

PORT DISTRIBUTION CENTER

350 Westmont Drive
San Pedro, CA [CITY OF LOS ANGELES]



±338,936 SF

DISTRIBUTION CENTER LOCATED
ALONG THE OVERWEIGHT CORRIDOR

Contact Us:





TRES REID Vice Chairman | Lic. 00975748
+1 310 363 4948 | tres.reid@cbre.com

GREG DYER Executive Vice President | Lic. 01199659
+1 310 363 4953 | greg.dyer@cbre.com

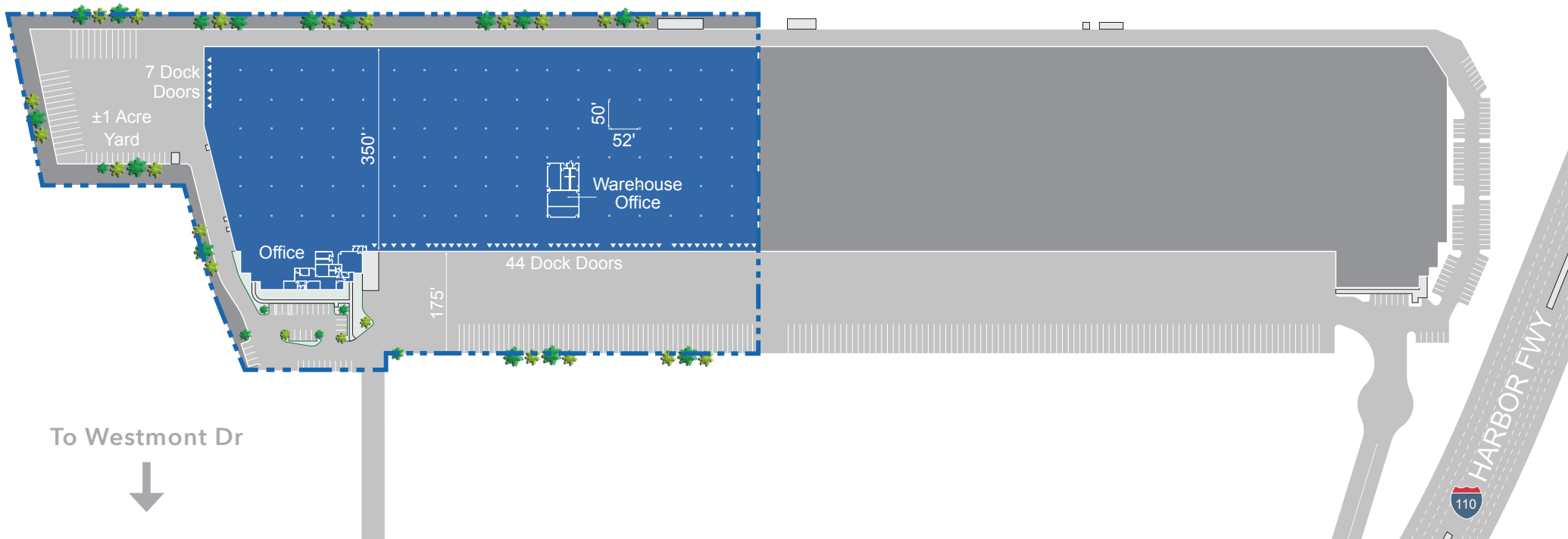
BUILDING FEATURES

350 Westmont Drive | San Pedro, CA [CITY OF LOS ANGELES]

-  ±338,936 Square Feet
-  ±5,968 Square Feet of Office
-  30' Clear Height
-  ESFR with Upgraded K-17 Heads
-  51 Dock High Doors

-  1 Drive In Door
-  175' Concrete Truck Court
-  2,000 Amps
-  2 Secure Yards
with Abundant Trailer Parking

VIEW VIDEO



To Westmont Dr



LOCATION MAP

350 Westmont Drive | San Pedro, CA [CITY OF LOS ANGELES]

TRANSPORTATION & LOGISTICS KEY DISTANCES

Los Angeles International Airport	20 miles
Long Beach Airport	16 miles
I-110 Freeway	1.5 miles
I-710 Freeway	4.8 miles
I-405 Freeway	8.5 miles
91 Freeway	9.6 miles
Port of Los Angeles	1.8 miles



INGRESS/EGRESS

AERIAL

350 Westmont Drive | San Pedro, CA [CITY OF LOS ANGELES]



BENEFITS

- Located on the Overweight Corridor
- Outstanding Accessibility to the Ports of Los Angeles and Long Beach
- Part of Master Planned 1.8 Million Square Foot Port Distribution Center

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YELLOW — Overweight Corridor

