

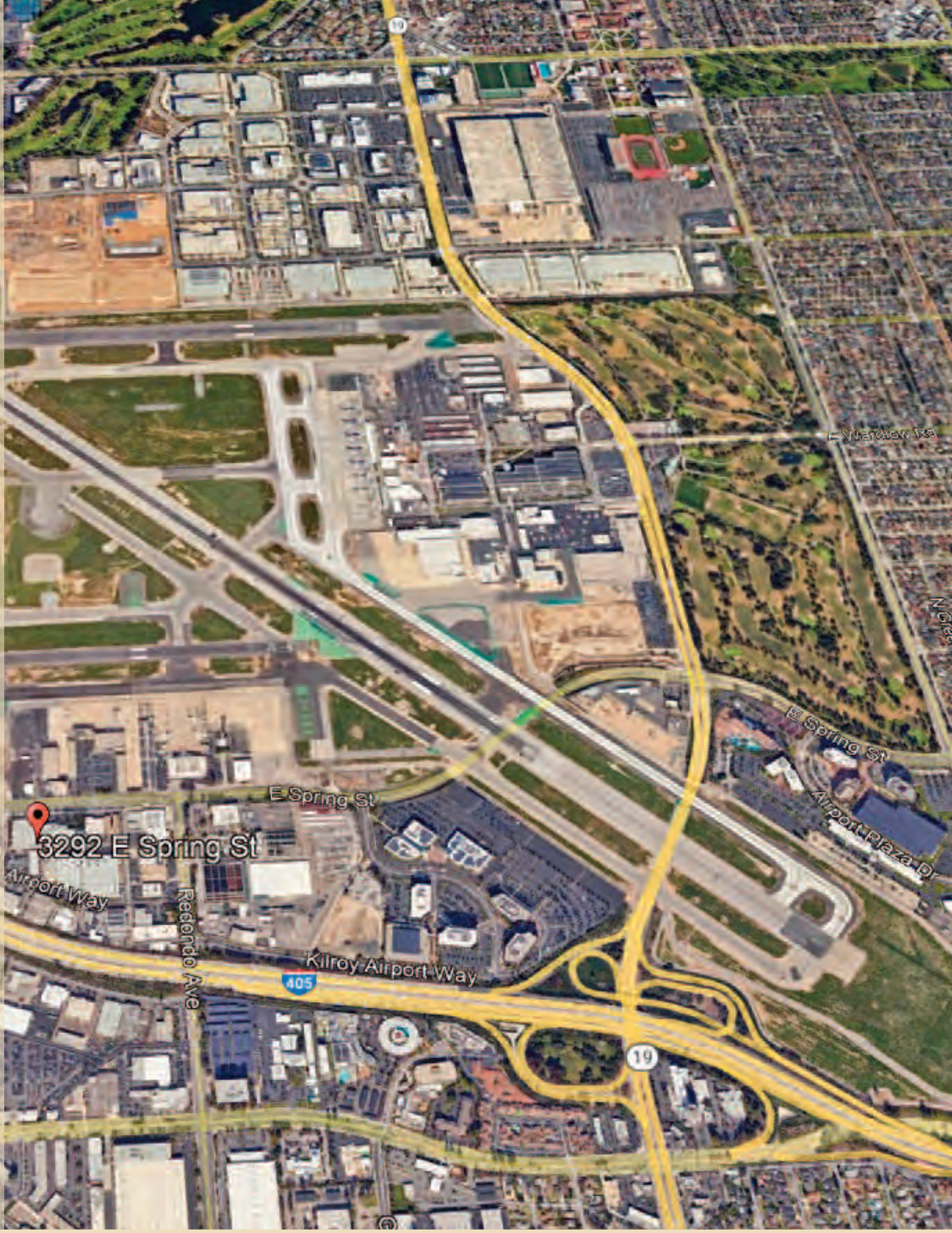
3292

E. SPRING STREET
LONG BEACH, CA 90806

FOR LEASE

2,850 RSF

OFFICE SPACE LOCATED
ACROSS THE STREET FROM
THE LONG BEACH AIRPORT



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Executive SUMMARY

BUILDING DESCRIPTION

Address:	3292 E Spring Street Long Beach, CA 90806
Cross Streets:	Spring St. & Cherry Ave.
Available RSF:	2,850 RSF
Rate/SF:	1.40/SF ~ MG
Year Built:	1967
Building Size:	98,477 SF
Passenger Elevators:	1
APN:	7149-011-001
Zoning:	LBIG

