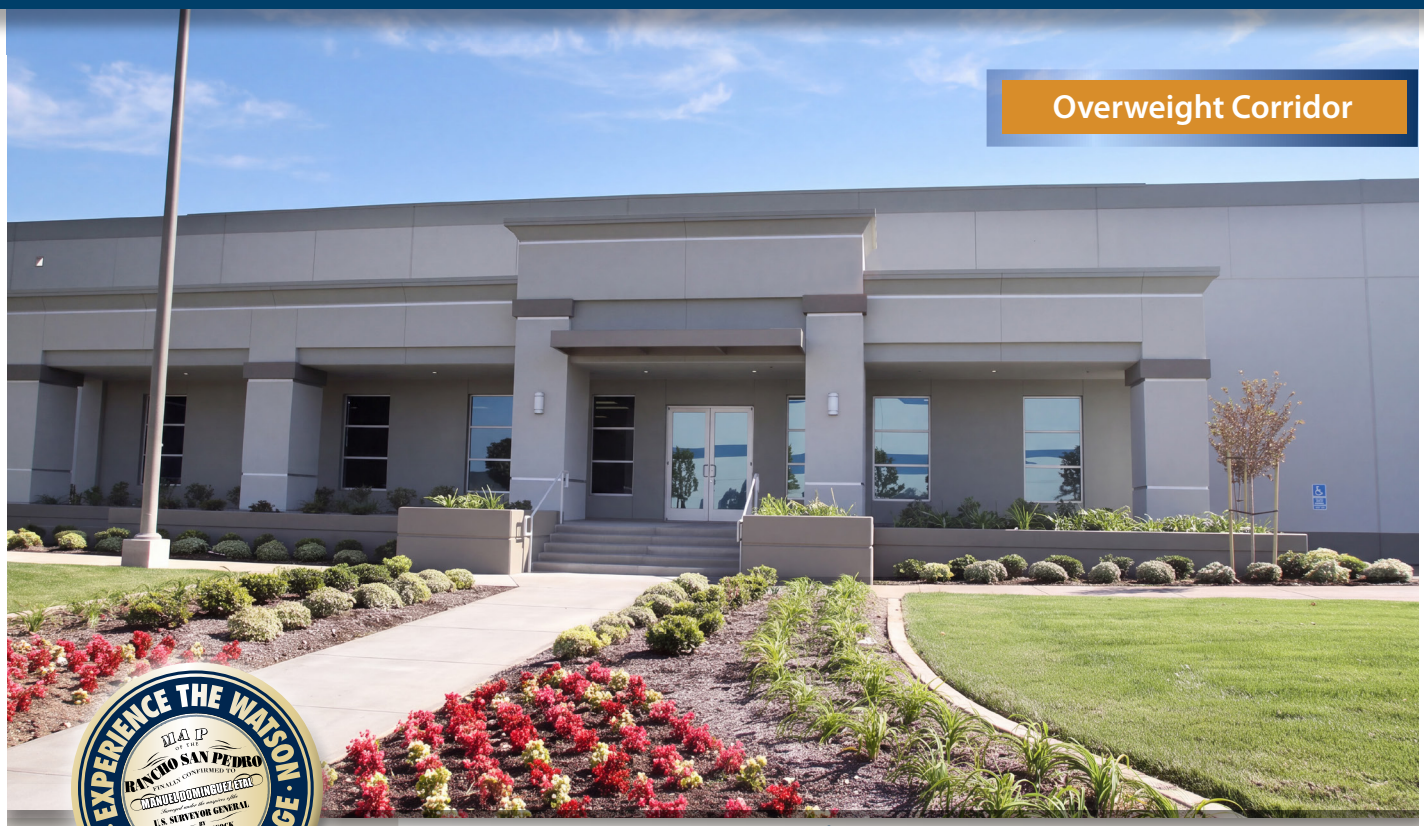
WATSON
INDUSTRIAL CENTER

113,332 SF
Available For Lease



Watson Building 124 | **1130 Watson Center Road, Carson, California**

VALUE ADVANTAGE

Corner location

Potential merchandise processing fee savings with Foreign Trade Zone 202 activation

Master Planned Center

Close to Ports of Los Angeles, Long Beach and Los Angeles International Airport

Convenient access to the San Diego (405), Harbor (110), Long Beach (710), Artesia (91) and Terminal Island (103) Freeways

