



6544 Cherry Ave, Long Beach, CA 90805

Undisclosed

Cherry Land

58,244 SF of Land | All Allowable Uses Considered



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Listing Added: 03/28/2025

Listing Updated: 03/31/2025

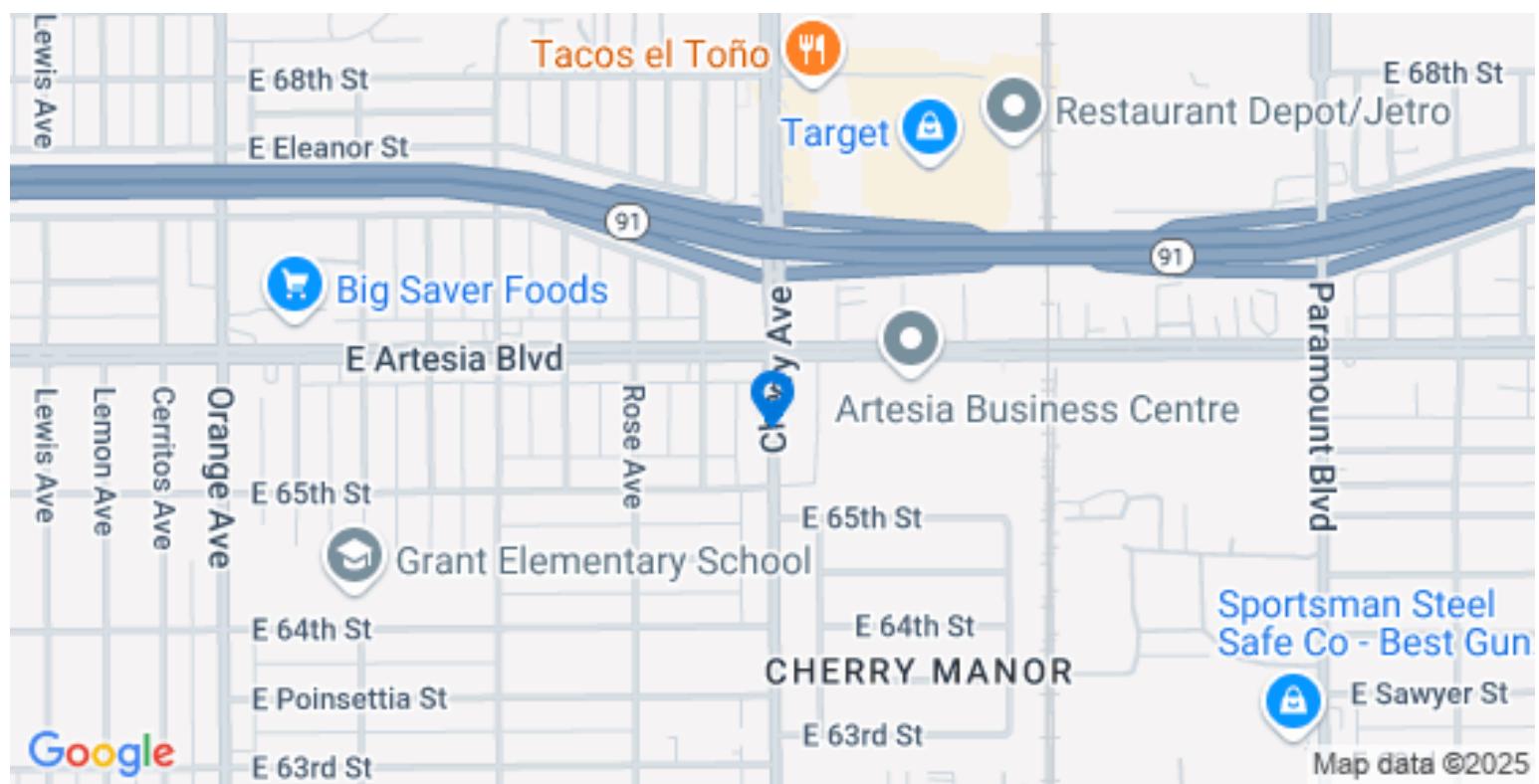
LEE & ASSOCIATES

Building Details

Property Type	Retail, Industrial, Land	Subtype	Commercial, Industrial, Flex, Warehouse, Distribution, Manufacturing, Storage, Auto, Mixed-Use, Retail, Services
Tenancy	Multiple	Total Building SQFT	9,970
Minimum Divisible SQFT	2,970	Total Building Suites	2
Land Acres	1.337	Land SQFT	58,244
Zoning	RMU3-A and NI-1	APN	7119-001-007, 7119-001-008, 7119-001-009, 7119-001-010, 7119-001-011 & 7119-001-013
Submarket	Long Beach	Submarket Cluster	Los Angeles County

Building Highlights

Building Location (1 Location)



Car Wash & Excess Land Details

Former Self Service Car Wash Available with Excess Land in RMU3-A zoning. Can include up to 58,244 sf of land including additional +/- 10,000 sf of building (see aerial photo). Tenant to verify per new city zoning regulations.

Listing Type	Direct	Space Subtype	Commercial
RSF	15,076 SF	Min Contiguous SF	7,559 SF
Max Contiguous SF	15,076 SF	Space Available	3/28/25
Lease Type	NNN	Lease term	Negotiable
Days on Market	7 days		

Cherry Ave. Building Details

7,000 sf of RMU3-A zoned Building on 7,493 sf of Land with contiguous excess land -- 7,593 sf to 22,706 sf Available Total Site: 58,244 sf

Listing Type	Direct	Space Subtype	Commercial
RSF	7,000 SF	USF	7,000 SF
Lease Type	NNN	Lease term	Negotiable
Days on Market	7 days		

Industrial Land Details

Industrial Land originally zoned LBCCH within overlay of NI-1. Contiguous to additional Parcels zoned RMU3-A for a total of 58,244 sf of Land.

Listing Type	Direct	Space Subtype	Commercial,Industrial,Flex,Warehouse,Distribution,Manufacturing
RSF	20,542 SF	USF	2,970 SF
Min Contiguous SF	20,542 SF	Max Contiguous SF	58,244 SF
Space Available	3/28/25	Days on Market	7 days

Property Photos (2 photos)

