

Available SF 24,462 SF

Industrial For Lease

Building Size 138,452 SF



Property Name:

Alameda Business Centre

Address:

3015 S Alameda St, Los Angeles, CA 90058

Cross Streets:

S Alameda St/E 25th St

Outstanding 24,462 SF (Front-Unit) in Alameda Business Centre
Brand New Office Areas Include Polished Concrete Floors, Glass Walls, and Wet Bar
Four (4) Truck-High Positions, 22' Clear Height, Foil Insulation
Energy-Saving LED Lighting Throughout
Minutes to All Downtown LA & Vernon Wholesale Districts

Lease Rate/Mo: \$29,354
Lease Rate/SF: \$1.20
Lease Type: Gross
Available SF: 24,462 SF
Minimum SF: 24,462 SF
Prop Lot Size: POL
Term: Acceptable to Owner
Sale Price: NFS
Sale Price/SF: NFS
Taxes:
Yard: No
Zoning: M2

Sprinklered: Yes
Clear Height: 22'
GL Doors/Dim: 0
DH Doors/Dim: 4 / (2) 20'x14'
A: 200 V: 120-240 O: 3 W: TBD
Construction Type: TILT UP
Const Status/Year Blt: Existing / 1979

Whse HVAC: No
Parking Spaces: 22 / **Ratio:** 0.9:1
Rail Service: No
Specific Use: Warehouse/Distribution

Office SF / #: 2,307 SF / 5
Restrooms: 3
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: 07/01/2026
Vacant: No
To Show: Call broker
Market/Submarket: CBD
APN#: 5117-017-015

Listing Company: Sterling Industrial Realty, Inc

Agents: [Brad Harris 213-448-3313](mailto:bharris@sterlingprops.com)

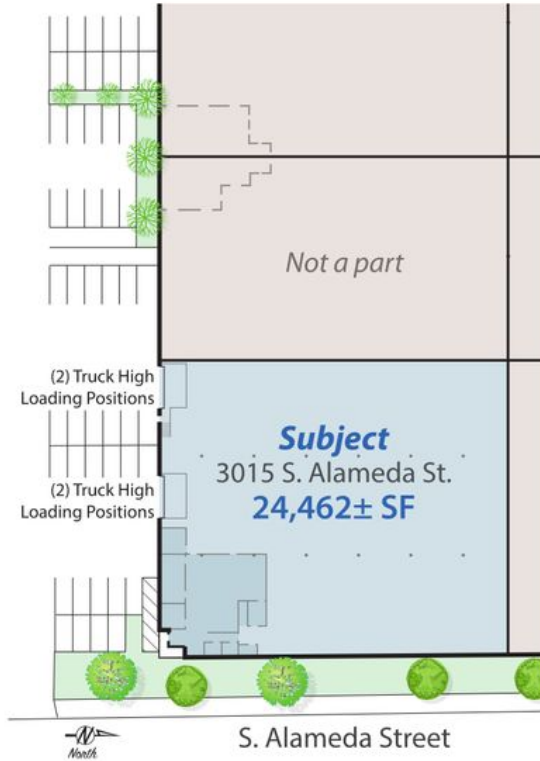
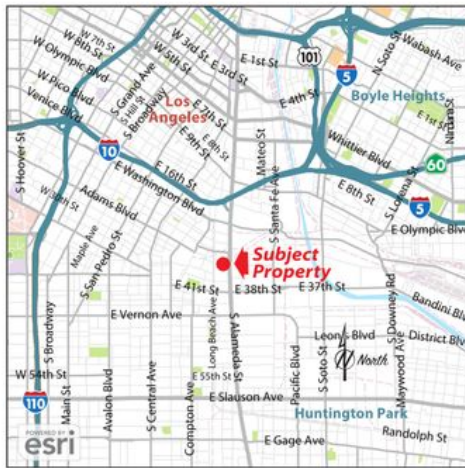
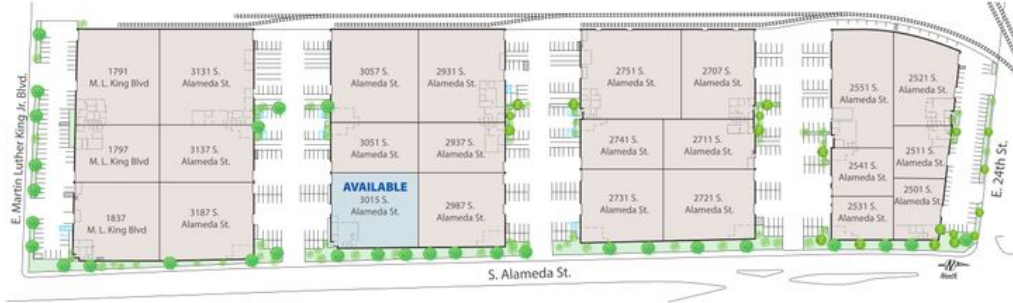
Listing #: 42640171

