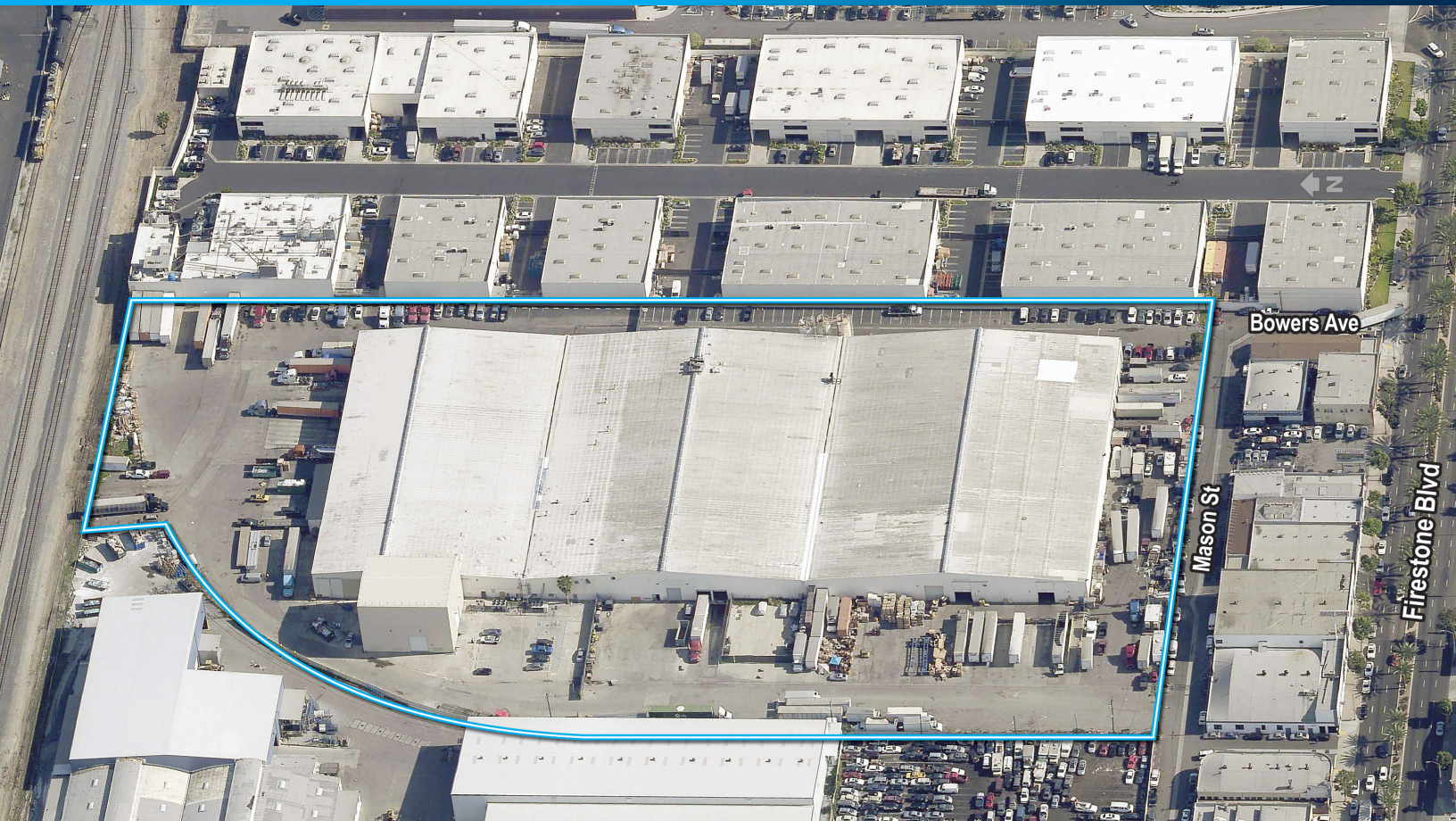


FOR SALE

203,336 SF WAREHOUSE

8685 BOWERS AVENUE, SOUTH GATE, CA 90280



PROPERTY FEATURES

- Building Area: 203,336 SF
- Land Area: 427,023 SF
- Office Area: 15,000 SF
- 5 Ground Level Door
- 20 Dock High Doors
- 21' - 34' Clearance
- 4800 Amps - 277/480 Volt
- Year Built: 1973
- Zoning: M3

