

Properties for Sale

1 702 Arrow Grand Cir, Covina, CA 91722



Property Details

Price	\$1,805,160
Building Size	9,210 SF
Lot Size	18,114 SF
Price/SF	\$196 /SF
Property Type	Industrial
Property Sub-type	Warehouse
Additional Sub-types	Industrial-Business Park Manufacturing R&D
Property Use Type	Vacant/Owner-User
Commission Split	2.50%
Occupancy	0%
No. Stories	1
Year Built	1991
Clear Ceiling Height	16 FT
No. Drive In / Grade-Level Doors	2
Parking Ratio	1.66 / 1,000 SF
Features	Fenced Yard Electricity/Power - Edison 600 AMP Sprinklers
Tax ID/APN	8405-003-044
Status	Active

Property Notes

Property Description

An approximate 9,210 SF free standing industrial/flex building situated on 18,114 SF of land. Located in the Arrow Grand Business park. This building is 100% HVAC throughout with minimum 16-foot clear height. Weather-weld roof replaced about three years ago with 25-year warranty, foil-insulated ceilings, skylights with security bars and five well-maintained HVAC units. The warehouse area has halide lighting, sealed and painted floors, 600 AMP/240/120 Volt/3 Phase Power and Two 12'x12' Grade-level loading doors. The front office area has approx 600 SF with reception, private office, restroom and additional showroom. The yard area is fenced and secured with a six-foot gate. Eight parking spaces including handicap parking are located in front of the building. M-1 PCD zoning allows Manufacturing, Assembly & Fabrication. Verify use with City of Covina. Low monthly association fees for landscaping.

Location Description

Located in the Arrow Grand Business Park on a private Circle. Right off Arrow Highway between Grand and Barranca. Close access to the 210, 10 and 605 freeways.