

NORMANDIE BUSINESS CENTER
20920-20950 NORMANDIE AVE, TORRANCE, CA 90502

**INDUSTRIAL OFFICE/
WAREHOUSE**



PROPERTY HIGHLIGHTS

Available Space	±1,205 - ±2,134 SF
Asking Rate	\$1.75 - \$1.85 / SF MG
CAM Fees	\$0.20 / SF

- Professionally Managed Industrial Unit
- M2 Zoning
- Unincorporated LA County Location with a Torrance P.O.
- 16' Clearance Height
- One (1) Ground Level Door
- Immediate Access to the 405, 91, and 110 Freeways

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Contact Us Today!

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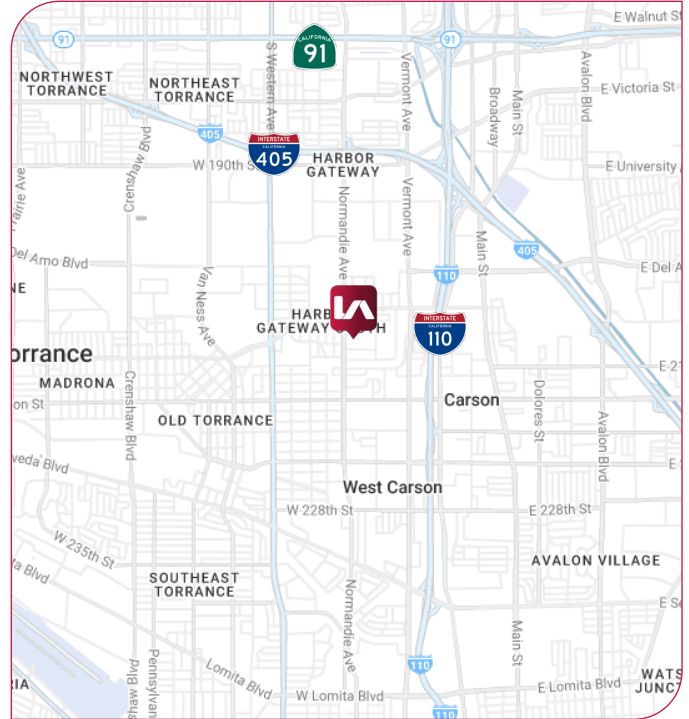
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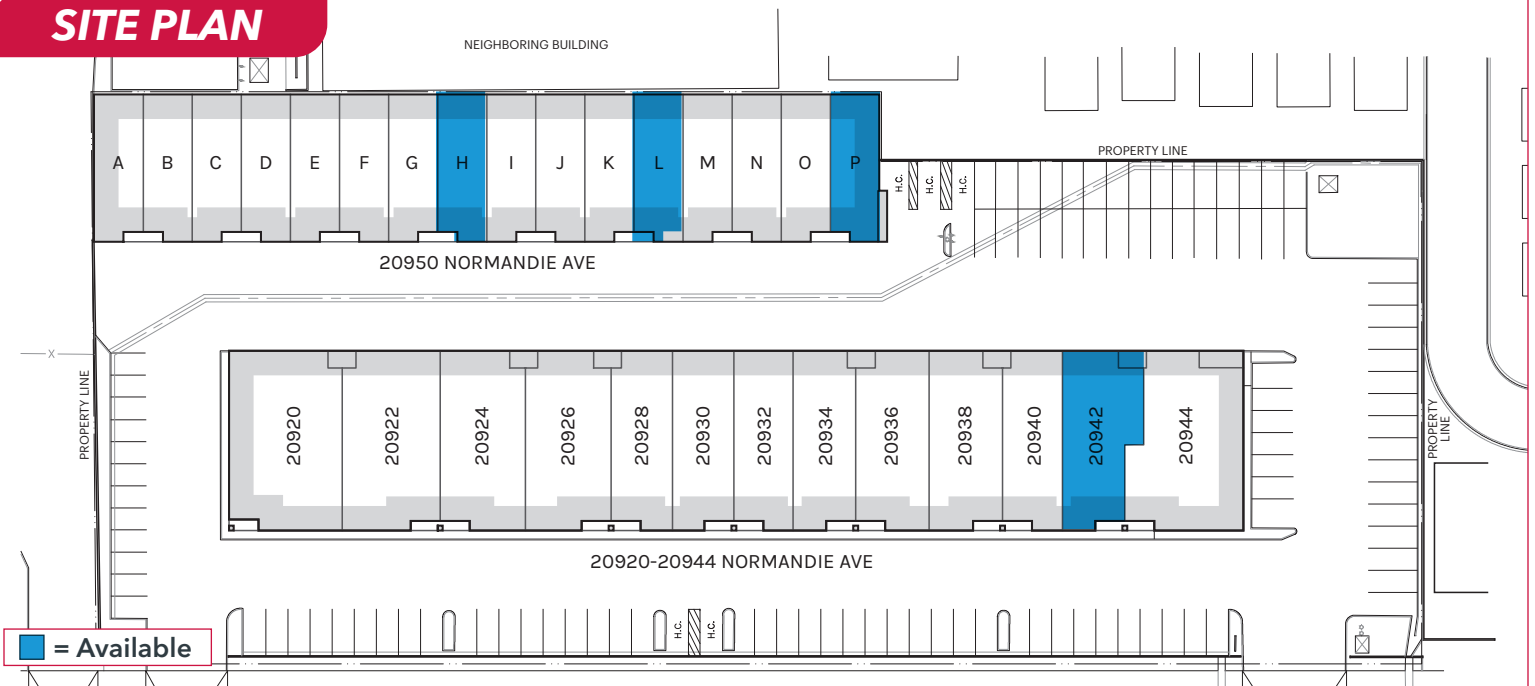
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UNIT	SIZE	DESCRIPTION
H	±1,205 SF	±165 SF Office \$1.75/SF MG + CAM - One (1) Ground Level Door
L	±1,205 SF	±165 SF Office \$1.75/SF MG + CAM - One (1) Ground Level Door
P	±1,206 SF	±166 SF Office \$1.75/SF MG + CAM - One (1) Ground Level Door
20942	±2,134 SF	±421 SF Office - Unincorporated L.A. County Location \$1.85/SF MG + CAM - One (1) Ground Level Door