Listing Date: 05/22/2025

FTCF: CB220Y150S000/A0AA

Notes: Gross rent includes taxes, insurance & CAM. Part of industrial park. Contact Brad Harris to show 213.418.3313. bharris@sterling-props.com. Call broker for commission information.

3015 S. Alameda St., Los Angeles, CA 90058



STERLING
INDUSTRIAL REALTY, INC.
Contact Exclusive Agent.

Brad S. Harris
bharris@sterlingprops.com
Cell: 213-448-3313
213-483-3601
1625 W. Olympic Blvd.
Suite 735
Los Angeles, CA 90015

The information contained herein is from sources we believe to be reliable but, we do not guarantee its accuracy. All measurements & dimensions are approximations and are not to scale. Clients are encouraged to verify their accuracy.

3015

S. ALAMEDA ST.

LOS ANGELES, CA 90058

STERLING

INDUSTRIAL REALTY, INC.

24,462 SF FOR LEASE

OUTSTANDING UNIT W/ DOCK HIGH LOADING

2,307 SF BEAUTIFULLY DESIGNED OFFICES

22' CLEAR

ALAMEDA BUSINESS CENTRE

BRAD HARRIS



213-448-3313



bharris@sterlingprops.com



www.sterlingprops.com

ALAMEDA BUSINESS CENTRE



509,827 SF FOR LEASE

UNITS FROM 9,860-29,800 SF (EXPANDABLE)

