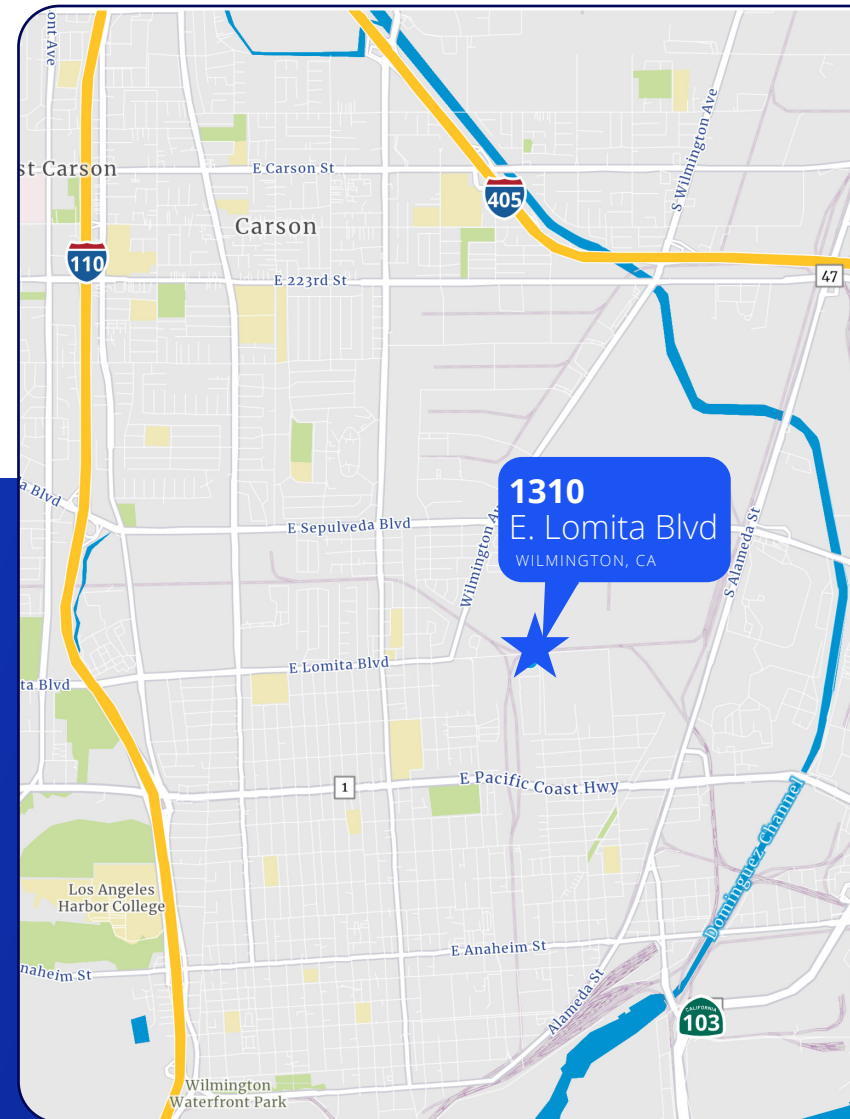
**100%**  
Concrete Yard



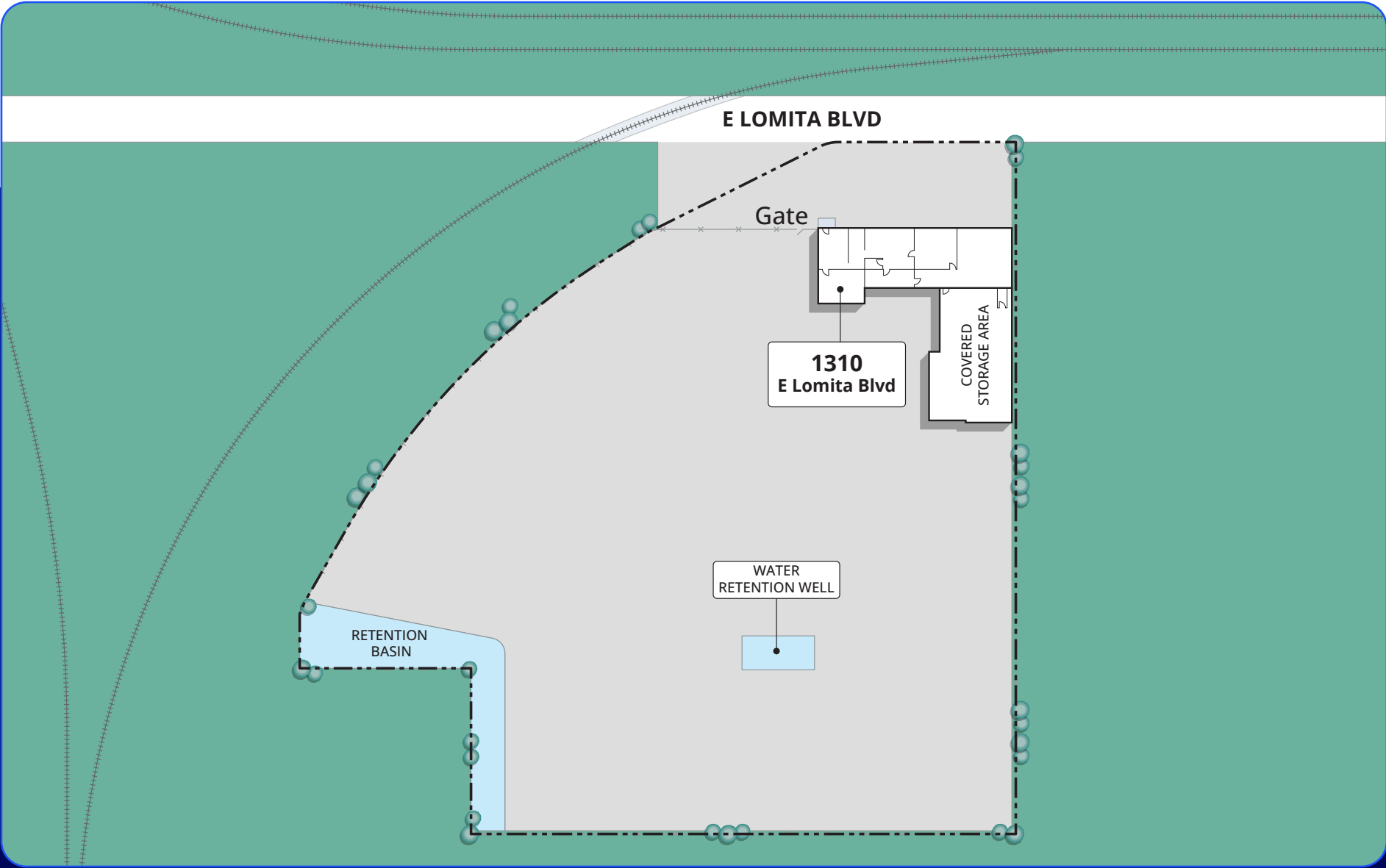