SITE PLAN



This plan and its measurements are approximate and not up to scale. It is the responsibility of the buyer/lessor to verify the property's measurements independently.

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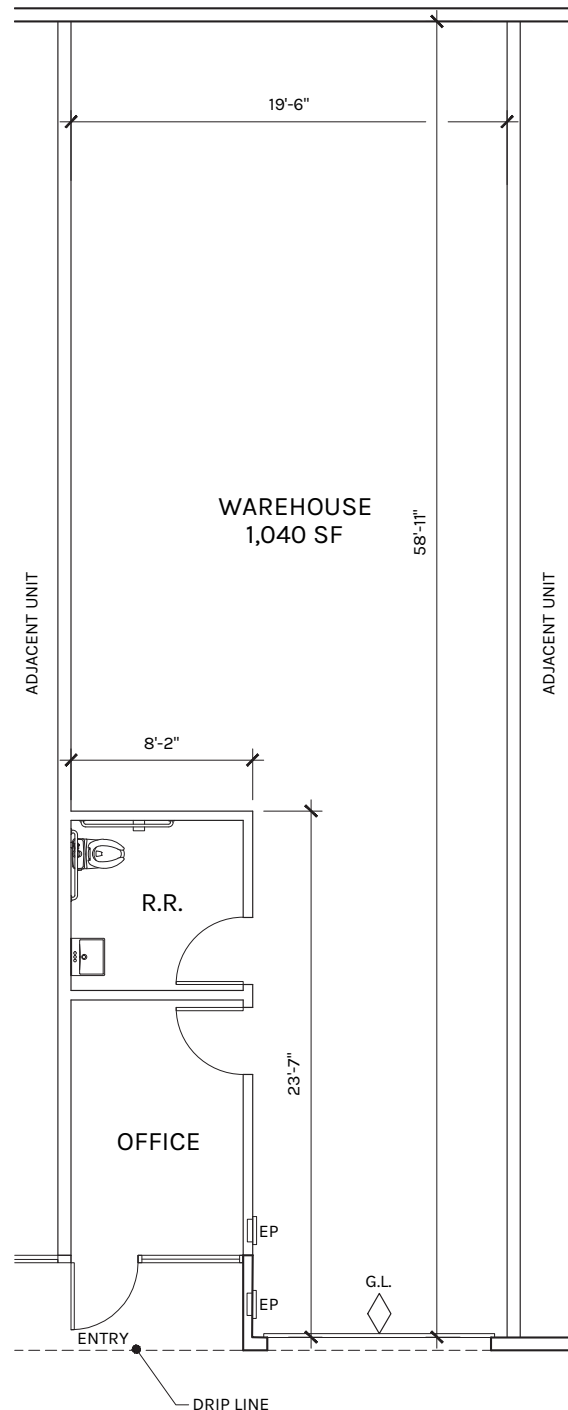
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FLOOR PLAN