DTLA/ARTS DISTRICT ADJACENT

TRUCK HIGH LOADING

HIGH TRUSS/FOIL INSOLATED CEILINGS



I

Building Highlights

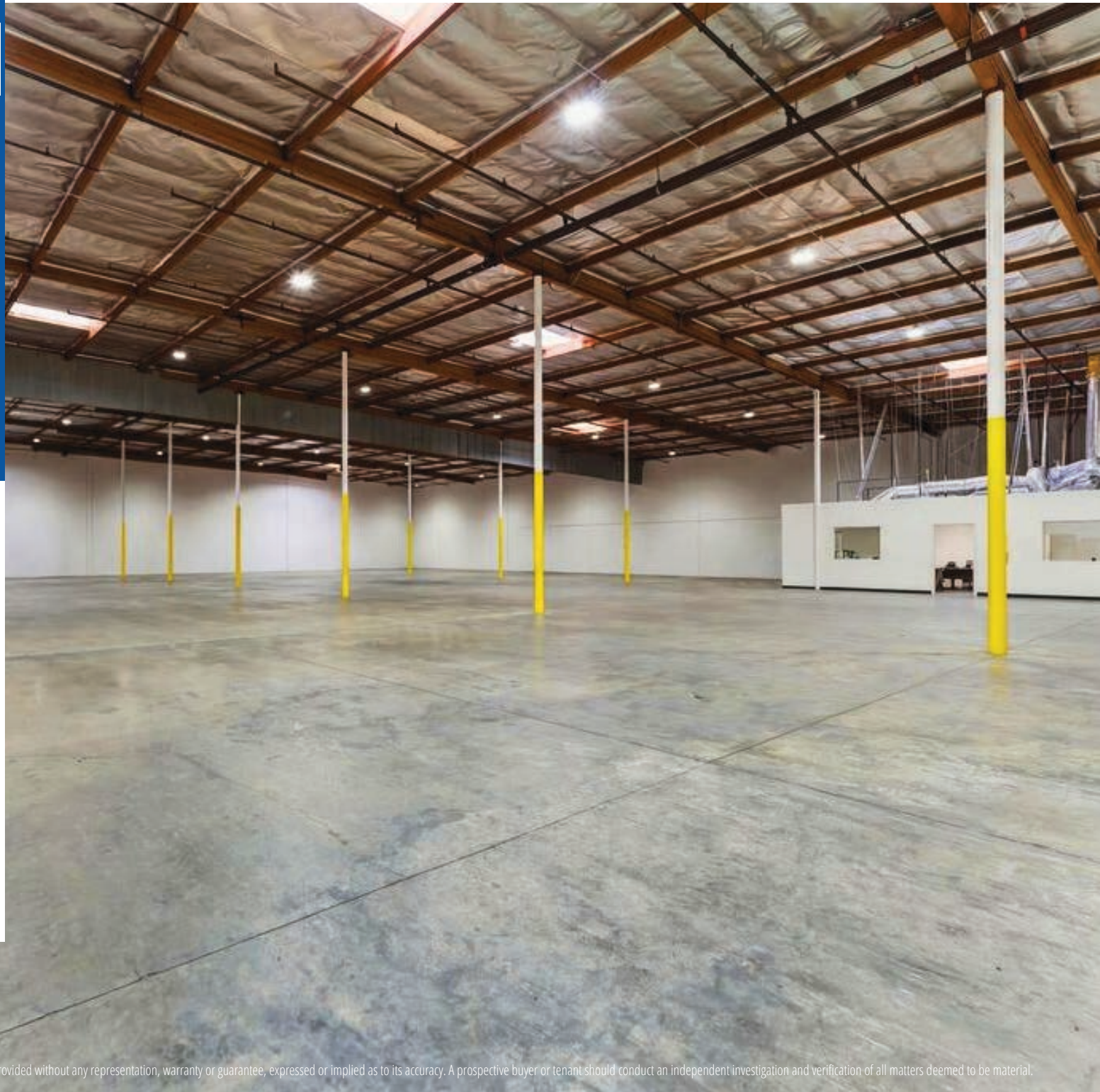


- ◆ 4 dock high loading positions
- ◆ 22' clearance
- ◆ Calculated fire sprinklers
- ◆ Excellent truck access
- ◆ 2,307 SF deluxe offices
- ◆ 200 AMPS, 120/208V, 3 PH POWER
- ◆ 22-car parking
- ◆ Skylights & foil insulated ceiling
- ◆ Professionally managed/Business park environment
- ◆ Outstanding, centrally located distribution facility

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Specs



UNIT SIZE	24,462 SF
LAND SIZE	POL
CONSTRUCTION	CONCRETE TILT-UP
ZONING	M2
OFFICE SIZE	2,307 SF
CLEAR HEIGHT	22'
FIRE SPRINKLERS	YES - CALCULATED
LIGHTING	LED
POWER	200A, 120/208V, 3PH
SKYLIGHTS	YES
FOIL INSULATION	YES
PARKING	22
LEASE RATE	\$1.20 GROSS
OCCUPANCY	7-1-2026