**Close to Ports of Los Angeles & Long Beach**



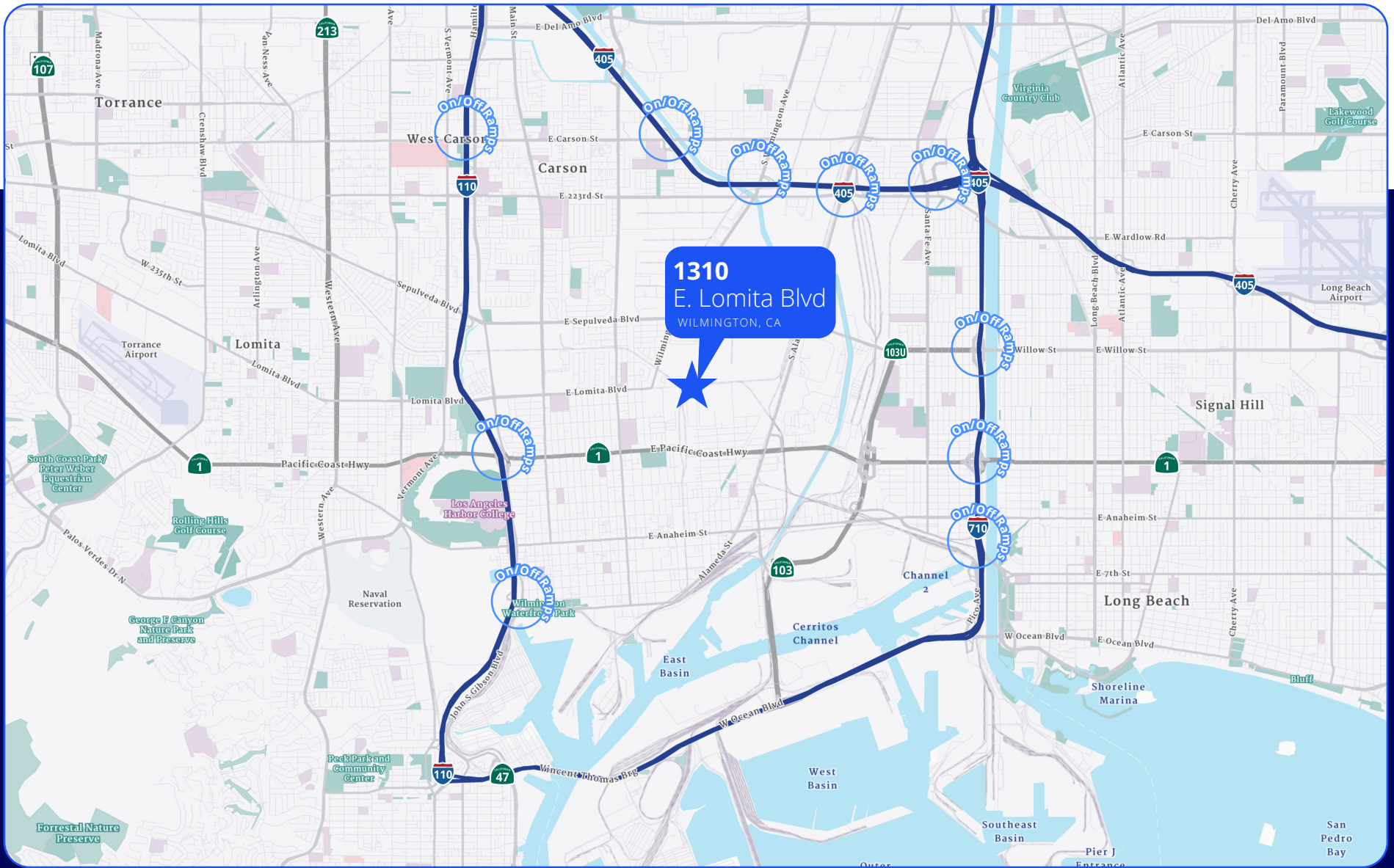
**Easy Access**  
to the 110, 710 & 405 Freeways



