



Property Name: Regal Business Park
Address: 1320 W El Segundo Blvd, Unit A, Gardena, CA 90247
Cross Streets: W El Segundo Blvd/Normandie Ave

Newly Refurbished
 Multi-Tenant Building
 1 Ground Level Loading, 14' Clearance
 Great 105 and 110 Freeway Access
 El Segundo Boulevard Frontage

Lease Rate/Mo:	\$3,308	Sprinklered:	No	Office SF / #:	250 SF
Lease Rate/SF:	\$1.65	Clear Height:	14'	Restrooms:	2
Lease Type:	Gross / Op. Ex: \$0.10	GL Doors/Dim:	1 / 10'x10'	Office HVAC:	Heat & AC
Available SF:	2,005 SF	DH Doors/Dim:	0	Finished Ofc Mezz:	0 SF
Minimum SF:	2,005 SF	A: 200 V: 220 O: 3 W:		Include In Available:	No
Prop Lot Size:	POL	Construction Type:	Masonry	Unfinished Mezz:	0 SF
Term:	Acceptable to Owner	Const Status/Year Blt:	Existing / 1978	Include In Available:	No
Sale Price:	NFS	Whse HVAC:	Yes	Possession:	Now
Sale Price/SF:	NFS	Parking Spaces: 3 / Ratio:	1.5:1	Vacant:	Yes
Taxes:		Rail Service:	No	To Show:	Call broker
Yard:	Paved	Specific Use:	Warehouse/Office	Market/Submarket:	Gardena/North Compton
Zoning:	M1			APN#:	6115-001-003
Listing Company:	The Klabin Company				
Agents:	Scott Andersen 310-329-9000 , Matt Stringfellow 310-329-9000				
Listing #:	44194828	Listing Date:	01/21/2026	FTCF:	CB300N000S000/A0AA
Notes:	Lessee to verify all information contained herein.				



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SITE PLAN

INDUSTRIAL PROPERTY FOR LEASE