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Location Highlights

1/2 MILE SOUTH OF I-10
FREEWAY

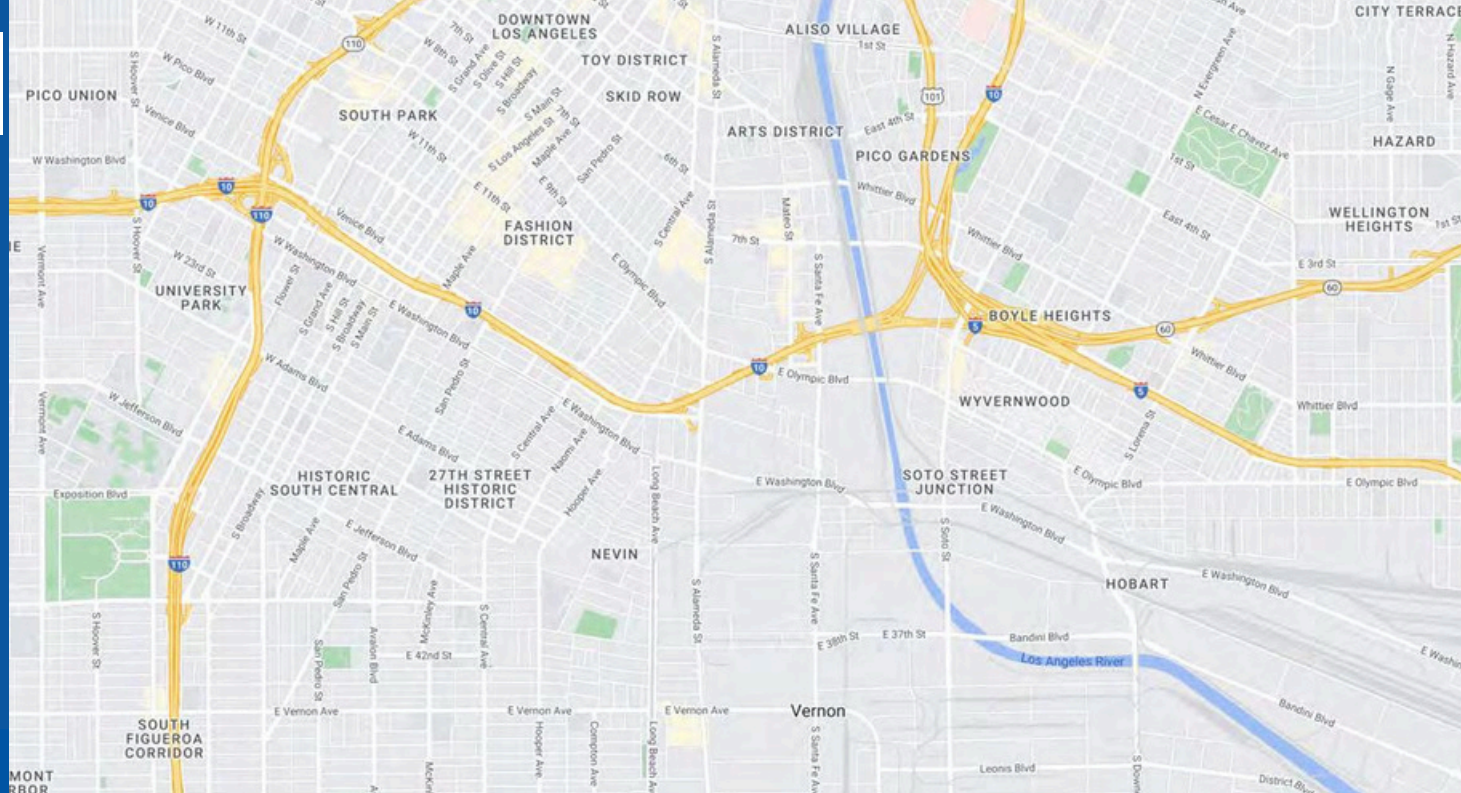
1 1/2 MILES TO EAST LA
FREEWAY INTERCHANGE

