

Available SF 4,400 SF

Industrial For Lease

Building Size 37,772 SF



Property Name: Patata Business Park
Address: 4901 Patata St, Bldg 4, Unit 406-407, Cudahy, CA 90201
Cross Streets: Patata St/Atlantic Ave

Excellent Warehousing or Manufacturing Space
 Renovated Interior
 Completed Enhancements Including: Fresh Exterior Paint
 Improved Lighting and Landscaping
 24-hour Security Camera Monitoring

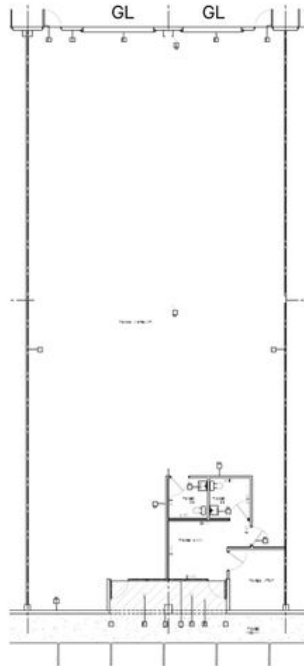
Lease Rate/Mo:	TBD	Sprinklered:	Yes	Office SF / #:	500 SF
Lease Rate/SF:	TBD	Clear Height:	16'	Restrooms:	2
Lease Type:	Gross	GL Doors/Dim:	2	Office HVAC:	Heat & AC
Available SF:	4,400 SF	DH Doors/Dim:	0	Finished Ofc Mezz:	0 SF
Minimum SF:	4,400 SF	A: 200 V: 240 O: 3 W: 4		Include In Available:	No
Prop Lot Size:	POL	Construction Type:	TILT UP	Unfinished Mezz:	0 SF
Term:	Acceptable to Owner	Const Status/Year Blt:	Existing / 1987	Include In Available:	No
Sale Price:	NFS	Whse HVAC:	Yes	Possession:	Now
Sale Price/SF:	NFS	Parking Spaces: 5	/ Ratio: 1.1:1	Vacant:	Yes
Taxes:		Rail Service:	No	To Show:	Call broker
Yard:	Fenced	Specific Use:	Warehouse/Distribution	Market/Submarket:	Commerce/Vernon
Zoning:	LI			APN#:	6224-034-033
Listing Company:	CBRE - El Segundo				
Agents:	Matthew Tuinstra 310-363-4873 , Cameron Merrill 310-463-1317				
Listing #:	44486664	Listing Date:	03/10/2026	FTCF:	CB250N000S000
Notes:	All measurements are approximate. Lessee to verify all information.				



FOR LEASE

CBRE

Patata Business Park | 4901 Patata Street
Unit 406-407 | 4,400 SF

Site Plan**Contact Us****Matthew Tuinstra**

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