

FABRICA INDUSTRIAL PARK

14021 BOLSA LN, 17502 FABRICA WAY, 14108 ARTESIA BLVD, 17517 FABRICA WAY, 17515 VALLEY VIEW AVE • CERRITOS, CA 90703



- Multi-building industrial campus within the Cerritos business district
- Small-bay warehouse suites with loading access and office components
- Immediate connectivity to I-5, I-605, and regional transportation corridors

Property Summary

AVAILABLE SF	2,500-5,102 SF
BUILDING SIZE	397,991 SF
RENOVATED	2022
MARKET	Los Angeles

For more information, please contact:

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AVAILABLE OCCUPIED

Current Availabilities

BUILDING	SUITE	TOTAL SIZE	OFFICE SIZE	OFFICE %	TYPE	CLEAR HT	GL	DL
J	K-L	5,102	1,572	31	IND	2	0	
H	517C	5,024	1,576	31	IND	2	0	
H	517F	2,500	790	31	IND	1	0	
H	517GH	5,000	1,868	37	IND	2	0	

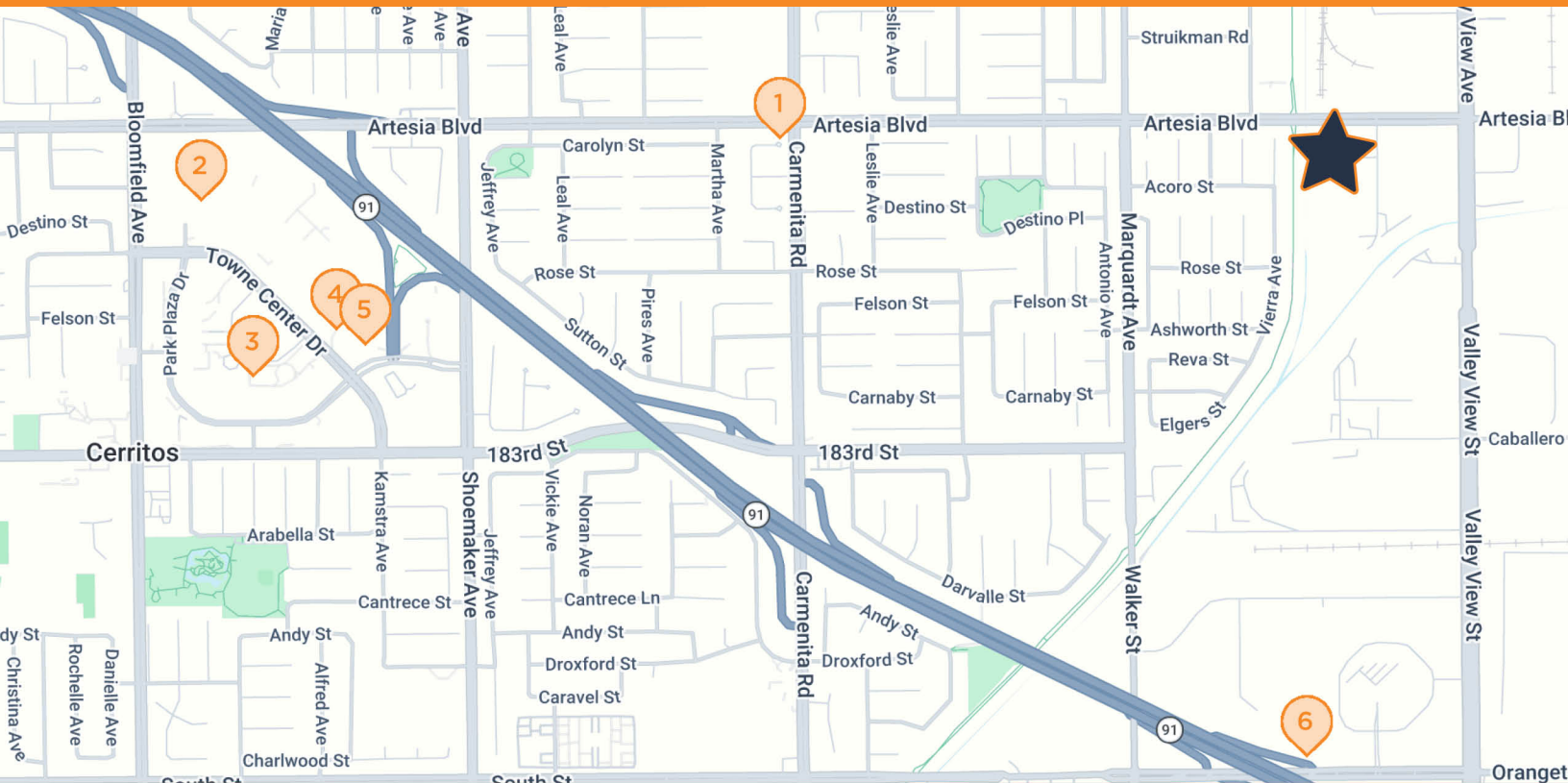
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14021 Bolsa Lane, 17502 Fabrica Way, 14108 Artesia Blvd, 17517 Fabrica Way, 17515 Valley View Avenue, Cerritos, CA 90703

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| 1 | ARCO
13363 Artesia Blvd, Cerritos, CA | 4 | ENTERPRISE BANK & TRUST
12845 Towne Center Dr, Cerritos, CA |
| 2 | WALMART
12701 Towne Center Dr, Cerritos, CA | 5 | TRADER JOES
12861 Towne Center Dr, Cerritos, CA |
| 3 | SHERATON HOTEL
12725 Center Ct Dr S, Cerritos, CA | 6 | JIMMY JOHN'S
30 Centerpointe Dr, La Palma, CA |