QUICK AND EASY ACCESS TO
DTLA & FASHION DISTRICT

5 MINUTES TO ARTS DISTRICT
RESTAURANTS & AMENITIES

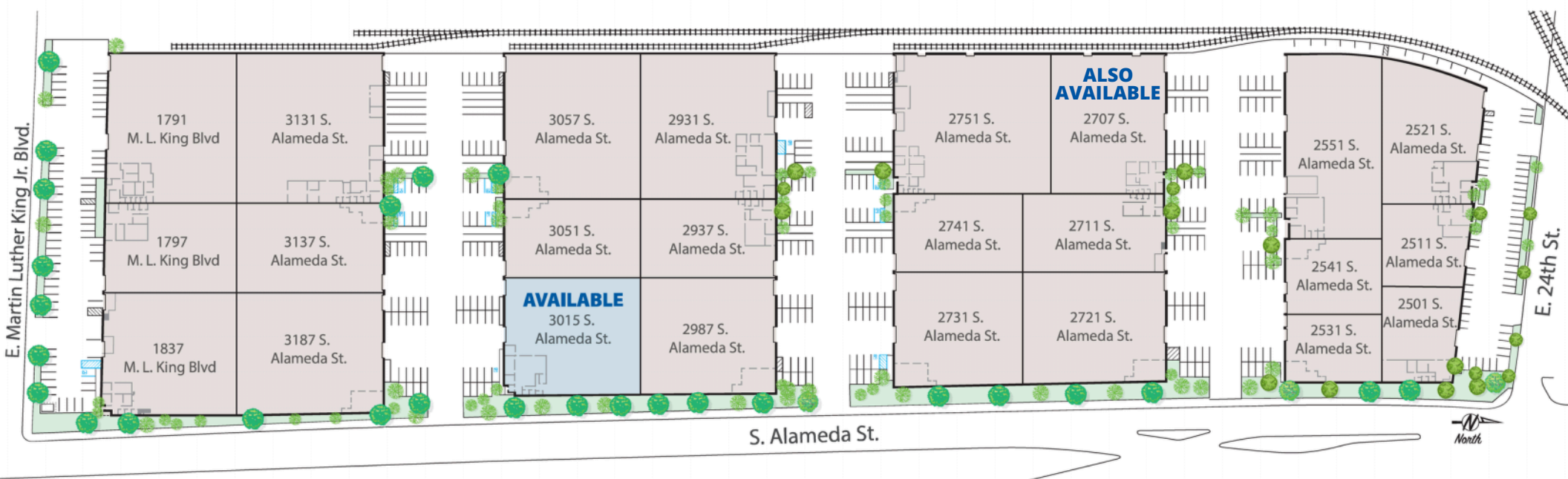
WALKING DISTANCE TO METRO
BLUE (A) LINE STATION

IDEAL LAST MILE LOCATION
WITH POPULATION OF 1
