

OFFICE FOR LEASE

3828-3878 CARSON STREET, TORRANCE



TORRANCE EXECUTIVE PLAZA

Torrance Executive Plaza is a 6-building 160,591 square foot master-planned business park with an attractive Spanish architectural design. The classic low-rise, multi-tenant office buildings are tucked in a beautiful campus setting located in the heart of the Central Torrance business district.

HIGHLIGHTS:

- ◆ On-site conference facilities accommodating 8-12 people
- ◆ Identity opportunity for monument signage near each building
- ◆ Responsive on-site property management and engineering
- ◆ Convenient 3.75/1,000 free surface parking throughout property
- ◆ Easy ingress/egress from Carson St / Del Amo Cir West
- ◆ Prominent location across from the newly designed Del Amo Fashion Center
- ◆ Central to the South Bay's most popular residential neighborhoods

LEASING CONTACTS

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NEWMARK



DRONE
TOUR



OFFICE FOR LEASE

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OFFICE AVAILABILITY FOR LEASE

| BLDG / SUITE | SQ FT | DESCRIPTION |
|----------------|----------|---|
| 3838 / 200 | 3,374 sf | 4 offices, conference, kitchen, open area, storage |
| 3838 / 210 | 1,928 sf | 2 offices, storage, open area |
| 3838 / 200-210 | 5,302 sf | Suite 200 and 210 can be combined |
| 3848 / 200 | 2,171 sf | 3 offices, conference, kitchen, open area |
| 3848 / 208 | 663 sf | 1 office, open area |
| 3848 / 215 | 887 sf | 2 offices, open area, storage |
| 3848 / 350 | 1,083 sf | 3 offices, reception, storage |
| 3858 / 120 | 1,030 sf | 3 offices, reception |
| 3858 / 200 | 1,079 sf | 3 offices, reception, storage <i>(Available 6/1/21)</i> |
| 3858 / 205 | 1,090 sf | 2 offices, conference, open area |
| 3858 / 304 | 1,910 sf | 2 offices, conference, kitchen, large open area |
| 3868 / 100 | 1,131 sf | 3 offices, reception, storage |
| 3878 / 101 | 6,018 sf | 9 offices, reception, conference, kitchen, open area, storage |
| 3878 / 104 | 1,557 sf | 4 offices, reception, kitchenette <i>(Available 1/1/22)</i> |



LEASE RATE: \$2.45 PER RSF, FULL SERVICE GROSS

MINI-SUITES AVAILABILITY FOR LEASE

| BLDG / SUITE | SQ FT | DESCRIPTION |
|--------------|--------|----------------------|
| 3848 / 307 | 348 sf | Reception, open area |

LEASE RATE: \$2.55 PER RSF, FULL SERVICE GROSS

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