Near Intermodal Container Transfer Facility

SPECIFICATIONS

BUILDING SIZE: 113,332 SF

OFFICE SIZE: 4,300 SF

POTENTIAL POWER CAPACITY:
800 amps, 277/480 volts, 3 phase, 4 wire

WAREHOUSE LIGHTING: LED
with motion sensors

PARKING SPACES: 184

MINIMUM CLEARANCE: 18'10" - 21'8"

TURNING RADIUS: 117'

DOCK HIGH TRUCK POSITIONS: 14
7 - 19' x 12'

GROUND LEVEL RAMP: 1
12' X 14'

BAY SPACING: 44' x 60' (typical)

WATSON
LAND COMPANY

WATSON

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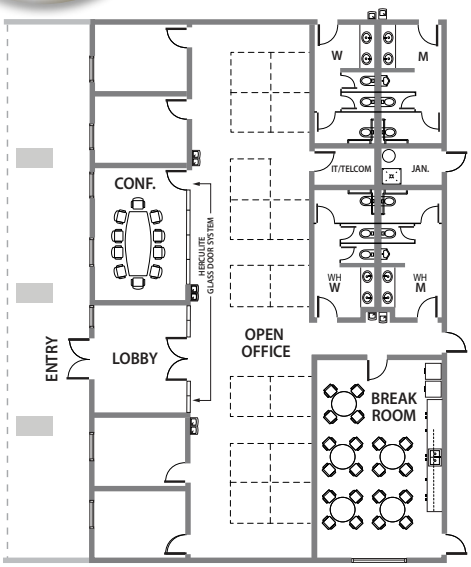
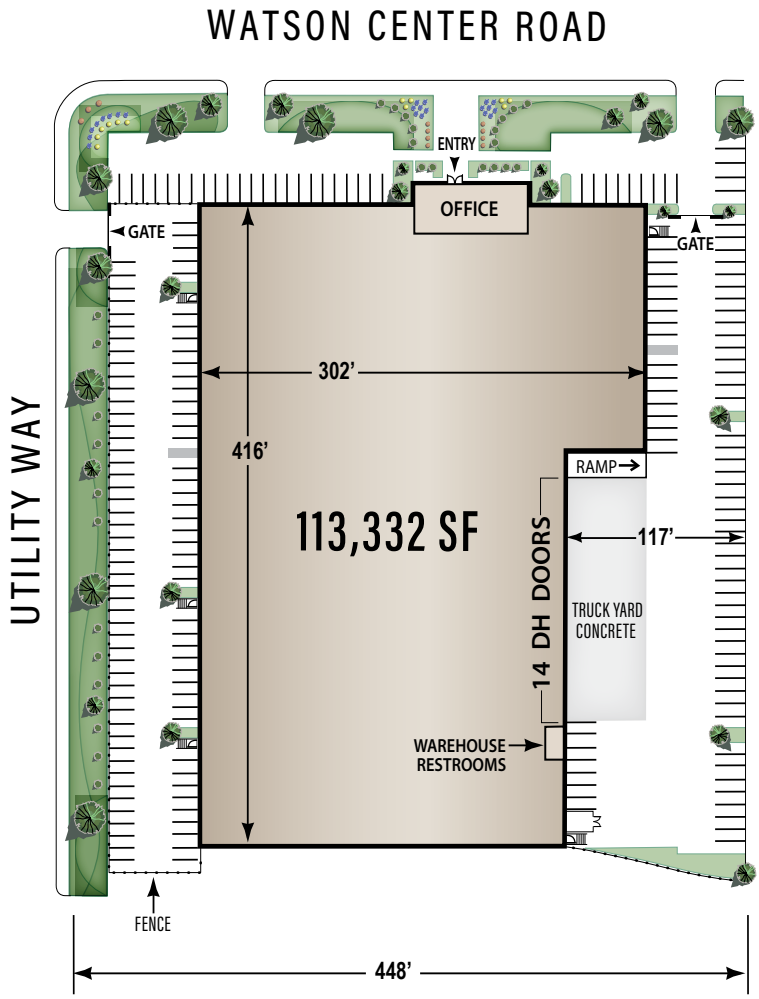
EXPERIENCE THE WATSON VALUE ADVANTAGE

124 OFFICE PLAN 4,300 SF



WATSON BUILDING 124 SITE PLAN



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WATSON LAND COMPANY