



10452-56 Alondra Blvd

Bellflower, CA

Freestanding ±3,712 square foot commercial building on a 7,210 square foot parcel at 10452-56 Alondra Boulevard, Bellflower, offered at \$1,025,000. One story, built 1960, concrete block construction, roll-up door loading, seven covered parking spaces, C-G zoning, FEMA flood zone X. The parcel carries approximately 101.7 feet of frontage on Alondra Boulevard with a second point of access from Trabuco Street at the rear, allowing service and delivery circulation separate from the front parking area. The configuration fits showroom, sales-and-installation, retail, personal service and professional office uses that want corridor visibility in front and service access behind. Uses permitted by right in C-G include retail, professional office, personal service, window and door sales and installation, contractor's office without outside storage, and wholesale business without a storage area (Broker/Buyer to confirm).

- ±3,712 SF freestanding single-occupant building
- ±101.7 ft of frontage on Alondra Blvd
- Second access point from Trabuco St at the rear
- Roll-up door loading into the main floor plate
- Seven covered parking spaces
- ±21,557 vehicles per day on Alondra Blvd
- Approximately 48% site coverage
- Available with tenant in place or delivered vacant

Links

[**Property Photos**](#)

[**Zoning Code**](#)

Shown By Appointment Only
Do Not Disturb Tenant

Property Details

Property Address	10452-56 Alondra Blvd	RBA	3,712 SF
City, State, Zip	Bellflower, CA 90706	Tenancy	Single
Price	\$1,025,000	Year Built	1960
Lot Size	7,210 SF	Zoning	C-G (General Commercial)
Parking	7 Spaces	APN	7017-001-019

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All information furnished regarding this property is from sources deemed reliable, but no warranty or representation is made as to its accuracy. Information is submitted subject to errors, omissions, change of price or terms, prior sale or lease, or withdrawal without notice. Square footage, dimensions, zoning and site data are approximate and should be independently verified by Buyer or Tenant.

Property Photos

10452-56 Alondra Blvd, Bellflower, CA 90706 | ±3,712 SF on a 7,210 SF lot | \$1,025,000



Front elevation and roll-up door on Alondra Blvd



Building and covered parking from Alondra Blvd



Frontage and drive approach along Alondra Blvd



Building, carport and corridor context



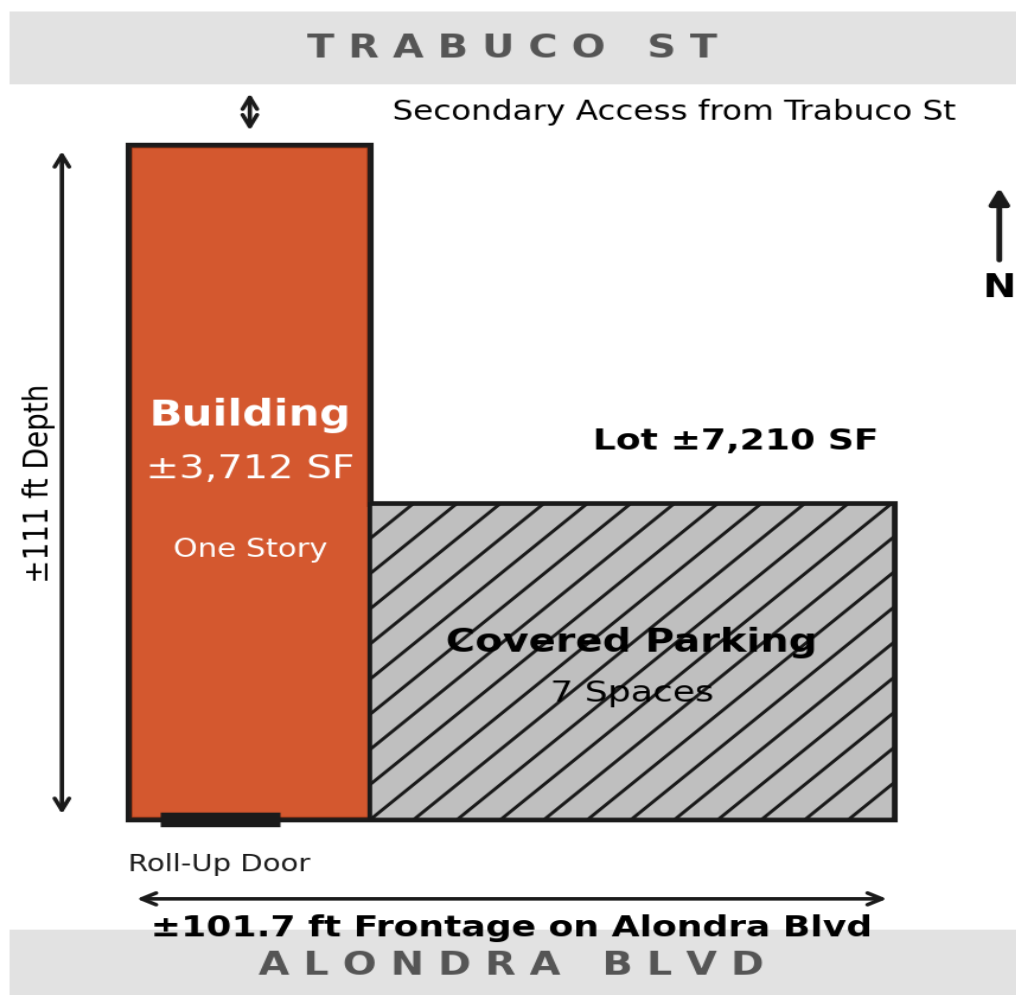
Rear elevation and secured yard from Trabuco St



Rear access, gated yard and building signage

Site Plan

10452-56 Alondra Blvd, Bellflower, CA 90706 | Approximate dimensions shown for marketing purposes. Broker/Buyer to confirm all areas, dimensions and access.



- ±101.7 feet of frontage on Alondra Boulevard, one of Bellflower's primary commercial corridors.
- Second point of access from Trabuco Street at the rear, so service and delivery traffic reaches the building without crossing the front parking area.
- Seven covered parking spaces at approximately 48 percent site coverage.
- Zoned C-G (General Commercial), City of Bellflower. FEMA flood zone X. APN 7017-001-019.

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Interior and Aerial Views

10452-56 Alondra Blvd, Bellflower, CA 90706 | Open floor plate, work areas and the property in its corridor.



Shop floor and work area



Open work area and clear span under wood truss



Rear storage area with racking



Interior looking out through the roll-up door



Aerial over the property and Alondra Blvd frontage



Aerial showing the parcel, carport and surrounding corridor