



# FOR LEASE

18430 Broadway, Gardena, CA 90248

**Available 1,440 Industrial Unit**

**\$2,308/Month (\$1.60/SF) Gross**



## FEATURES

Available Square Footage	1,440
Land Square Footage	Part of Larger
Office	500
Parking Spaces	2
Loading	(10'x12') Ground Level Door
Minimum Ceiling Clearance	14'
Power	400A, 120/280V, 3Phase
Sprinklered	None
Year Built	1977
Construction	Brick
Zoning	CAMH

## HIGHLIGHTS

- Well- Maintained Industrial Park
- Ample Parking
- Owner Pays CAM Charges
- Monthly Trash Fee: \$76.00
- Available: April 1, 2026

## ACCESSIBILITY

### MILES TO

Los Angeles International Airport	8.5
Long Beach Airport	8.0
Los Angeles & Long Beach Ports (both)	7.5

### IMMEDIATE ACCESS TO

405, 110 and 91 Freeways



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