HIGHLIGHTS

- ❖ New VCT Flooring & Freshly Painted Walls
- ❖ Fantastic Views of the Airport Runway
- ❖ Easy Access to the 405 Freeway
- ❖ ADA Elevator Serving 2nd Floor Offices
- ❖ Reception Lobby and Open Workspace
- ❖ Five (5) Individual Offices
- ❖ One (1) Spacious Conference Room
- ❖ Break Room with Kitchenette

PROPERTY DESCRIPTION

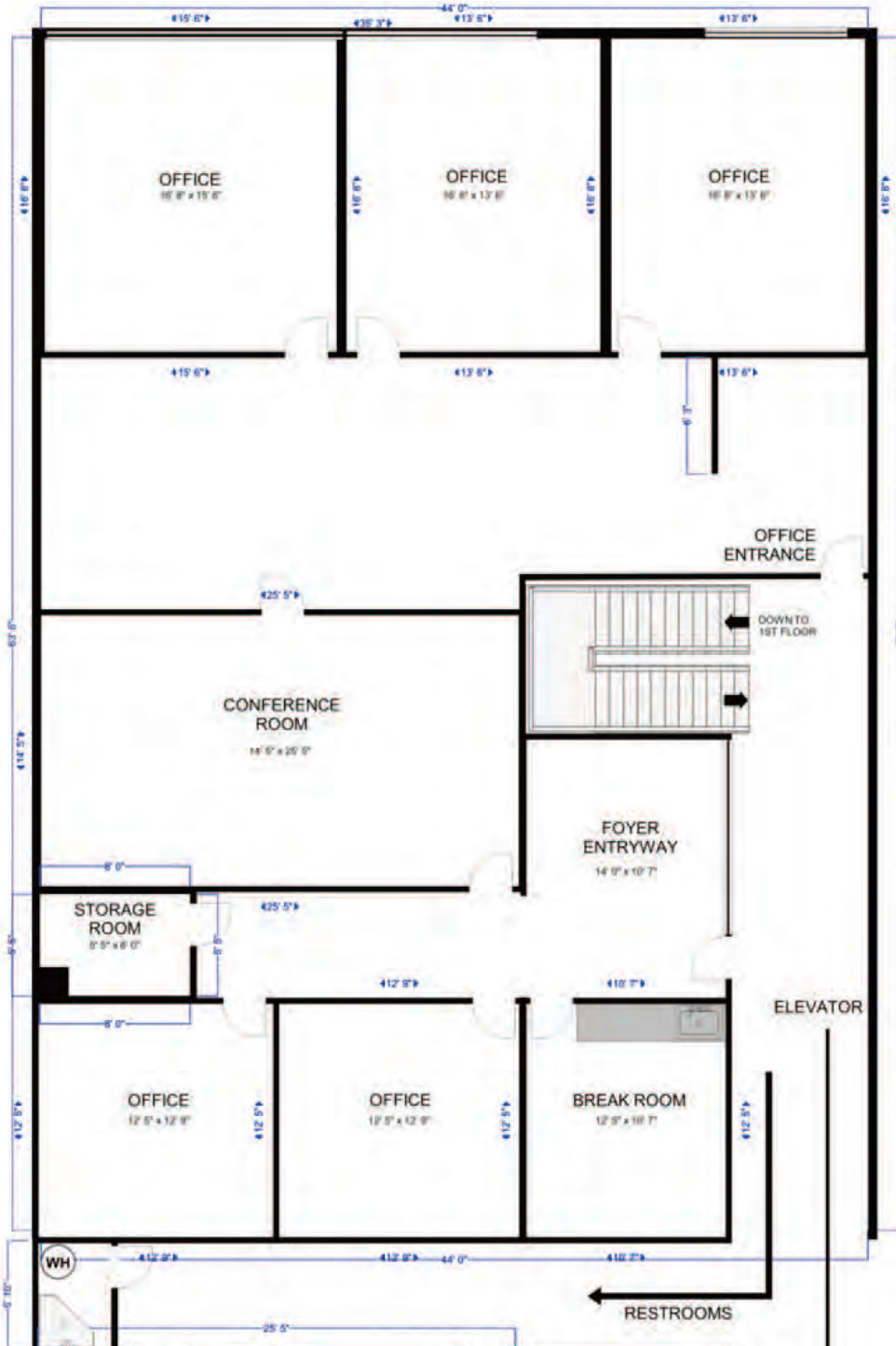
3292 E Spring Street is located across the street from the Long Beach Airport, the tenth busiest airport in California. Directly off the 405 Freeway Spring Street exit, this property is centrally located between downtown Los Angeles, downtown Long Beach, and Orange County.

