

Available SF 54,530 SF

Industrial For Sublease

Building Size 54,530 SF



Address: 8610 Atlantic Ave, South Gate, CA 90280

Cross Streets: Atlantic Ave/Patata St

Sublease Through 10/31/2027

Truck Terminal / Cross Dock situated on 9.26 Acres
Premier Location Serving the Entire Los Angeles Region
Fenced, Paved and Lit Yard

113 Dock High Positions/180 Trailer Parking Stalls
Close Proximity to 710, 5, 105 and 605 Freeways

Lease Rate/Mo: TBD
Lease Rate/SF: TBD
Lease Type: Gross
Available SF: 54,530 SF
Minimum SF: 54,530 SF
Prop Lot Size: 4 Ac / 174,240 SF
Term: Sublease Through 10/31/2027
Sale Price: NFS
Sale Price/SF: NFS
Taxes: \$85,104 / 2025
Yard: Fenced / Paved
Zoning: M-3

Sprinklered: Yes
Clear Height: 14'
GL Doors/Dim: 1 / Via Ramp
DH Doors/Dim: 113
A: 600 V: 277/480 O: 3 W: 4
Construction Type: STEEL
Const Status/Year Blt: Existing / 2023
Whse HVAC: No
Parking Spaces: 55 / Ratio: 1.0:1
Rail Service: No
Specific Use: Truck Terminal/Cross Dock

Office SF / #: 6,235 SF
Restrooms: 5
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: 30 Days
Vacant: No
To Show: Call broker
Market/Submarket: Commerce/Vernon
APN#: 6216-034-001

Listing Company: CBRE - El Segundo

Agents: [Tres Reid 310-363-4948](mailto:tres.reid@cbre.com), [Lauren Lightbourn 310-633-0163](mailto:lauren.lightbourn@cbre.com)

Listing #: 45351631

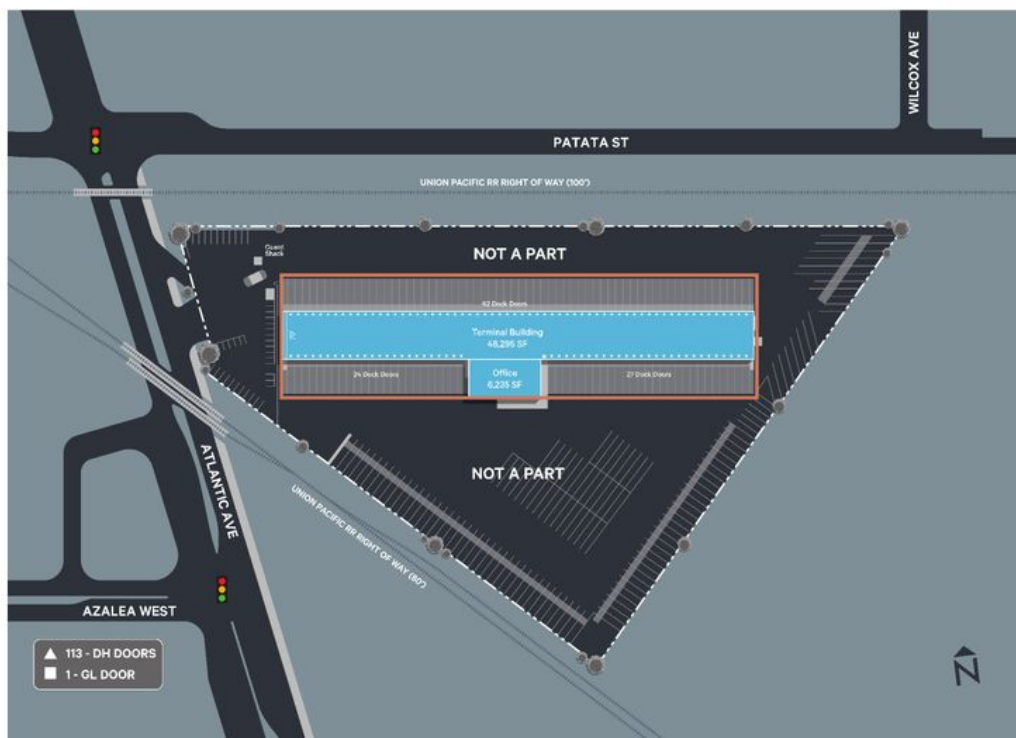
Listing Date: 07/29/2026

FTCF: CB000N000S000

Notes: Call brokers for commission information. Sublease through October 31, 2027. Sublessee to verify all building and land specifications.

8610 S. Atlantic Ave.
South Gate, CA 90280

For Sublease



Contact Us

Tres Reid
Vice Chairman
+1 310 363 4948
tres.reid@cbre.com
Lic. 00975748

Lauren Lightbourn
Vice President
+1 310 633 0163
lauren.lightbourn@cbre.com
Lic. 02038010

Caroline Reid
Senior Associate
+1 310 947 4219
caroline.reid@cbre.com
Lic. 02089469

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