

Available SF 24,000 SF

Industrial For Lease

Building Size 24,000 SF



**Address:** 1360 W Walnut Pkwy, Compton, CA 90220  
**Cross Streets:** Anderson Ave/Walnut Pkwy

Free Standing Distribution Facility  
 New Office, LED Lights, Roof & HVAC  
 Dock High Loading - Fenced Yard  
 Access to 91, 110, 405 & 105 Freeways

**Lease Rate/Mo:** \$25,200  
**Lease Rate/SF:** \$1.05  
**Lease Type:** Net / Op. Ex. \$0.55  
**Available SF:** 24,000 SF  
**Minimum SF:** 24,000 SF  
**Prop Lot Size:** 1.10 Ac / 47,916 SF  
**Term:** 3-5 Years  
**Sale Price:** NFS  
**Sale Price/SF:** NFS  
**Taxes:** \$98,745 / 2025  
**Yard:** Fenced / Paved  
**Zoning:** MH

**Sprinklered:** No  
**Clear Height:** 23'  
**GL Doors/Dim:** 1  
**DH Doors/Dim:** 2  
**A:** 400 V: 277/480 O: 3 W: 4  
**Construction Type:**  
**Const Status/Year Blt:** Existing / 1979  
**Whse HVAC:** No  
**Parking Spaces:** 41 / **Ratio:** 1.7:1  
**Rail Service:** No  
**Specific Use:** Warehouse/Office

**Office SF / #:** 1,553 SF / 4  
**Restrooms:** 4  
**Office HVAC:** Heat & AC  
**Finished Ofc Mezz:** 0 SF  
**Include In Available:** No  
**Unfinished Mezz:** 0 SF  
**Include In Available:** No  
**Possession:** Now  
**Vacant:** Yes  
**To Show:** Call broker  
**Market/Submarket:** Carson/Compton  
**APN#:** 7319-029-047

**Listing Company:** The Klabin Company  
**Agents:** [Nicholas Buss 310-329-9000](#), [Frank Schulz 310-329-9000](#), [Todd Taugner 310-329-9000](#)  
**Listing #:** 43607586 **Listing Date:** 10/24/2025  
**Notes:** Lessee to verify all information contained herein.

**FTCF:** CB300N000S000/A0AA



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SITE PLAN

INDUSTRIAL FOR LEASE

