

LAND

FOR LEASE

AVAIL SF: 33,000

ACRES: 0.76



ADDRESS 777-815 E 61ST ST, LOS ANGELES CA ZIP 90001

33,000 Sq. Ft. M2 Zoned Fenced Yard
3,000 Sq. Ft. Office & 5,000 Sq. Ft. Metal Bldg.
1,000 Amp 480 Volt 3 Phase Electric Service
Truck Hi and Ground Level Loading
Immediate Possession

LEASE RENTAL \$ 7,590 /mo Gross 0.230 Net _____ Term 3-5 Yrs W/ COLA's
 SALE PRICE \$ NFS Price/SF \$ _____ Tax \$ TBD Yr 2011-2012
 Possession VERIFY Assessor's Parcel # 6007-006-012
 Avail SF 33,000 Fenced Yes Paved Yes Rail NONE
 Min. SF 33,000 Bldg(s) SF Description 3,000 SF Conc Blck Bldg & 5,000 SF Metal Bldg
 Net Avail SF 33,000
 Land Description 220' x 150'

Sewer Lines Y Water Lines Y Gas Lines Y Thomas Bk Pg# 674-E6 Zone M2

Utility Comments In Ground

AGENT Greg Herman (213)747-6531 x320 Region C Listing # 1245083

FIRMS.D. Herman Company 05/27/11

FTCF AP250N000S000/AOAA Notes Lessee to verify all information. All dimensions are approximate. Taxes: \$8,923, 2010-2011

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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