

# Land For Sale



PENTA PACIFIC  
P R O P E R T I E S  
8500 NORWALK BOULEVARD / SANTA FE SPRING, CA 90670 / 562-699-1922  
LIC# 9058007

Acres: 2.23

Available SF: 97,016



**Address:** 6832 Foster Bridge Blvd, Bell Gardens, CA 90201

**Cross Streets:** Foster Bridge Blvd/Suva Ave

**Excellent Owner/User/Investor Opportunity**  
**Seven (7) Buildings (37,300 S.F. Total) on 3 Parcels**  
**Street-to-Street Access from Foster Bridge to Suva**  
**Access to (5), (710), & (605) Freeways**  
**Occupy Portion / Rental Income / Future Development**

**Price/SF:** \$27.83

**Sale Price:** \$2,700,000

**Available SF:** 97,016

**Acres:** 2.23 **Min. Acres:** 2.23

**Zoning:** M1

**Region:** LA Central

**Specific Use:** Ind-Whse/Dist

**Thomas Guide:** 706-A1

**Rail Service:** No

**Lot Size:** 97,016 SF / 2.23 AC

**APN #:** 6358-015-057

**Fenced:** Yes **Paved:** Yes

**Bldg SF Desc:** Metal/Block - 37,300 SF Total

**Land Desc:** Gen. Topog: Flat; Environmental Rpts: Phase 1; Easements: Utilities

**Utilities:**  Gas  Water  Sewer  Electric  Telephone  Fiber Optic / Broadband

**Utility Comments:** In street

**Listing Company:** Penta Pacific Properties - Santa Fe Springs (562) 699-1922

**To Show:** Open

**Agents:** Douglas Wells (562) 908-6012 x203

**Property ID/Listing #:** 730484/551235

**Listing Date:** 03/17/2011

**FTCF:** CB000N000S300/OAA

**Notes:** (See Reverse.) Do Not Disturb Tenants. Call Broker for Appt. to tour. Add'l APN: 6358-015-062, 6358-015-063.

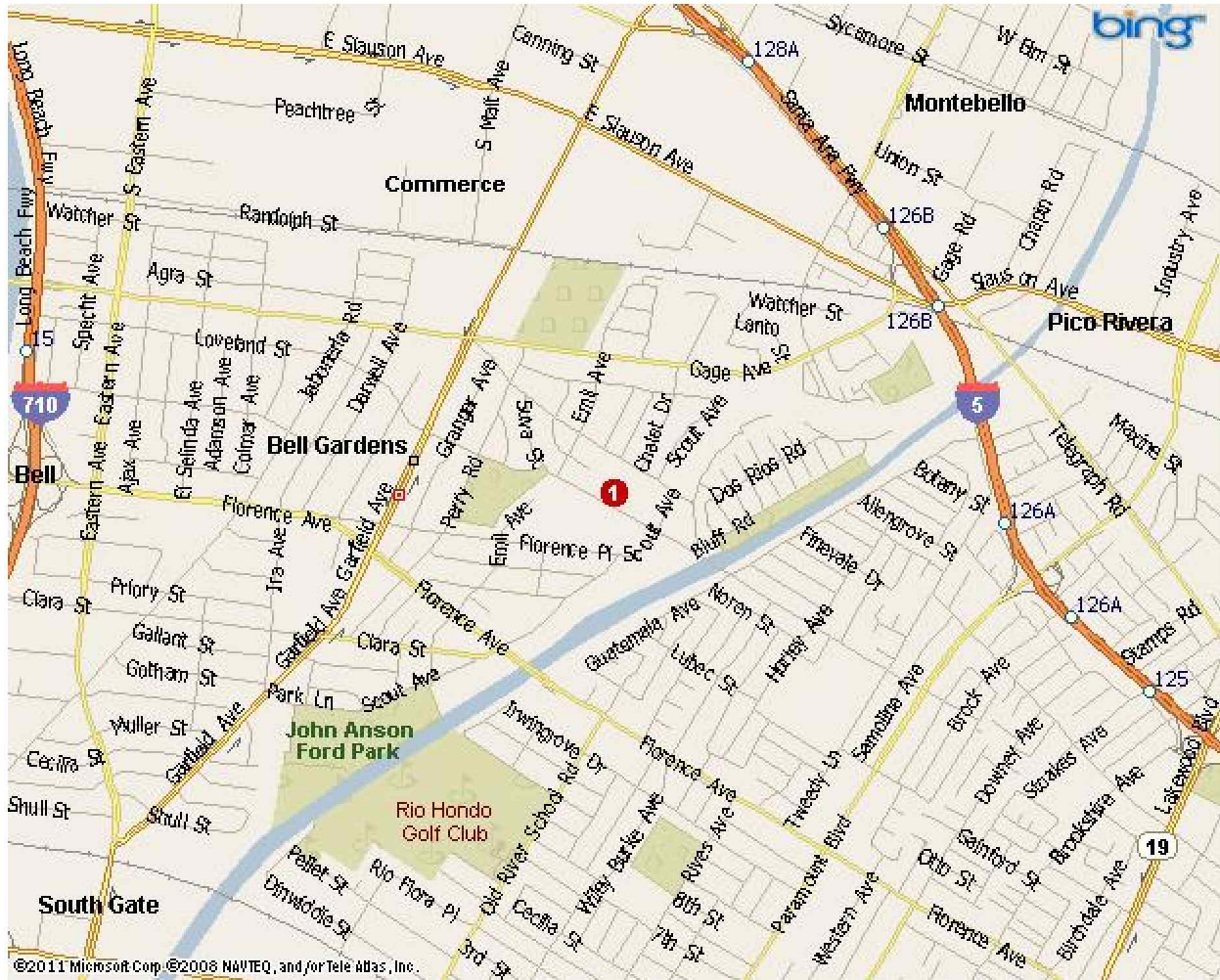
This information has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy.



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# Property Map

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## Map Legend

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- 1) 6832 Foster Bridge Blvd, Bell Gardens, CA 90201
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