



Your business deserves a great property.
With service to match.

416 W. Chestnut Ave., Monrovia CA 91016



FOR SALE

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PRICE REDUCTION! MOTIVATED SELLER!!

For Sale \$9,750,000.00

FEATURES

- An Approximately 27,528 SF Industrial Building for Sale.
- The Entire Building was Refurbished (\$2.7M Renovation in 2021) and is Like Brand New.
- An Amazing 2 Story Professional and Turnkey Office Buildout.
- Elevator Served.
- 4 Ground Level Roll Up Doors.
- Power 1200 Amps 277/480 Volts 3 Phase 4 Wire.
- One of the Most Beautiful Buildings in the San Gabriel Valley.
- Conveniently Located Near 210 Fwy on Quiet Business Street, Just Blocks from Old Town Monrovia.



Shown by appointment only. Please
call listing office to
schedule an appointment.



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