

12345

SLAUSON AVE
WHITTIER, CA

±35,040 SF
AVAILABLE FOR SALE



PROPERTY FEATURES

- » **±35,040 SF** free standing building
- » **±5,144 SF** of single-story office space
- » **6** dock high positions
- » **2** ground level doors
- » **21'** minimum clearance height
- » **400 amps**, 120/208 volts power (verify)
- » **.28/3,000 GPM** fire sprinkler system
- » **Fenced** yard area
- » **Major** street frontage
- » **Immediate Access** to I-605 and I-5 freeways
- » **Asking Price** is \$10,862,400 (\$310.00 psf)



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* All building, site and parking areas are approximate and to be verified.

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LOCATION HIGHLIGHTS

**1.5 miles**

to I-605 Freeway Access

**9 miles**

to BNSF - Hobart Yard

**16 miles**

to Long Beach Airport

**25 miles**

to Los Angeles Int'l Airport

**26 miles**

to Ports of Los Angeles & Long Beach

**28 miles**

to John Wayne Airport

** All distances reflected above are approximate***Luke McDaniel**(949) 885 2974
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