UNIT H

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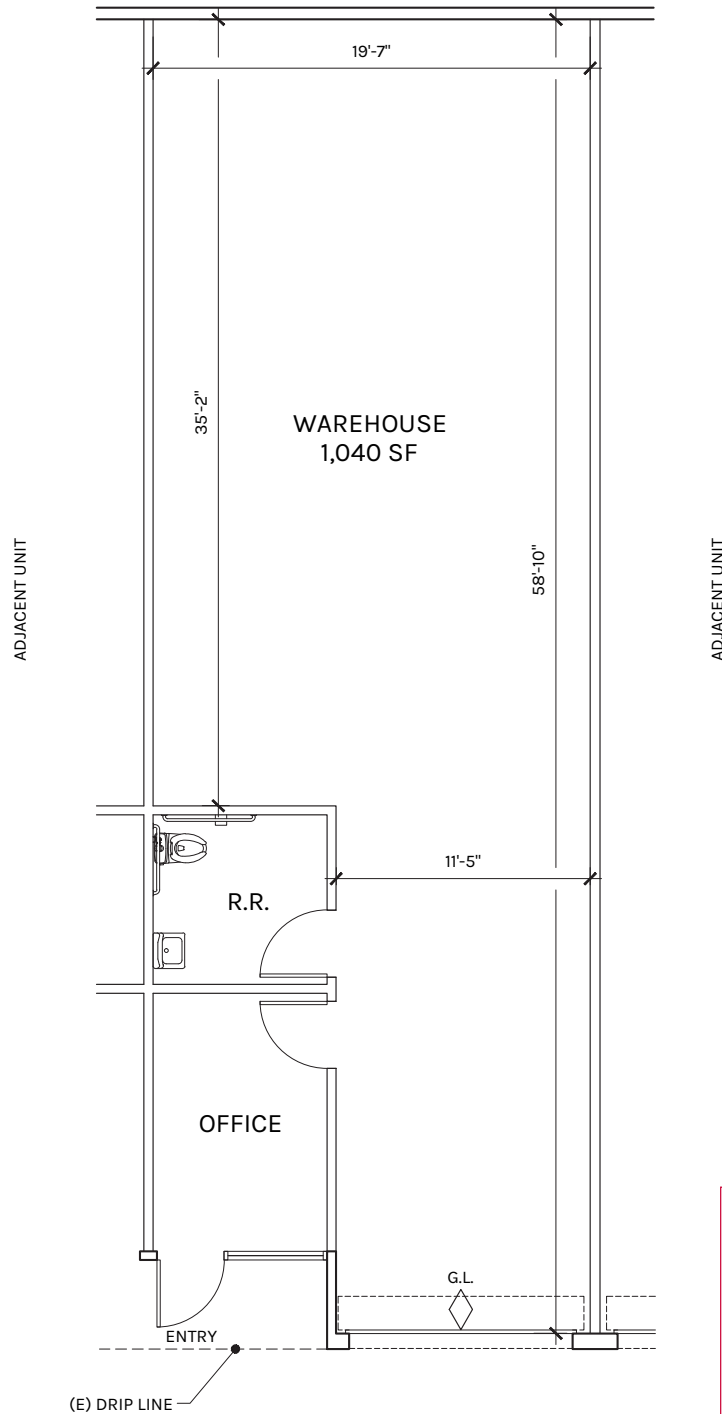
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FLOOR PLAN



