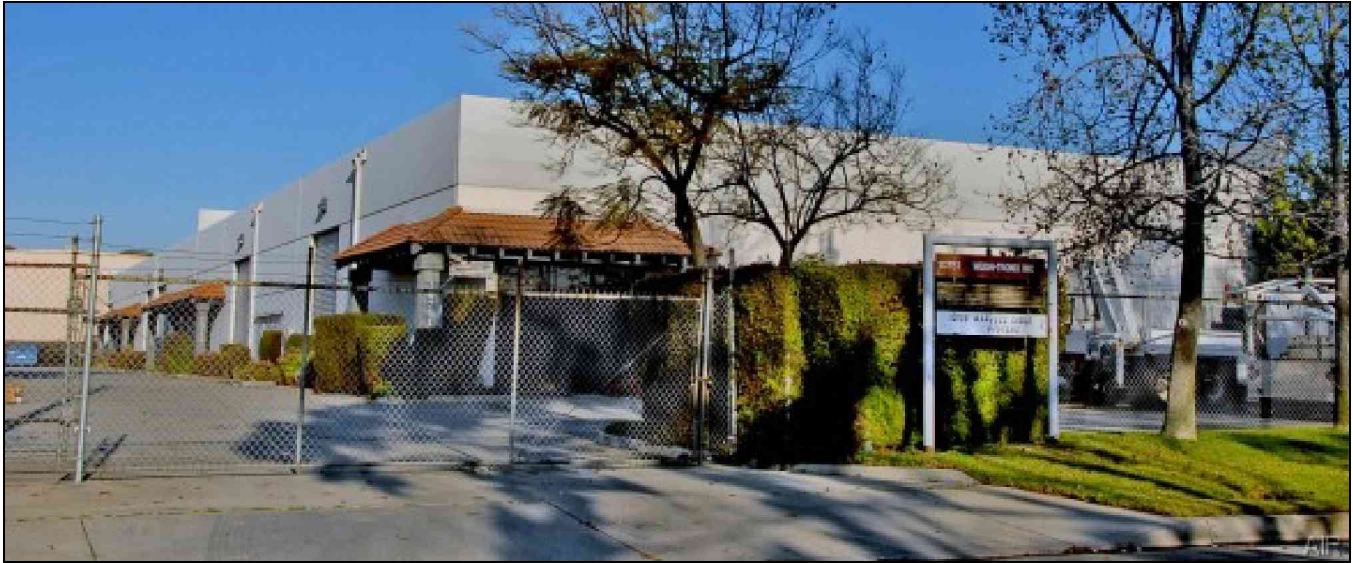


# INDUSTRIAL FOR LEASE

AVAIL SF: 3,744

TOTAL BLDG SF: 20,944



ADDRESS 10757 FOREST ST, SANTA FE SPRINGS CA ZIP 90670

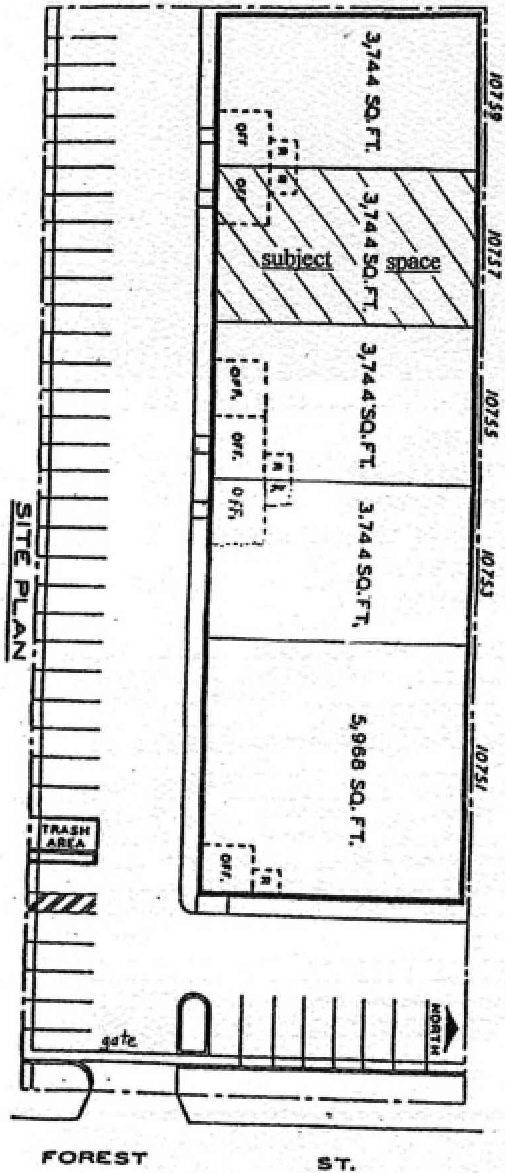
**Attractive Park Environment – No CAMS**  
**Near Florence/Bloomfield – Secure Parking Area**  
**Close To (605) And (105) Fwys.**  
**18' Minimum Clearance / 14' High Loading Door**

LEASE RENTAL \$ 2,621 /mo Gross 0.700 Net \_\_\_\_\_ Term ACCEPTABLE TO OWNER  
 SALE PRICE \$ NFS Price/SF \$ \_\_\_\_\_ Tax \$ TBD Yr 2008-2009  
 Terms \_\_\_\_\_ Possession Immediate  
 Avail SF 3,744 Dim IRR X IRR Power A 100 V 277-480 Ø 3 W TBD  
 Min. SF 3,744 Dim IRR X IRR Lighting VERIFY Heat VERIFY Cooling VERIFY PWR Notes VERIFY  
 Land SF POL Dim IRR X IRR Trk Hi Pos 0 Dim \_\_\_\_\_  
 Const CTU Roof VERIFY Grd Lev Drs 1 Dim \_\_\_\_\_ Well N  
 Rail NONE Unfin Ofc Mezz SF TBD Incl in Avail SF N Rest Rms: M TBD W TBD  
 Sprkd NO Min Clr Hgt 18 OFFICE DATA Ofc SF 350 # TBD Rest Rms: M TBD W TBD  
 Pkg 4 Yard Yes-Fenced Yr Blt 1984 A/C TBD Heat TBD Fin Ofc Mezz SF TBD Incl in Avail SF N  
 Thomas Bk Pg# 706-J5 Zone M1 To Show Call Broker - FOR APPOINTMENT Sp. Feat. \_\_\_\_\_  
 AGENT Douglas E Wells (562)908-6012 x203 Region SE Listing # 1212007  
 FIRM Penta Pacific Properties 03/27/09  
 FTFC CB250N000S000/AOAA Notes Occupied. Lease Terms: 3-5 Years. No. of Offices: 1. Grd. Lev. Drs: 1 @ 12X14. Sp. Feat: Part of Industrial Park. Broker bonus \$1,000. (See Reverse).

THIS IS A LISTING OF THE "MULTIPLE" AND IS SUBJECT TO ALL ITS APPLICABLE RULES AND REGULATIONS

This information has been furnished from sources which we deem reliable, but for which we assume no liability. The information contained herein is given in confidence, with the understanding that all negotiations pertaining to this property be handled through the submitting office. All measurements are approximate.  
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PACIFIC

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