



1470-1472 Cota Ave – Long Beach, CA 90813

INDUSTRIAL BUILDING FOR SALE

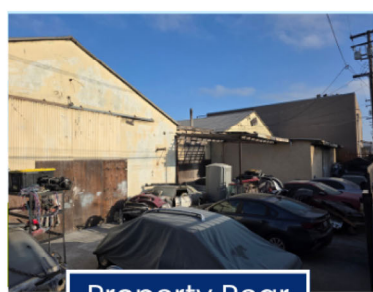
Value Add Opportunity

Priced to Sell at

\$1,899,000

About Property:

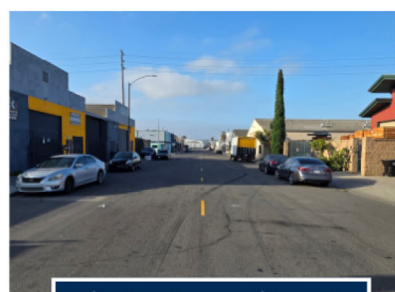
Excellent opportunity for the right value add investor or owner user. Property is comprised of 2 units at 4,000 square feet each, plus an enclosed 2,000 sq ft mid section (BTV). Building was recently taken back REO is in need of some repair. Currently occupied by the existing tenants who are operating auto body repair shops on month to month leases. Tenants possibly interested in remaining if given longer term leases. Located in the Long Beach Green Zone for buyers interested in cannabis cultivation.



Property Rear



1470 Cota - Interior



Cota Ave - Street



CENTURY CITY
REALTORS

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