

Available SF: 15,652

Total Building SF: 15,652



Address: 349 168th St, Carson, CA 90248
Cross Streets: W 168th St / Broadway

Free Standing Light Manufacturing Building
Showroom; Attractive Offices
Large Yard Area
Excellent South Bay Location
Easy Access from 110 and 91 Freeways

Price/SF: \$145.00
Sale Price: \$2,269,540
Taxes: \$23,771, 2015
Available SF: 15,652
Prop Lot Size: 37,078 SF / .85 AC
Yard: Fncd/Pvd
Zoning: CAML*

Construction Type: Tilt-up
Const Status/Year Blt: EXIST / 1962
Sprinklered: No
Ground Lvl Drs/Dim: 2 / --
Dock High/Dim: 0 / --
Clear Height: 16
Heat/Cool: Heating Ventilation AC
Roof Type: Lam Glu WB
A: 400 **V:** 240 **Ø:** -- **W:** --
Parking Spaces: 32 / **Bldg Ratio:** 2:1
Rail Service: No
Specific Use: Light Industrial

Office SF / #: 3,172 / 8
Restrooms: --
Office Air: Yes **Office Heat:** Yes
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: COE
To Show: Call Agent
Region: LA South/Carson-
Compton/Rancho Dominguez
Thomas Guide: 734-B7
APN#: 6126-002-007

Listing Company: Encon Commercial, Inc. - Santa Fe Springs (562) 777-2200

Agents: John Scatoloni (562) 777-2200

Property/Listing/Ste #: 683004/1633903

Listing Date: 04/18/2016

FTCF: CB000N000S250

Notes: Free Standing Building. Paved Yard. Sale Terms: Acceptable to Owner. Large Yard.