MILLION WITHIN 5 MILES



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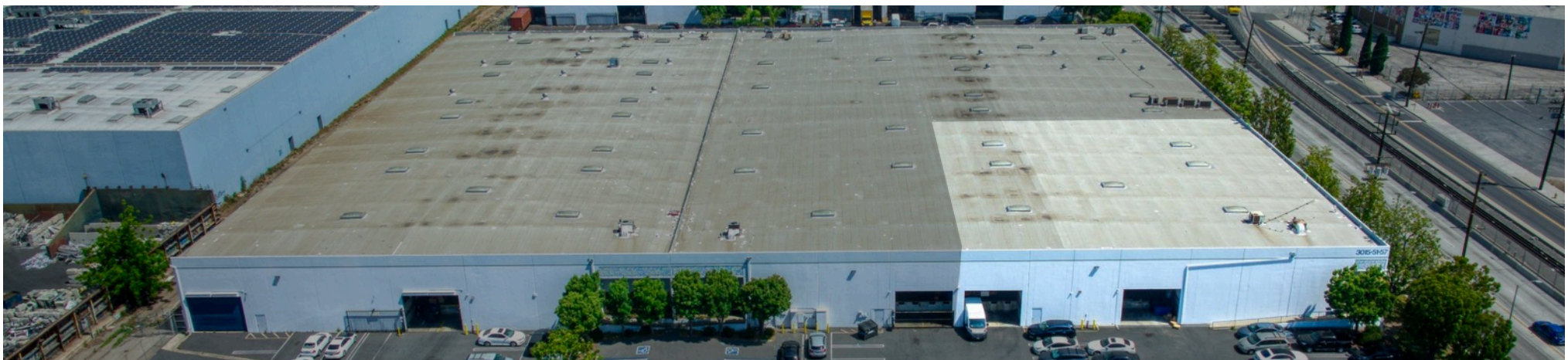
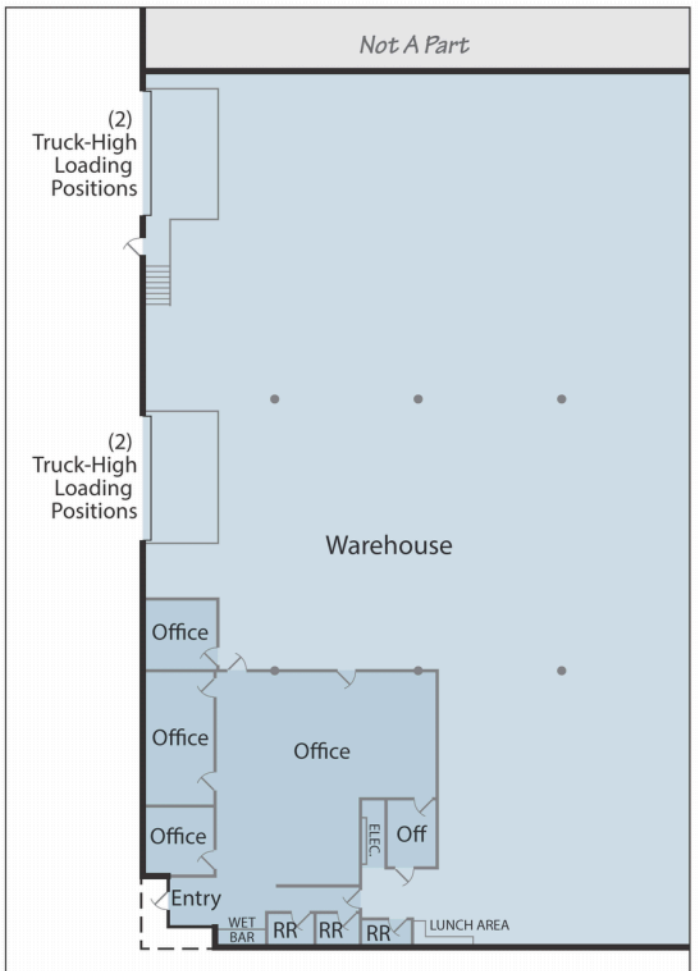
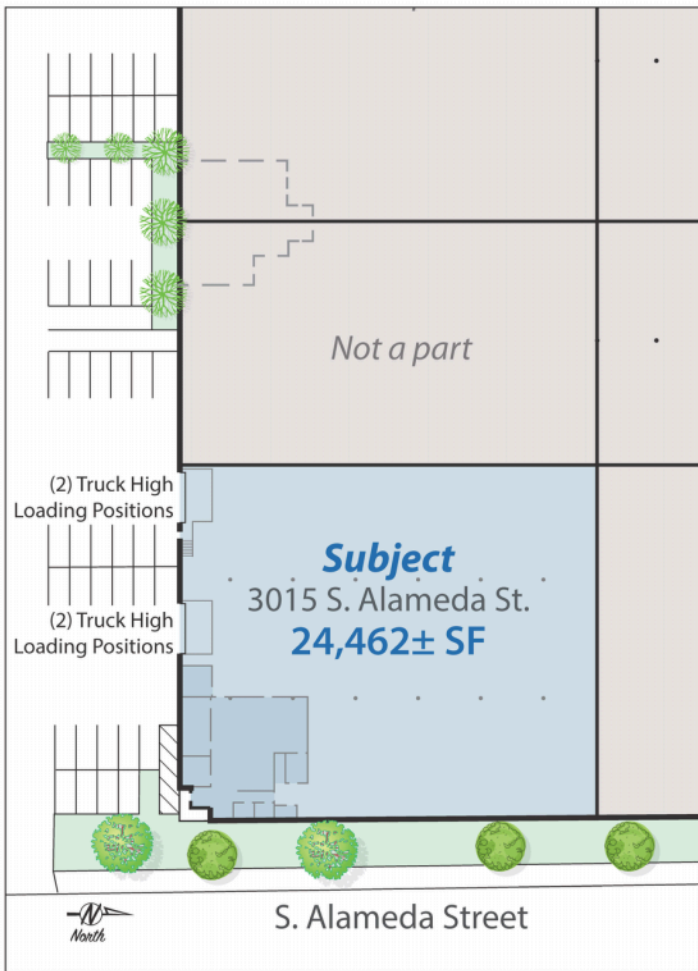
IV
Project
Site Plan



