

## INDUSTRIAL UNITS FOR LEASE

# 1400-1430

## ARROW HWY

IRWINDALE, CA



### PROPERTY FEATURES

- ± 2,710 Sq. Ft. to 3,365 Sq. Ft. Available
- ± 350 Sq. Ft. of Office
- ± 14' Warehouse Clearance
- Ground Level Loading Doors
- 1.5 per 1,000 Sq. Ft. Parking Ratio
- Recently Renovated
- Conveniently located near the 605, 210 and I-10 Freeways



### MIKE HEFNER, SIOR

Executive Vice President

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**Voit**  
REAL ESTATE SERVICES

**HV** HEFNER  
VERNICK  
TEAM

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### AVAILABILITY

Address	Size	Lease Rate (Gross)	Comments
1404 Arrow	3,150 Sq. Ft.	\$1.50/sf	\$0.07/sf CAM
1408 Arrow	2,710 Sq. Ft.	\$1.50/sf	\$0.07/sf CAM
1416 Arrow	3,160 Sq. Ft.	\$1.50/sf	\$0.07/sf CAM
1422 Arrow	3,365 Sq. Ft.	\$1.50/sf	\$0.07/sf CAM
1430 Arrow	2,985 Sq. Ft.	\$1.50/sf	\$0.07/sf CAM

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