PROPERTY HIGHLIGHTS

- Rare Large Building for Sale in Greater Los Angeles
- Huge Fenced Yard
- Divisible into 3 Units
- Tall Ceilings
- Abundant Dock High Loading
- Heavy Power

PURCHASE PRICE:

\$42,000,000 (\$206.55 PSF)



EXCLUSIVELY OFFERED BY:

Voit

REAL ESTATE SERVICES

BRIAN MCLOUGHLIN
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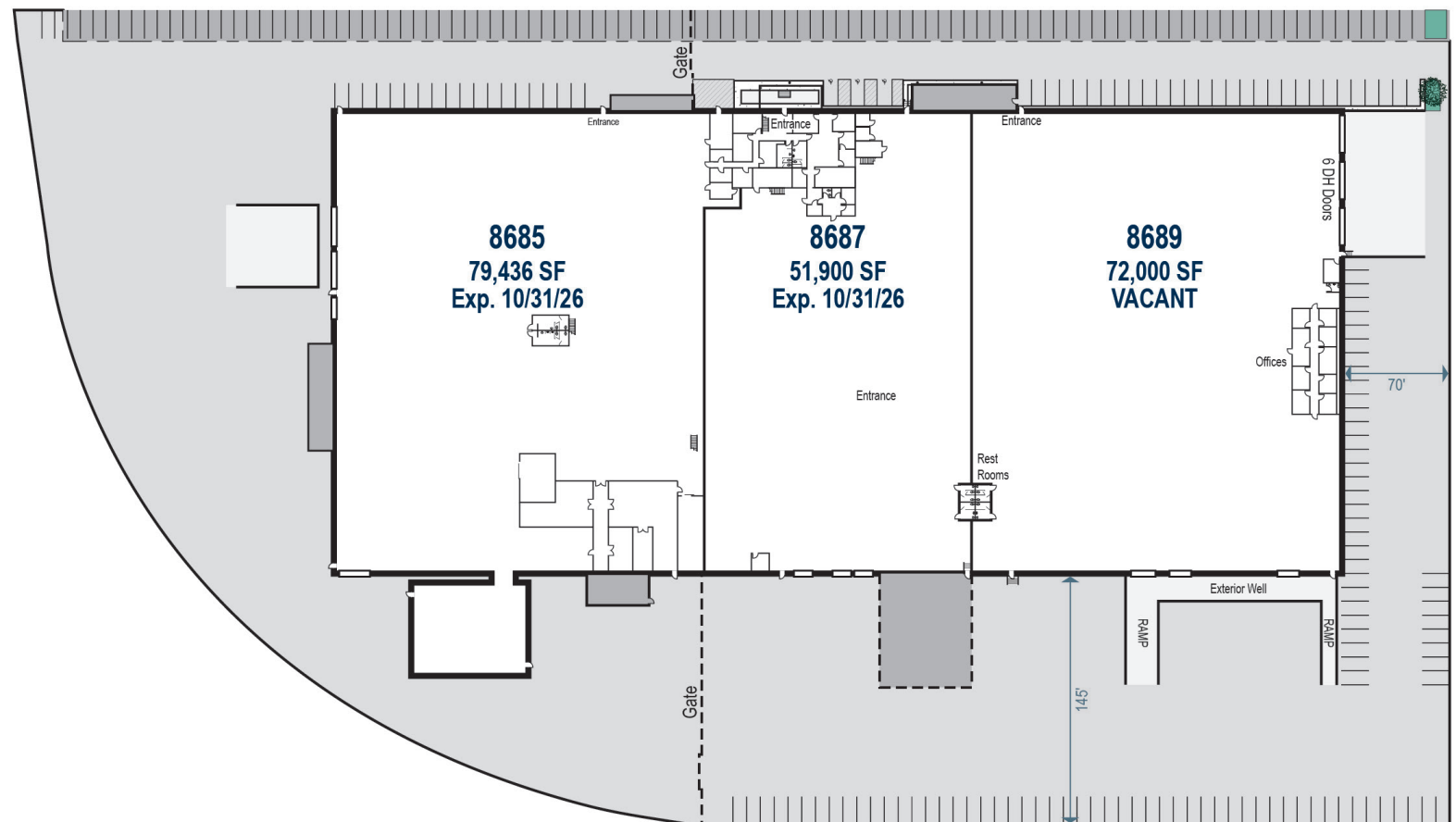
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