GREEN — Ingress

BLUE — Egress

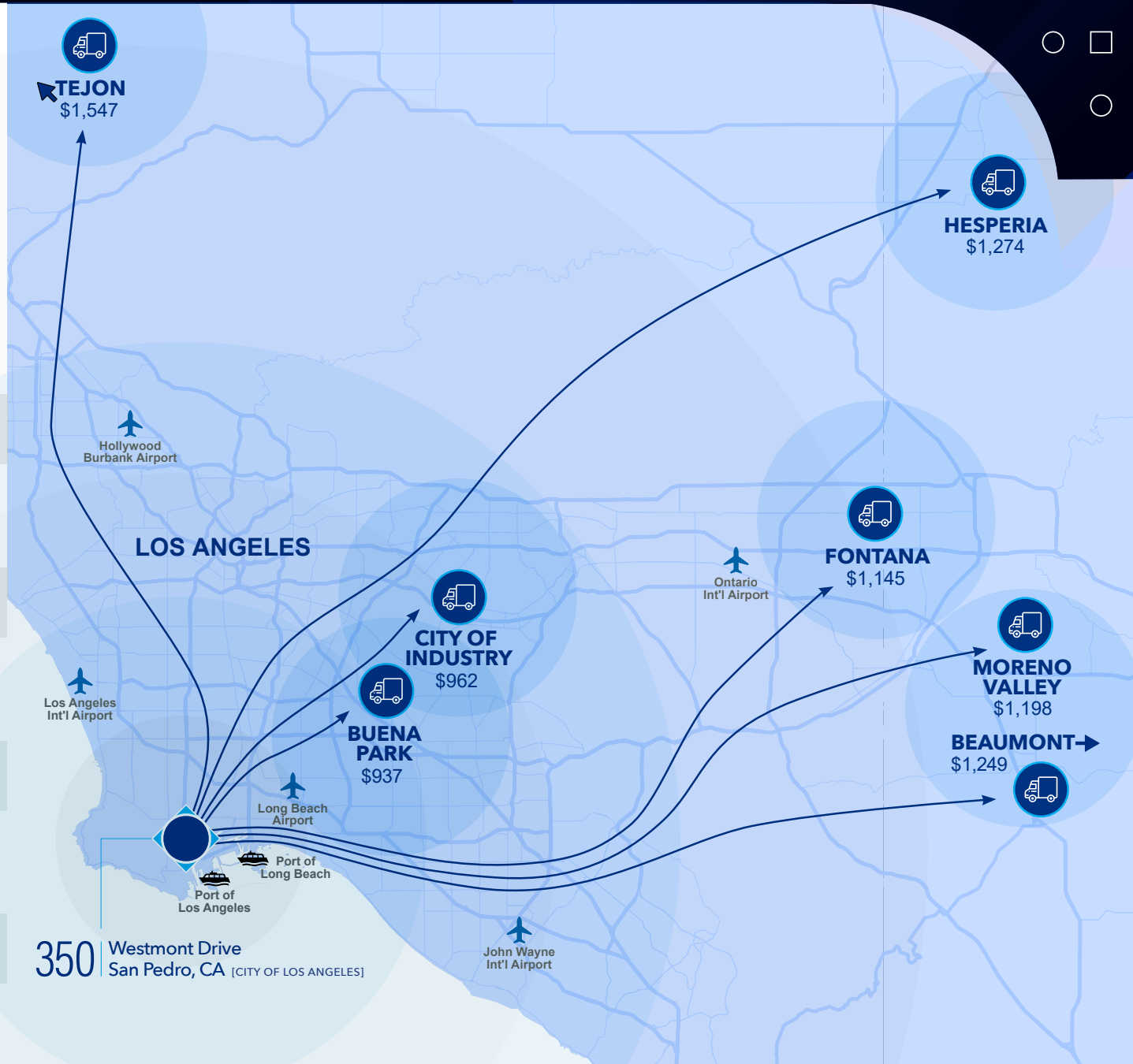
BURGUNDY — 110 Freeway and Access to 710 Fwy

DRAYAGE MAP

350 Westmont Drive | San Pedro, CA [CITY OF LOS ANGELES]

Drayage cost per container from the Ports of Los Angeles and Long Beach

City	Cost Per Container	Cost Difference Per Container
San Pedro	\$753	\$0
Buena Park	\$937	\$184
City of Industry	\$962	\$209
Fontana	\$1,145	\$392
Moreno Valley	\$1,198	\$445
Beaumont	\$1,249	\$496
Hesperia	\$1,274	\$521
Tejon	\$1,457	\$704



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Executive Vice President
Lic. 01199659
+1 310 363 4953
greg.dyer@cbre.com

PortDistributionCenter.cbre-properties.com

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