



2318 E DEL AMO BLVD

CARSON

CALIFORNIA

Highly-Functional, Well Located South Bay Industrial

Owner-User Opportunity



FOR SALE

±59,286 SF

FOR MORE INFORMATION, PLEASE CONTACT

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**Lift
Partners**

CBRE

PROPERTY INFORMATION



Cross-Dock Configuration



Three Points of Ingress/Egress for Optimal Traffic Flow



Almost Immediate Access to Alameda Corridor and Proximate to 710, 91, 405 and 110 Freeways



Two Yard Areas, Each with 125'+ Turning Radius (One Fenced Yard)



Professionally Owned and Operated by Lift Partners



±59,286 SF on ±119,860 SF of Land



+2,500 SF of Highly-Efficient Office Space



8 Dock High Positions / 1 Ground Level Ramp (12' W x 14' H)



23' Minimum Clear Height



.45/3000 Sprinkler System



65 Striped Parking Spaces



SITE PLAN



- GATED ENTRY
- DOCK HIGH DOOR
- GROUND LEVEL DOOR

FORDYCE AVE

E DEL AMO BLVD



AERIAL VIEW



4 DH

GL

4 DH

1 STORY OFFICE

19 PARKING SPACES

46 PARKING SPACES

FORDYCE AVE

E DEL AMO BLVD

N

AERIAL OVERVIEW

LA/LB PORT COMPLEX

LONG BEACH
AIRPORT



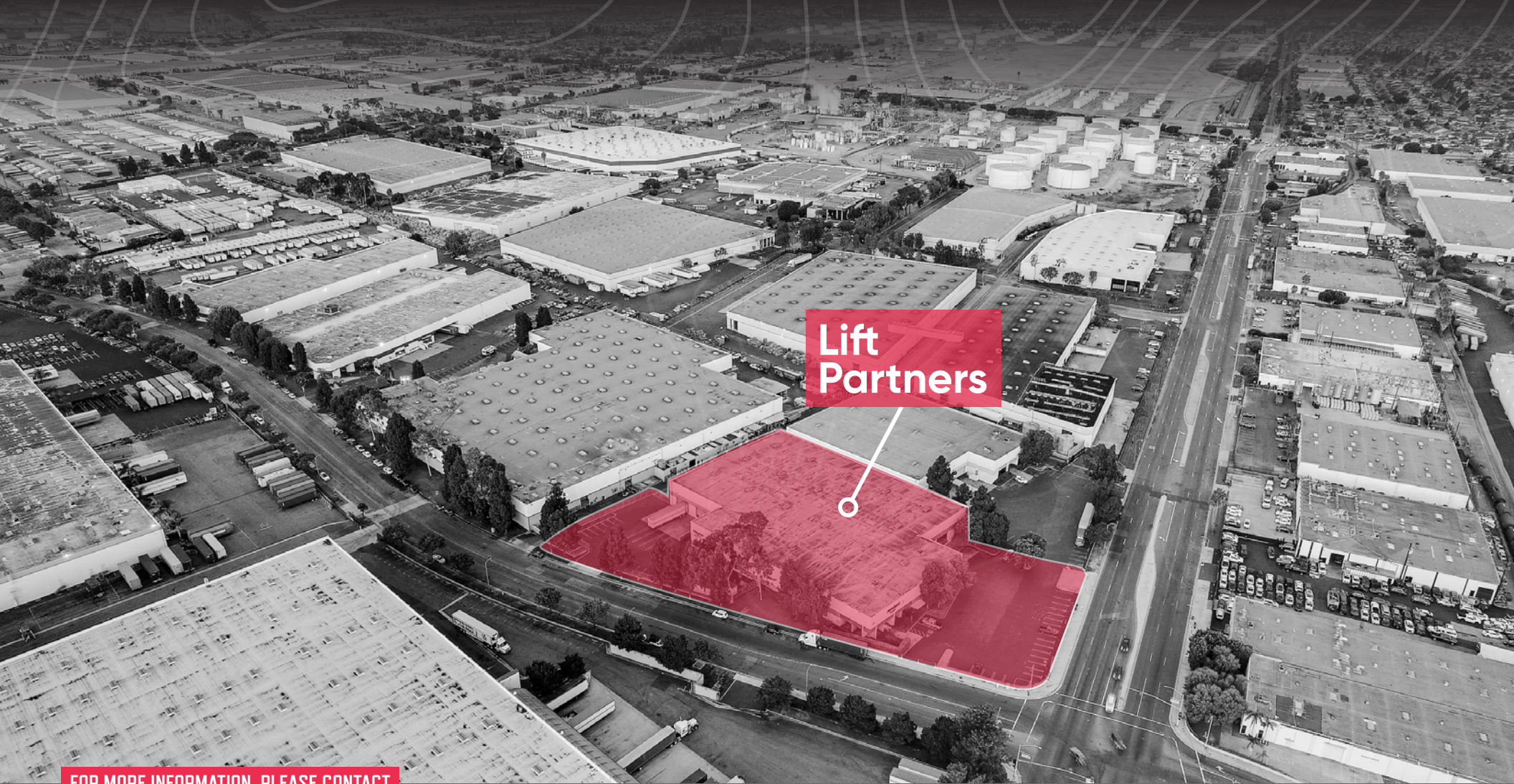
ALAMEDA CORRIDOR

Lift
Partners

E DEL AMO BLVD

WILMINGTON AVE





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