



**4% Commission** for a Referred Deal that is Completed

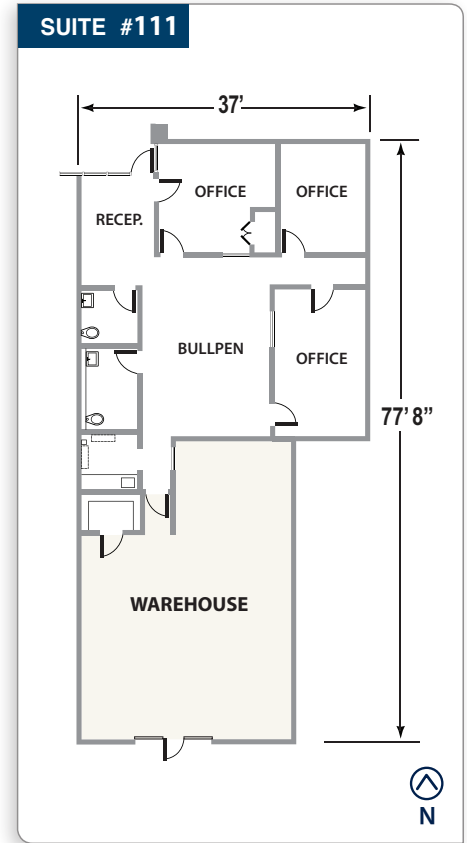
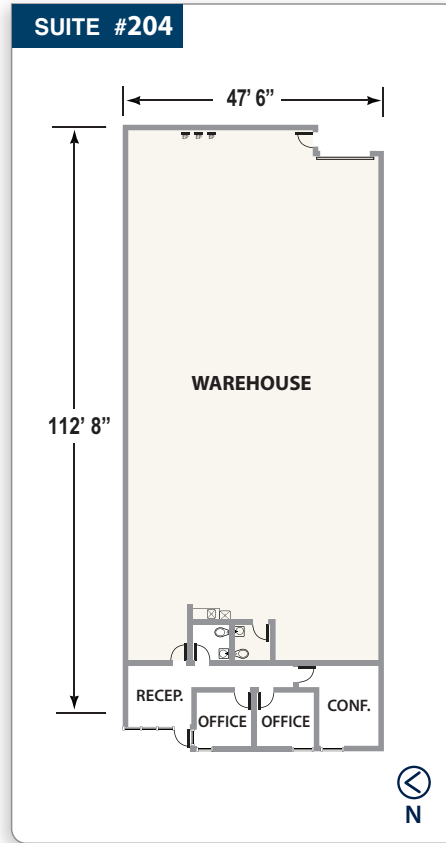
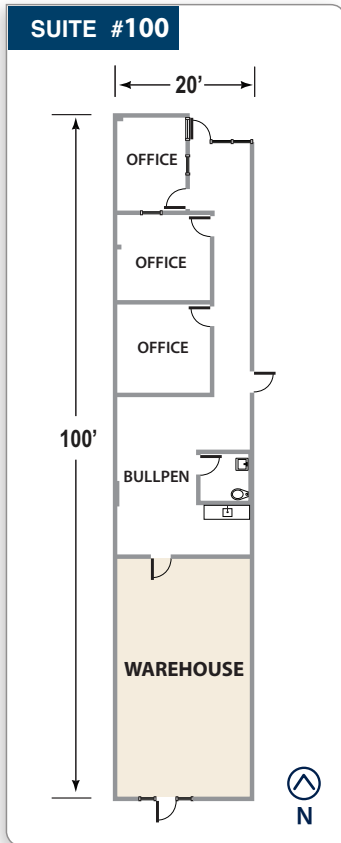
Suite# / Location	Suite Size	Office Size	Comments	Lease Rate*	Date Available	Contact
-------------------	------------	-------------	----------	-------------	----------------	---------

## WATSON BUSINESS CENTER CARSON

<b># 100</b> 1950 East 220th St.	2,000 SF	60% Approx. 1200 SF	3 Private Offices, Open Bullpen Area, 1 Restroom and Warehouse	TBD	<b>February 1, 2024</b>	Sarah Sabet
<b># 111</b> 1950 East 220th St.	2,840 SF	65% Approx. 1,844 SF	3 Private Offices, Large Bullpen Area, Reception Area, 2 Restrooms and Warehouse	TBD	<b>February 1, 2024</b>	Sarah Sabet

## WATSON BUSINESS CENTER CARSON (Long Beach P.O.)

<b># 204</b> 21730 S. Wilmington Ave.	5,664 SF	12% Approx. 720 SF	2 Private Offices, 1 Conference Room, Reception Area, 2 Restrooms and Warehouse	TBD	<b>April 1, 2024</b>	Sarah Sabet
--	----------	--------------------------	---	-----	----------------------	-------------



Warehouse

Contact: **Sarah Sabet** 310.952.6408 ssabet@watsonlandcompany.com

*\*Lease rate per square foot includes monthly rent, property taxes, property insurance, and common area maintenance*

The information contained herein and on any other materials with which it is presented is not an offer and is subject to change without notice. Tenants should make their own independent investigations on all facts and assumptions on which they might rely in making a decision to lease property from Watson Land Company. This statement is based upon current information, subject to availability and revisions at any time.

## WATSON BUSINESS CENTER - CARSON

31 SUITES 1,600 SF to 12,800 SF



### WATSON LAND COMPANY

22010 Wilmington Avenue  
Carson, California 90745

[watsonlandcompany.com](http://watsonlandcompany.com)

 Available Properties  
March 2024



Contact:

**Sarah Sabet**

310.952.6408

[ssabet@watsonlandcompany.com](mailto:ssabet@watsonlandcompany.com)

## WATSON BUSINESS CENTER - LONG BEACH

35 SUITES 960 SF to 25,000 SF