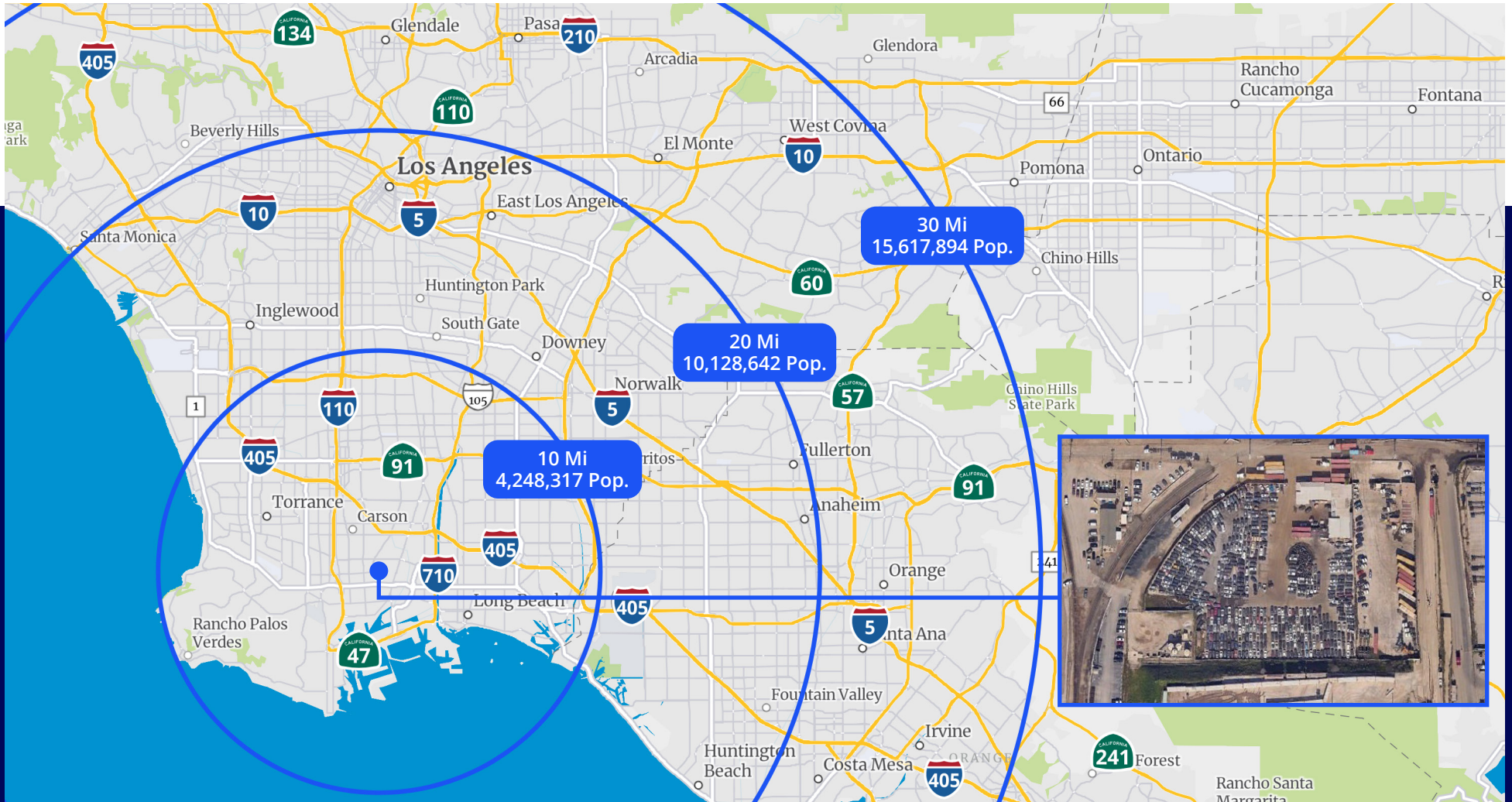
# Site Plan



# Location Map



# Location Overview



**Port of Los Angeles** 6 Miles  
**Port of Long Beach** 6 Miles



**Long Beach Airport** 9.5 Miles  
**LAX Airport** 7.5 Miles  
**John Wayne Airport** 31 Miles



**I-110** 4 Miles  
**I-405** 4.3 Miles  
**I-710** 4.4 Miles



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