

Available SF 10,541 SF

Industrial For Sale

Building Size 10,541 SF



Address: 8011 Beach St, Los Angeles, CA 90001

Cross Streets: Beach St/Nadeau St

Excellent Manufacturing or Metal Handling Facility
Two (2) 3 Ton Bridge Cranes Via 50' X 188' Craneway - 15' to Hook
Drive-Thru Building via Two 16' X 12' Grade Level Doors
2,000 SF ± Bonus Cover Rear Yard
Heavy Distributed Power - #2 480 V Step Up Transformers
Proximity to 110 & 105 Freeway and Metro A Line Stations

Sale Price: \$1,600,000.00
Sale Price/SF: \$151.79
Available SF: 10,541 SF
Prop Lot Size: 0.32 Ac / 14,041 SF
Taxes:
Yard: Yes
Zoning: SP-MU3

Sprinklered: No
Clear Height: 15' - 22'
GL Doors/Dim: 2 / 12'x16'
DH Doors/Dim: 0
A: 600 V: 240 O: 3 W: 3
Construction Type: STEEL
Const Status/Year Blt: Existing / 1949

Whse HVAC: No
Parking Spaces: 6 / **Ratio:** 0.57:1,000:1
Rail Service: No
Specific Use: Warehouse/Office

Office SF / #: 1,150 SF / 4
Restrooms: 2
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: COE
Vacant: No
To Show: Call broker
Market/Submarket: Outlying Los Angeles
APN#: 6027-016-004

Listing Company: Dorin Realty Company
Agents: [Mark Whitman 213-627-0007](mailto:mwhitman@dorinrealty.com)

Listing #: 45290286 **Listing Date:** 07/21/2026 **FTCF:** CB000N000S250

Notes: All information must be verified. Buyer advised to confirm zoning with Los Angeles County Regional Planning. Additional 200A 240V 1PH electrical service.



Mark Whitman
mwhitman@dorinrealty.com
213-627-0007