

# FOR LEASE

±152,790 Square Feet (*divisible*)



**Harbor Gateway**<sup>™</sup>  
Center



1451 Knox Street, Los Angeles,  
(Torrance P.O.) CA 90502

## PROPERTY FEATURES

- Master planned 170-Acre Business Center
- State-of-the-art construction
- 26 Dock high loading positions, 2 Ground level loading positions
- Huge concrete and secured 157' truck yard area
- 30' Minimum clear height
- ESFR sprinkler system
- Functional office layout with 5,964 square feet of mezzanine and large spiral staircase
- Divisible to ±80,000 square feet
- Convenient access to five Freeways (I-405, I-110, I-710, 105 and 91)
- Minutes to LAX and the World Ports of Los Angeles and Long Beach
- Adjacent to Hotel and Retail Services
- 169 Parking spaces - expandable

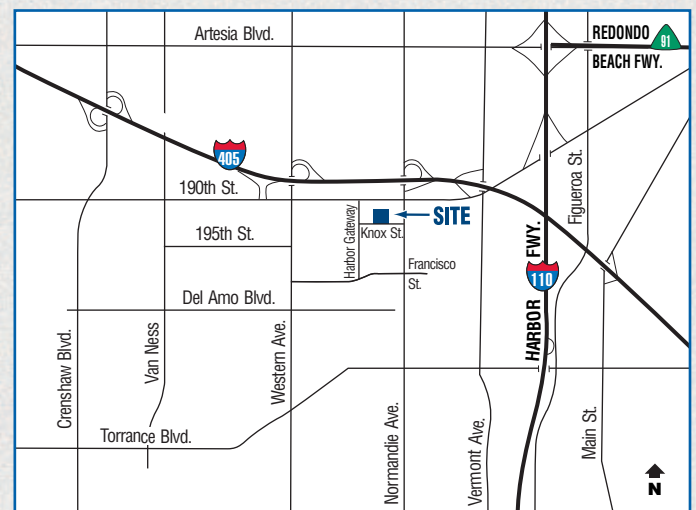
For Further Information:

**John J. Schumacher**      **Jeffrey S. Morgan**

**(310) 516-2300 • Fax (310) 516-2310**

**CBRE**  
CB RICHARD ELLIS

990 W. 190th Street, Suite 100, Torrance, CA 90502



Another Quality Development by:

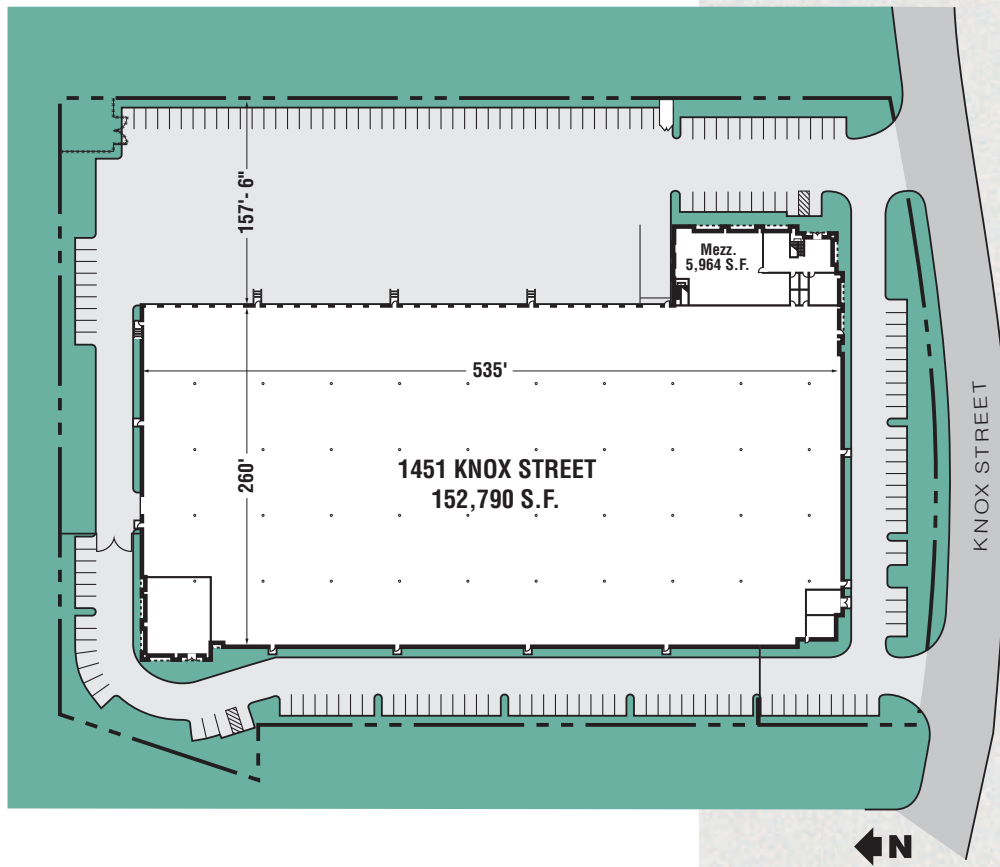
**Boeing Realty Corporation**



Managed by:



OVERTON MOORE PROPERTIES



For Further Information:

**John J. Schumacher      Jeffrey S. Morgan**

**(310) 516-2300 • Fax (310) 516-2310**

**CBRE**  
CB RICHARD ELLIS

990 W. 190th Street, Suite 100, Torrance, CA 90502

Another Quality Development by:

**Boeing Realty Corporation**



Managed by:



OVERTON MOORE PROPERTIES

The information above 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 and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax, and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.