

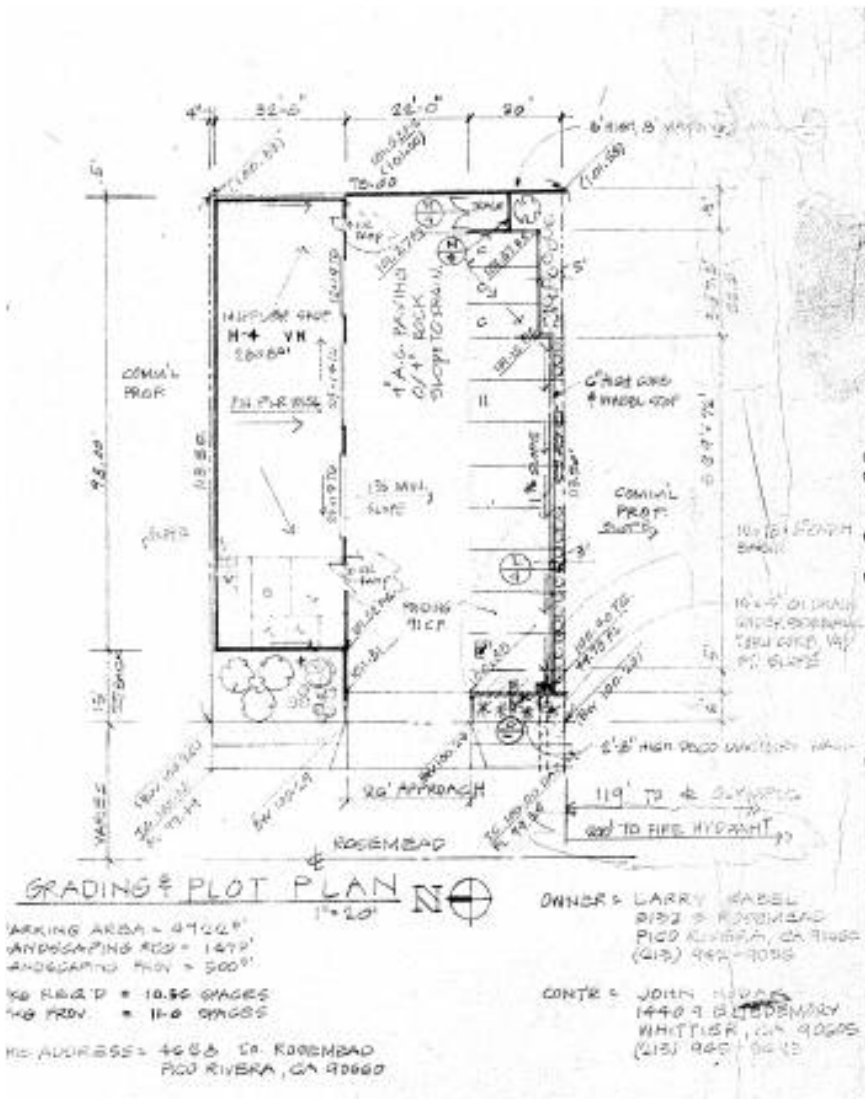


Automotive Building for Sale

4658 S. Rosemead Blvd. Pico Rivera, CA 90660

Price Reduced to \$1,150,000

- Successful automotive business & real estate for sale operating for 50 years! First time on the market! Sale includes business, inventory & Equipment.
- 3,136 SF free-standing building situated on approximately 8,479 SF of land.
- Two double-wide grade-level loading doors 24'x14' and one 12'x14' grade level loading door. 200 AMP 120/240 Volt Power.
- Underground pit allows work on larger vehicles. Two 9K pound above-ground lifts and one 12K pound above-ground lift.
- Fenced and secured parking lot, 19-foot clear height, bonus mezzanine storage area, approx. 650 SF office area and two restrooms.
- Close access from 60 & 605 Freeways via highly trafficked Rosemead Blvd.
- Excellent signage on front façade of building with good visibility.



Population Estimates			
	1 Mile	3 Miles	5 Miles
Population (2018)	39,345	203,930	568,279
Median HH Income	\$64,598	\$63,139	\$74,684
Daytime Employees	6,326	90,458	

All information deemed reliable but not guaranteed. Buyer to verify use, square footage and other information.



Top Commercial Realty

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