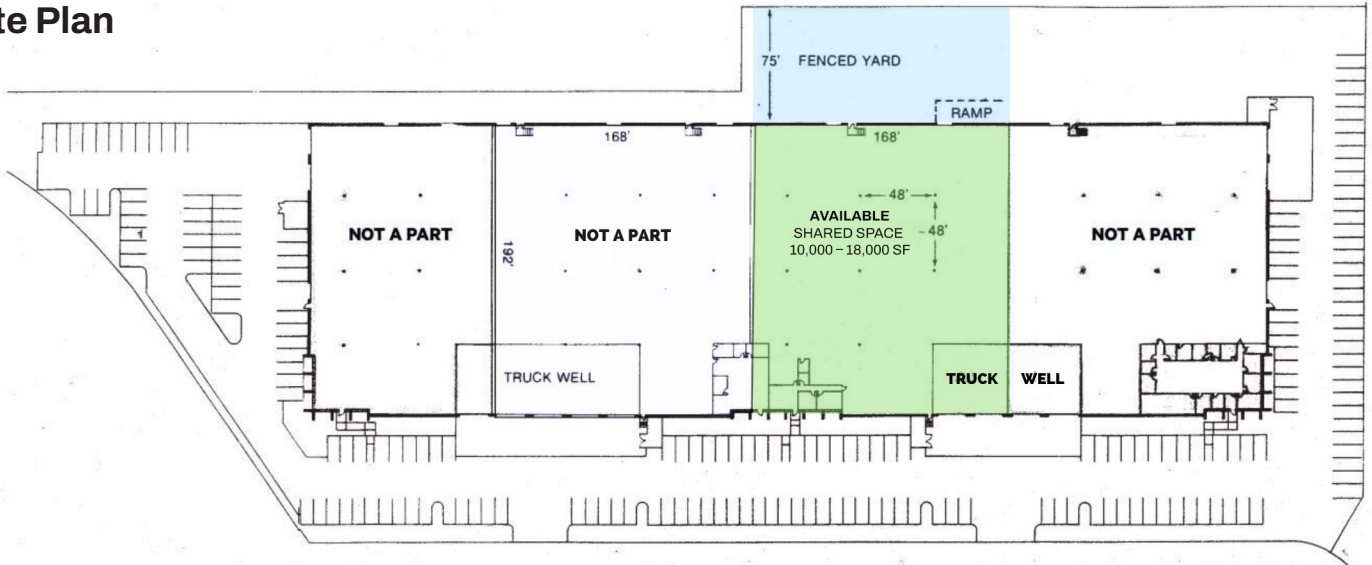


**\$1.15 PSF GROSS – SHARED SPACE 10,000–20,000 SF  
MOTIVATED SUBLESSOR – READY TO DO A DEAL!**

» **MONTH-TO-MONTH & SHORT-TERM AVAILABLE**  
Sublease Through: 8/31/2028



**Site Plan**



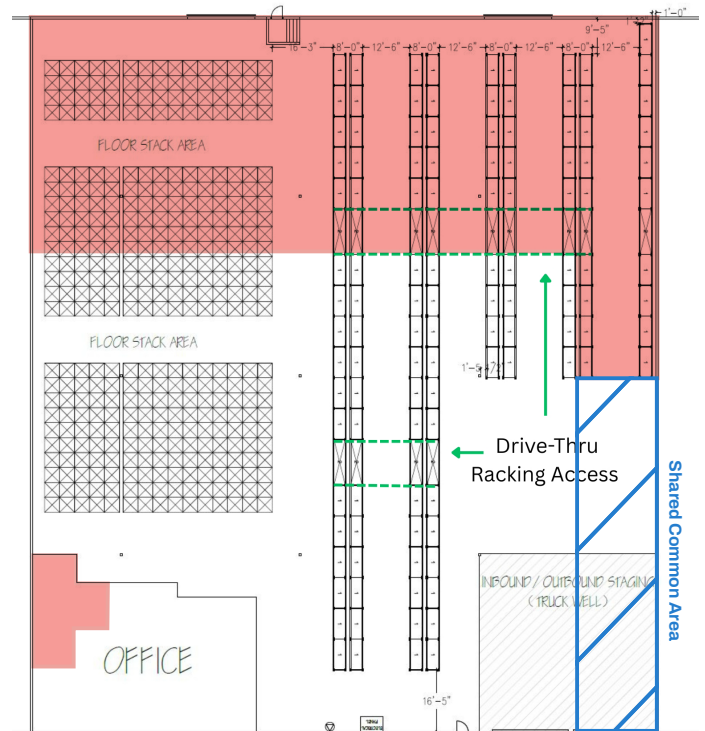
**14063 Borate St**  
Santa Fe Springs 90670

**Property Highlights**

- 4 Shared DH & 1 GL loading access
- 24' clearance height
- Large Yard Area (can potentially be secured)
- Great distribution facility
- Racking in place & can be included.
- Good Access to I-5, 91, & 605 Freeways
- Proposed layout is tentative & flexible

**31,680 SF Full Building**  
Also Available for \$1.15 GROSS

**Subtenant Space**



**FOR MORE INFORMATION:**

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