

20715

S AVALON, CARSON CA

FOR SALE OR LEASE

Stand alone jewel box
building with availability
between **5k-20k SF**

CBRE





Property Highlights



Incredible building top signage available facing the 405 freeway



10,000 SF Brand new Medical Office Space on 2nd Floor + 10,000 SF of shell space on 3rd floor - 20,000 contiguous SF



Modern Finishes and Flexible Layout



Strategic Location - Directly Across from Southbay Pavilion with 10.3M+ Annual Visitors



Parking 4:1000, free

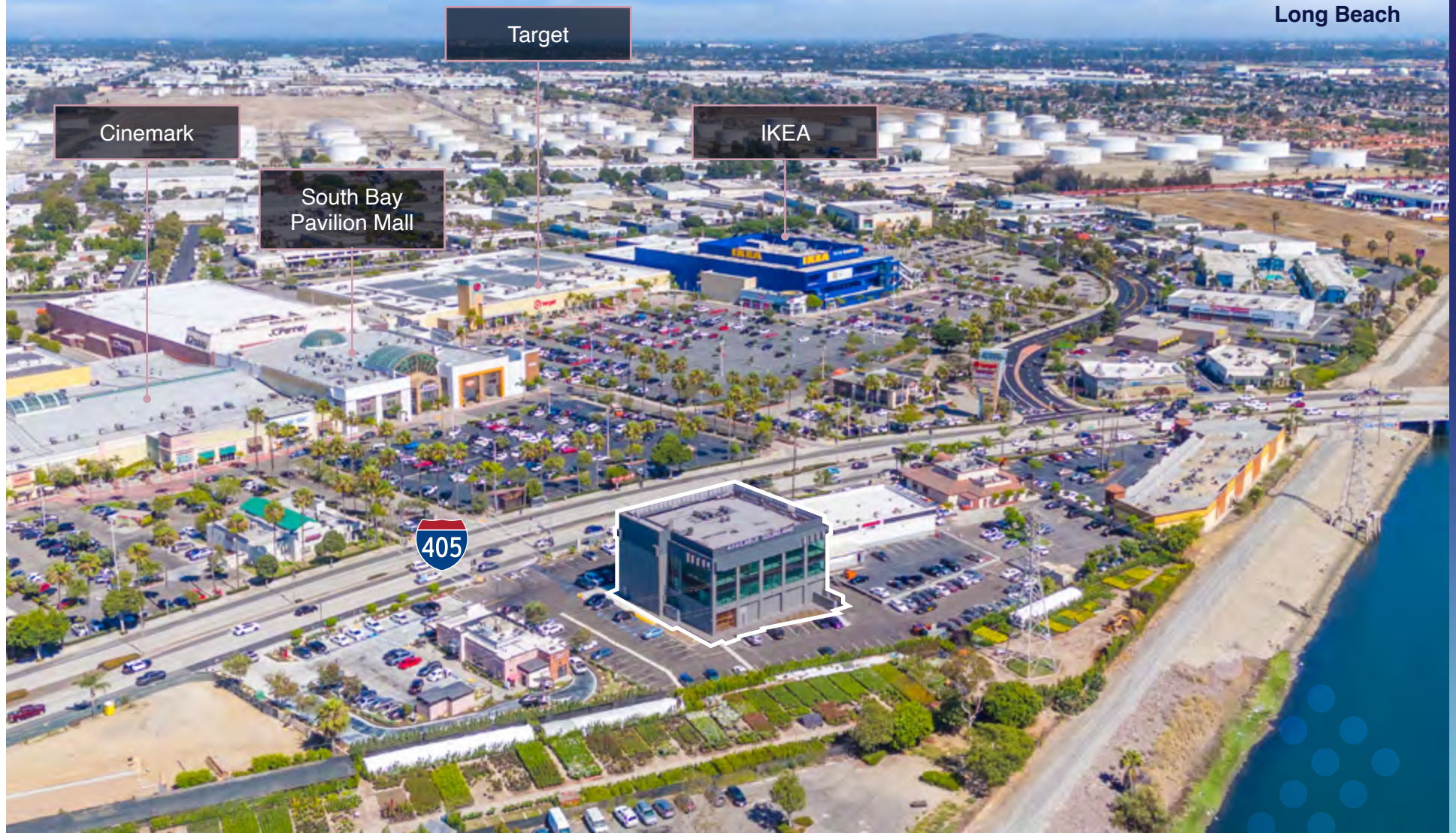


Walkable amenities with a walk score of 90%



Outstanding floor to ceiling glass with great views

