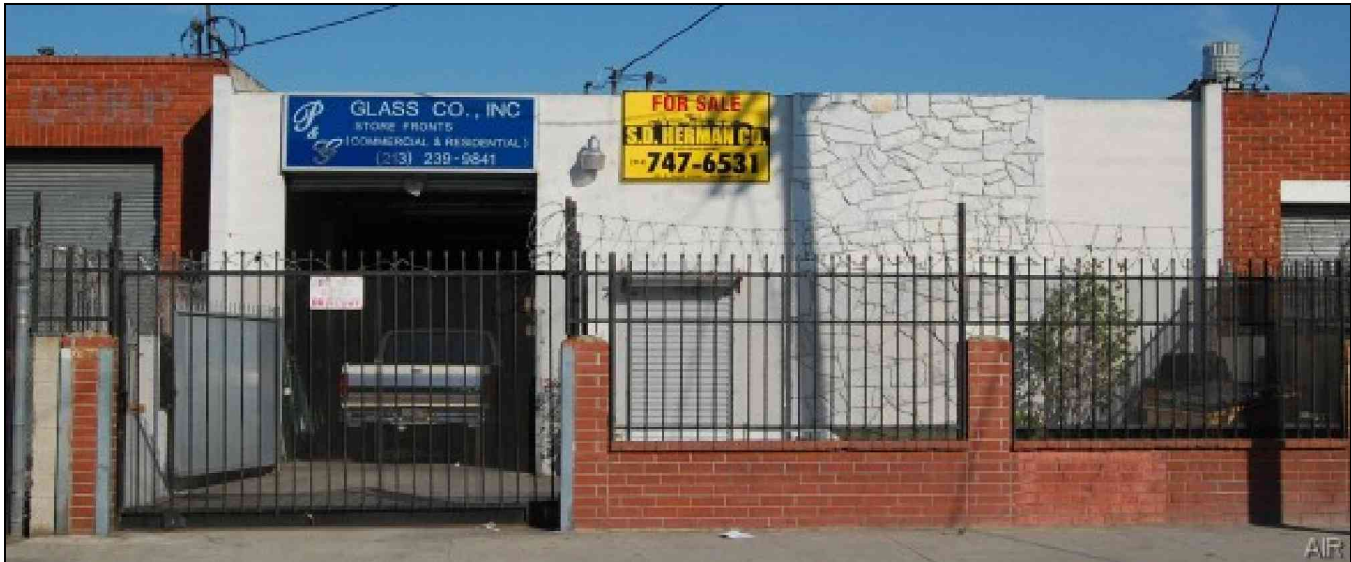


INDUSTRIAL FOR SALE

AVAIL SF: 3,600

TOTAL BLDG SF: 3,600



ADDRESS 729 CERES AV, LOS ANGELES CA ZIP 90021

**Great Wholesale District Location for Sale
(Vicinity of San Pedro & 8th Streets)
3,600 SQ. FT. One Story Concrete Block Building
Drive in Truck Door*200 Amp, 3 Phase Electric
Fenced Parking**

LEASE RENTAL \$ NFL /mo Gross 0.000 Net 0.000 Term 2011-2012
 SALE PRICE \$ 702,000 Price/SF \$ 195.00 Possession COE Tax \$ 2,796.00 Yr 2011-2012
 Avail SF 3,600 Power A 200 V 240-240 Ø 3 W TBD
 Min. SF 3,600 Heat NONE Cooling NONE PWR Notes VERIFY
 Land SF 4,400 Truck Hi Pos 0 Dim 8X11
 Const BLK Roof LAM Grd Lev Drs 1 Dim 8X11
 Rail NONE Unfin Ofc Mezz SF 0 Incl in Avail SF N Restrooms: 2
 Sprinklered NO Min Clear Height 12 OFFICE DATA Office SF 300 # 2
 Pkg 2 Yard Yes-Fenced Yr Blt 1963 A/C Y Heat Y Fin Ofc Mezz SF 0 Incl in Avail SF N
 Thomas Bk Pg# 634-F5 Zone M2 To Show Call Broker - FOR APPOINTMENT Sp. Feat. FREE
 AGENT Greg Herman (213)747-6531 x320, Gary J Herman, Sr. Region C Listing # 1248579
(213)747-6531 x314 FIRMS.D. Herman Company 08/26/11
 FTFC CB000N000S300/AOAA Notes Sp. Feat: Free Standing Building. Occupied. Office HVAC is a wall unit. All measurements are approximate. Lessee to verify all information.

THIS IS A LISTING OF THE "MULTIPLE" AND IS SUBJECT TO ALL ITS APPLICABLE RULES AND REGULATIONS

This information has been furnished from sources which we deem reliable, but for which we assume no liability. The information contained herein is given in confidence, with the understanding that all negotiations pertaining to this property be handled through the submitting office. All measurements are approximate.
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