UNIT L

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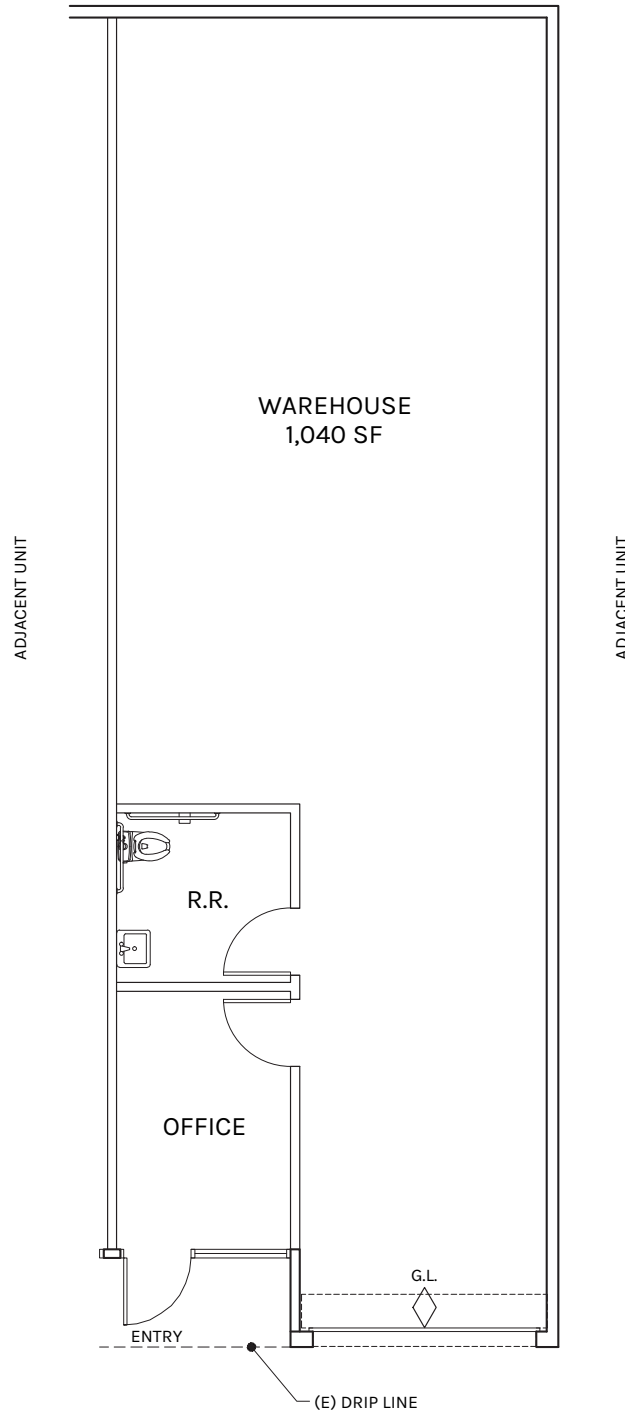
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FLOOR PLAN



UNIT P

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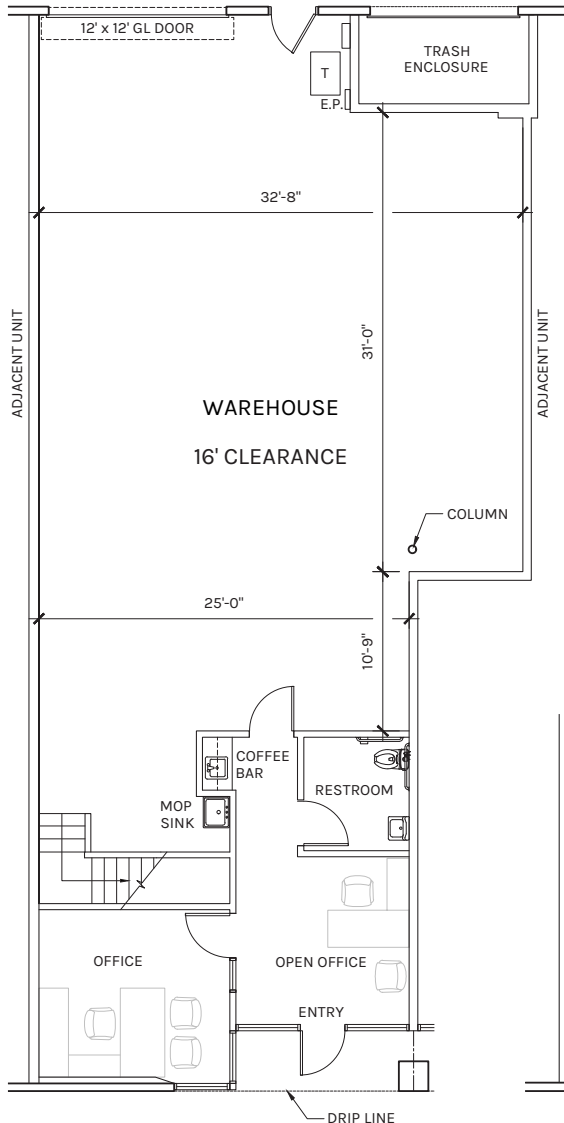
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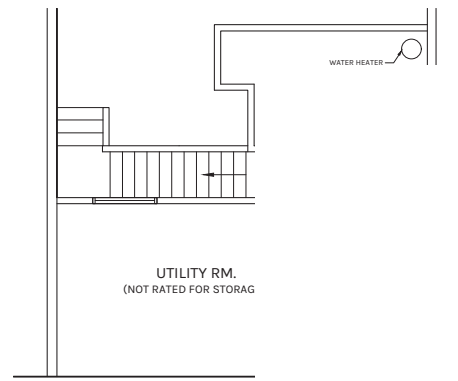
FLOOR PLAN

UNIT 20942

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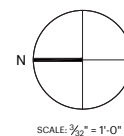


1 GROUND FLOOR PLAN



2 MEZZANINE PLAN

WAREHOUSE: 1,713 SF
GROUND FLOOR OFFICE: 421 SF
TOTAL: 2,134 SF



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