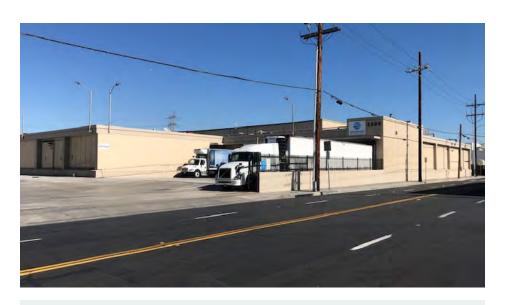


MJ Global, Inc



3305 E VERNON AVE., VERNON, CA 90058 Building Size 103,633 SF

Price \$105,000 per month/\$0.97 Gross

Mediterranean food items,

Use Mediterranean food items, processing and packaging

Coman Foods, Inc



3305 E VERNON AVE., VERNON, CA 90058

103,633 SF
\$93,760 per month/\$0.90 Gross
Meat packaging processing, transportation and cold storage

NICK ARNST

213.421.1400

nick.arnst@kidder.com

LIC N° 01927768



Sonterra Captial, LP



3305 E VERNON AVE., VERNON, CA 90058 Building Size 103,603 SF Price \$18,550,000/\$179 PSF/6.2% CAP Use Investor

Oceanitan, LLC



Building Size	20,835 SF
rice	\$17,700 per month/\$0.85 Gross
Jse	Co-packing & distribution center

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Everytable



3305 E VERNON AVE., VERNON, CA 90058

Building Size	19,370 SF
Price	\$35,910 per month/\$1.86 Gross
Use	Ready to eat salads, wraps & bowls

Vasquez Foods, Inc



6800 E ACCO ST., COMMERCE, CA 90040

Building Size	19,656 SF
Price	\$15,800 per month/\$0.80 Gross
Use	Meat storage processing and distribution

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Everytable, PBC



3305 E VERNON AVE., VERNON, CA 90058 Building Size 19,370 SF Price \$30,000 per month/\$1.55 Gross Use Freezer, cooler, processing rooms and refrigerated dock

Pocas International, Inc



Building Size	14,873 SF
Price	\$13,832 per month/\$0.93 Gross
Use	Warehousing and distributors of healthy beverages and snacks

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LIC N° 01927768



Lost Spirits, LLC



Horn Foods, Inc



6131 MALBURG WAY, VERNON, CA 90058	
Building Size	14,420 SF
Price	\$14,420 per month/\$1.00 Gross
Use	First liquor distillery in the City of Vernon

Building Size	13,789 SF
Price	\$16,000 per month/\$1.16 NET
Use	Meat packaging, processing, transportation and cold storage

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Ariola Imports, LLC



4934-4936 ZAMBRANO ST., COMMERCE, CA 90040 Building Size 12,480 SF Price \$11,032 per month/\$0.88 NET Use Imported Italian products

Oceanitan, LLC



Quilding Cita	11 200 CE
Building Size	11,200 SF
Price	\$9,520 per month/\$0.85 Gross
Jse	Mexican torillas, sauces and processing of healthy foods

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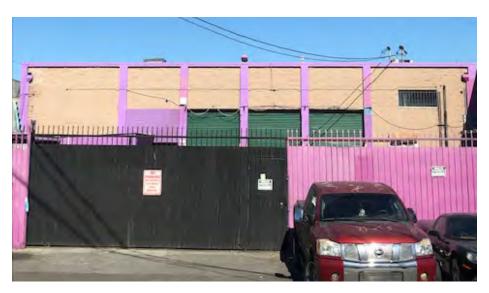


The Hummus Guy



Building Size 9,780 SF Price \$18,000 per month/\$1.84 NET Use Organic hummus manufacturing and distribution

South Mill Mushrooms, Inc



Building Size	9,040 SF
Price	\$13,300 per month/\$1.47 Gross
Use	Distribution and processing of mushrooms and related vegetables

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One Stop Halal, Inc



1020 E 7TH ST., LOS ANGELES, CA 90021 Building Size 7,886 SF Price \$8,000 per month/\$1.01 Gross Use Processing and distribution of Mediterranean halal products

T & T Foods, Inc



Building Size	7,765 SF
Price	\$1.58 million/\$203 PSF
Jse	Meat processing and imported foods

NICK ARNST

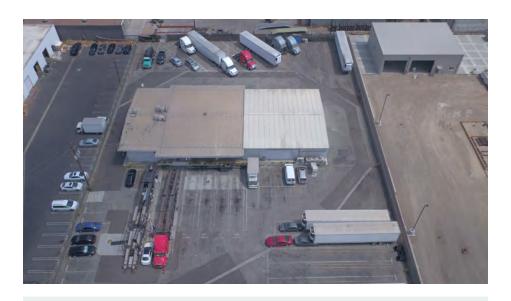
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United Growers, Inc



2634 E 26TH ST., VERNON, CA 90058 Building Size 6,160 SF Price \$9,240 per month/\$1.50 Gross Use Cutting and processing of fresh vegetables

Green Blender, Inc



Building Size	4,382 SF
Price	\$7,500 per month/\$1.75 Gross
Jse	Organic fresh pressed juices

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NICK ARNST

Vice President

Nick Arnst proudly serves as vice president with Kidder Mathews and is an industrial real estate specialist, focusing his extensive market knowledge on the Central Los Angeles area (primarily, Vernon, Commerce, Pico Rivera, Montebello, and surrounding cities).

He is a longstanding member of the Business Network International (BNI) Chapter in Southern California, where he was nominated to the position of educational coordinator in 2014. BNI is the world's largest networking organization with membership over 200,000 in 65 countries. In addition, he has served on the executive board of the Pico Rivera Chamber of Commerce for the past three terms.

Nick has developed his highly successfully real estate **AFFILIATIONS** practice through an impeccable work ethic, respect for client goals, integrity and long-term relationships. He spends his time relentlessly focusing on the needs of existing and new clients. The resulting philosophy has led to the completion of some of the largest PICO RIVERA CHAMBER OF COMMERCE - Executive transactions in his sub-market on behalf of his Board Member since 2015 valued clients.

Prior to joining Kidder Mathews, Nick worked with Development Association

Heger Industrial, concentrating on tenant, buyer and seller representation of industrial property in Los Angeles. He began his career there as an associate working directly for the EVP and COO of Heger Industrial. Nick was heavily trained to consult business and property owners to navigate the details of acquisition, relocation, competitive properties, value added opportunities and rental rate negotiation.

In his free time, Nick enjoys traveling the world, snowboarding, kite boarding, and spending time with family.

EDUCATION

California State University Long Beach, Bachelor of Science, Business Administration

BNI CHAPTER IN LOS ANGELES - Educational Coordinator since 2014

MEMBER OF NAIOP the Commercial Real Estate

SELECT CLIENT LIST

Eternity Flooring

Good Guys Fabrics

H.P. Communications

Italian Fabrics

Jobbers Meat

Kroger Logistics

L.A. Distribution Co.

Malibu Swimwear

MJ Global

New Crown Wholesale

P Kay Metal

S & S Transportation

The Hummus Guy

United Growers

Vazquez Foods



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