

ARROW BUSINESS CENTER

5220 4TH STREET

IRWINDALE, CA 91706 | SAN GABRIEL VALLEY



LEASE RATE/ TYPE **TBD**

PROPERTY TYPE
MULTI-TENANT

REGION
LOS ANGELES

SUBMARKET
SAN GABRIEL VALLEY

YEAR BUILT
1987

TOTAL BUILDING SIZE
28,800 SF

AVAILABLE SF
1,120


NUMBER OF BUILDINGS
3

5220 4TH STREET

IRWINDALE, CA



Three one-story concrete tilt-up structures totaling 69,592 square feet, with 44 tenant spaces ranging from 800 to 4,800 square feet. Features 44 ground level loading doors and 14' ceiling clearance. Built in 1987. Offers direct access to the 210 and 605 freeways.

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|---------------------------------|--|----------------------------|
| PROPERTY TYPE MULTI-TENANT | TOTAL BUILDING SIZE 28,800 | CLEAR HEIGHT 14' |
| REGION LOS ANGELES | OFFICE SF 110 | PARKING SPACES 2 |
| SUBMARKET SAN GABRIEL VALLEY | UNIT SF 1,120 | DOCK HIGH POSITIONS N/A |
| YEAR BUILT 1987 | FLOOR PLAN  FLOOR PLAN | GROUND LEVEL DOORS 1 |
| LEASE RATE/TYPE TBD | | SPRINKLERS NONE |

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