Local Area



2nd floor



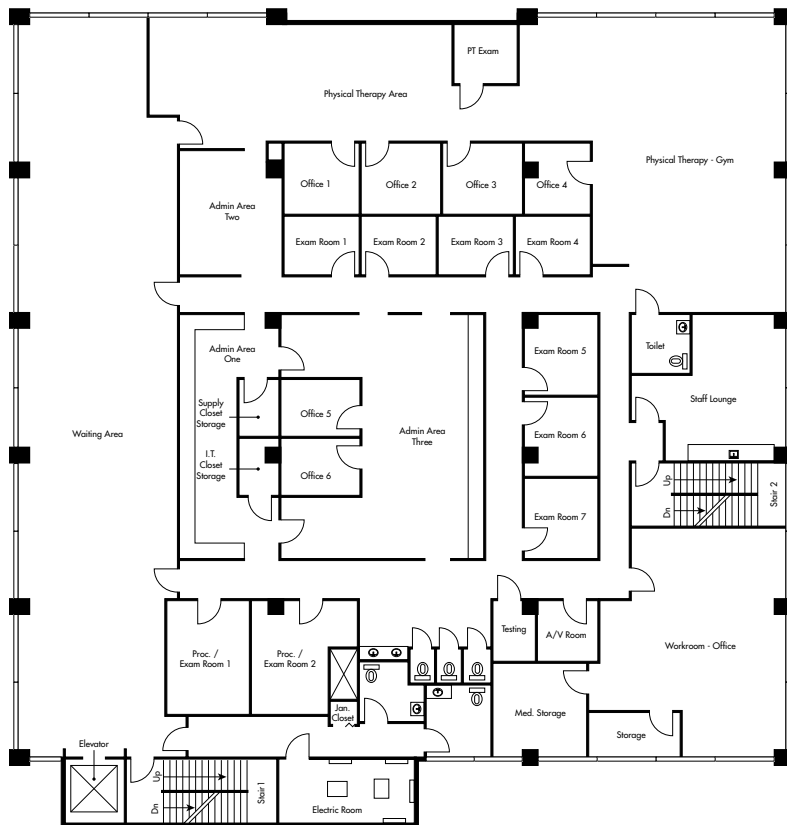


Site Plan

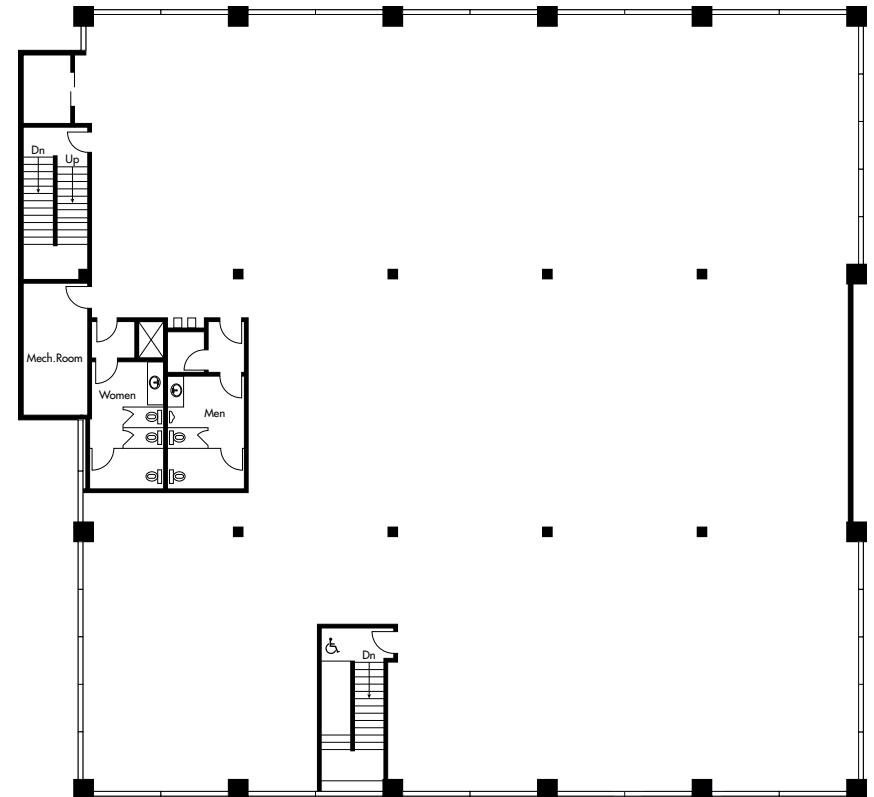


Floor Plan

SECOND FLOOR



THIRD FLOOR



Amenities Map

Walmart Starbucks Shakey's
seoul bap [서울밥] SUBWAY



crumbl



SOUTHBAY PAVILION MALL
JCPenney Burlington FIVE GUYS

ALDI Target KOREAN EXPRESS PIZZA HUT IN-N-OUT BURGER PIEOLOGY PIZZERIA

IKEA CAVA Panera BREAD sansai

CINEMARK BUFFALO WILD WINGS Wetzel's Pretzels jamba

24 FITNESS OLD NAVY Olive Garden YOGURT LAND

SOUTHBAY PLAZA MALL

J NIK pur BOWLS

Pho Crystal 3 El Taco Charro

20715

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