The building has second floor office spaces with exceptional views of the Long Beach Airport. Located near a major open-air lifestyle concept retail shopping center, The Long Beach Exchange.

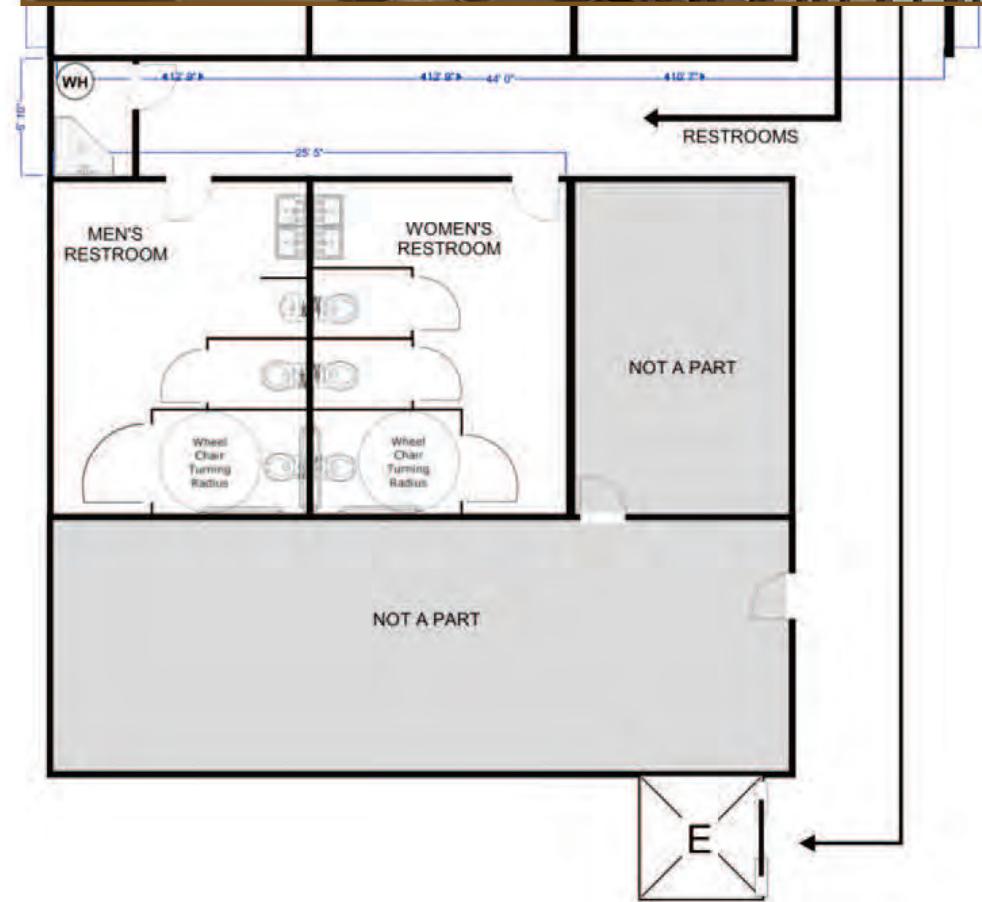
The property has ample parking with an adjacent auxiliary lot for additional parking.

