

INDUSTRIAL FOR LEASE

AVAIL SF: 2,060

TOTAL BLDG SF: 14,660



ADDRESS 13310-13320 MAPLEDALE ST UNIT 13312, NORWALK CA ZIP 90650

\$1,000 Bonus Co-op Broker
\$0.72 Gross - With No CAMS + Free Rent
North Of S.A. (5) Fwy 1/2 Block Off Carmenita
Large Showroom / Bullpen Office Area

LEASE RENTAL \$ 1,483 /mo Gross 0.720 Net _____ Term **ACCEPTABLE TO OWNER**
 SALE PRICE \$ NFS Price/SF \$ _____ Tax \$ 1,004.00 Yr 2006-2007
 Terms _____ Possession **Immediate**
 Avail SF 2,060 Dim 20 X 105 Power A 200 V 120-120 Ø 3 W 4
 Min. SF 2,060 Dim 20 X 105 Lighting FLUOR Heat VERFY Cooling VERFY PWR Notes VERIFY
 Land SF POL Dim _____ Trk Hi Pos 0 Dim _____
 Const VERFY Roof LAM Grd Lev Drs 1 Dim _____ Well N
 Rail NONE Unfin Ofc Mezz SF 0 Incl in Avail SF N Rest Rms: M 1 W 0
 Sprkd NO Min Clr Hgt 12 OFFICE DATA Ofc SF 800 # 3 Rest Rms: M 0 W 1
 Pkg 4 Yard Yes-Fenced Yr Blt 1973 A/C TBD Heat TBD Fin Ofc Mezz SF 0 Incl in Avail SF N
 Thomas Bk Pg# 737-C3 Zone M1 To Show Lock Box - VERIFY Sp. Feat. PARK
 AGENT Douglas E Wells (562)908-6012 x203, Steven K Naylor Region SE Listing # 1173179
(562)908-6015, Justin Wells (562)908-6016 x 205 FIRM Penta Pacific Properties 02/06/09R
 FTFC CB250N000S000/AOAA Notes Lease Terms: 2-5 Years W/ Annual CPI. (See Reverse). Sp. Feat. Part Of Industrial Park. No CAM fee.

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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