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V

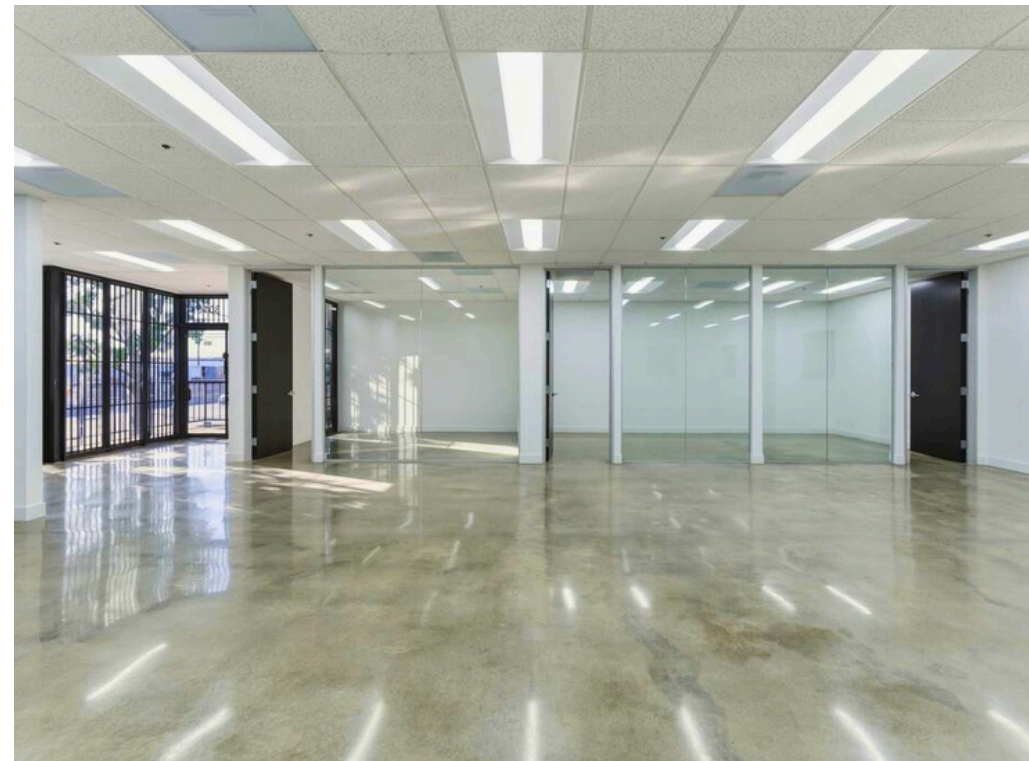
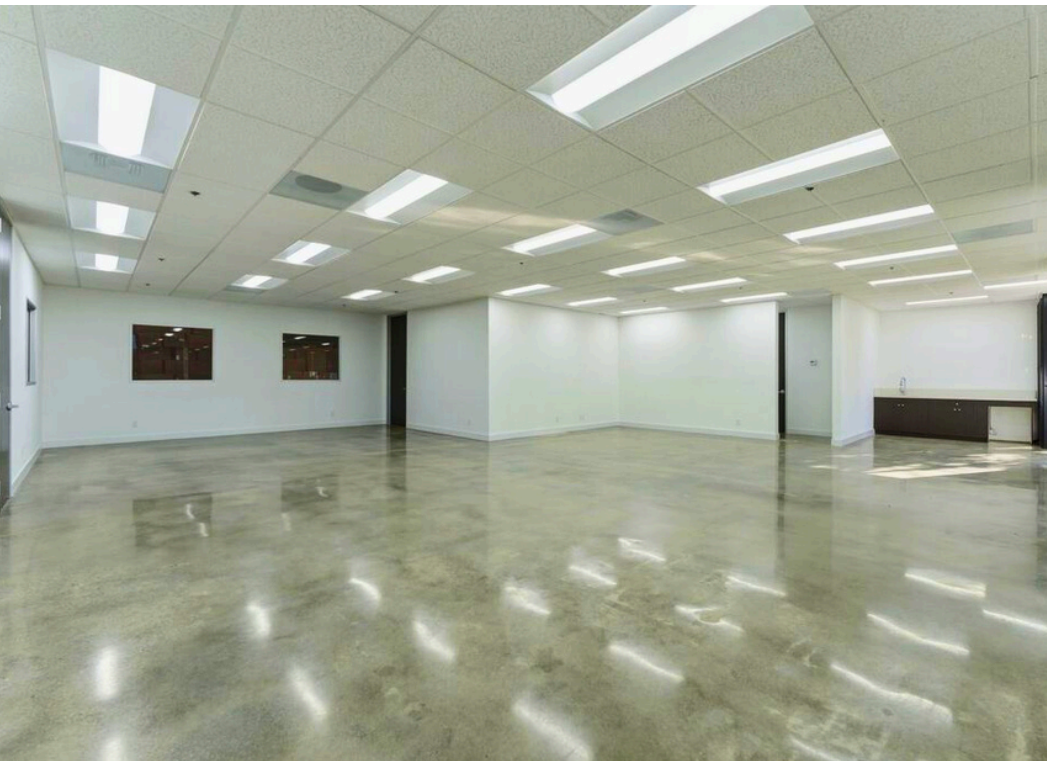
Unit Floor Plan



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VI

Photos



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STERLING

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