SPRING STREET
HOLDINGS, LLC

EAST SPRING STREET

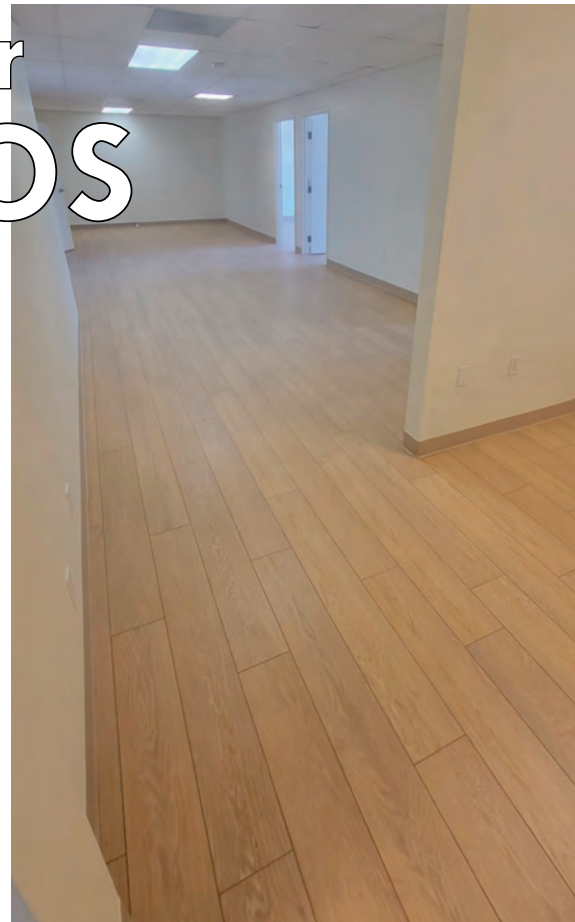


Floor PLAN





interior
PHOTOS



SPRING STREET
HOLDINGS, LLC



WEST OFFICE



CENTER OFFICE



EAST OFFICE



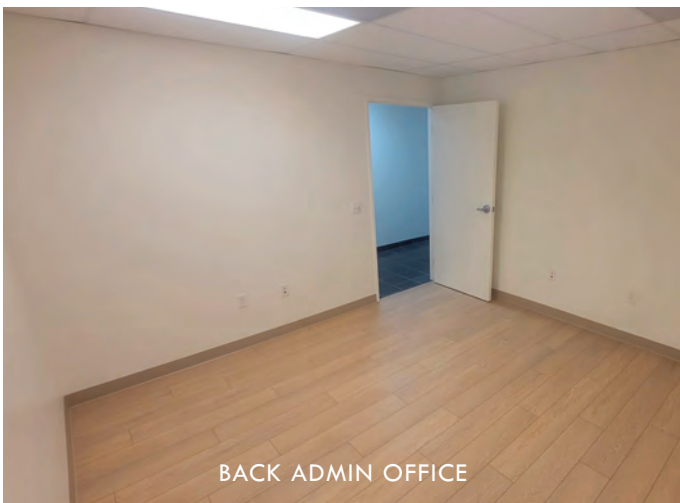
OFFICE RECEPTION



WORKSPACE AREA



FRONT ADMIN OFFICE



BACK ADMIN OFFICE



CONFERENCE ROOM



GLASS SHOWROOM

officeVIEWS

SPRING STREET HOLDINGS, LLC