

Lee & Associates®

# FOR LEASE

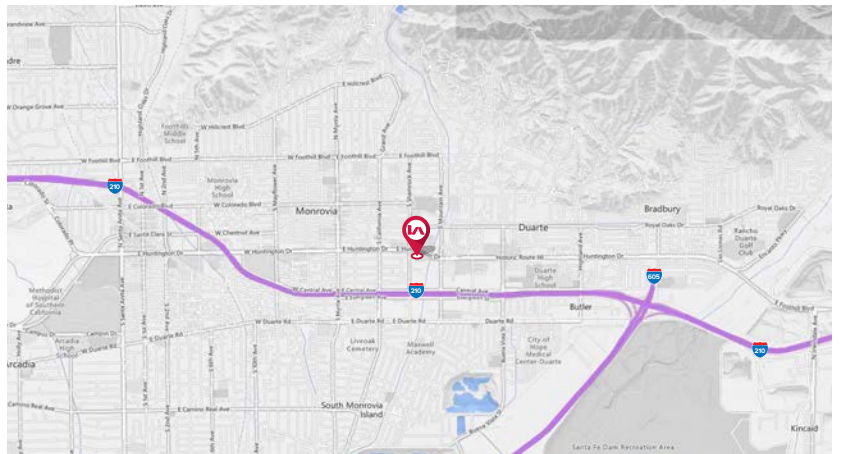
Industrial Building | Monrovia



1120 S. Shamrock Ave.  
Monrovia, CA 91016

## Property Highlights

- Flex/R&D Building For Lease
- ±11,618 SF (Divisible to ±3,840 SF & ±7,778 SF)
- Office Size: ±1,500 SF
- Six (6) Restrooms
- One (1) Dock High Door
- Two (2) Ground-Level Doors
- Fenced Private yard
- Abundant Parking



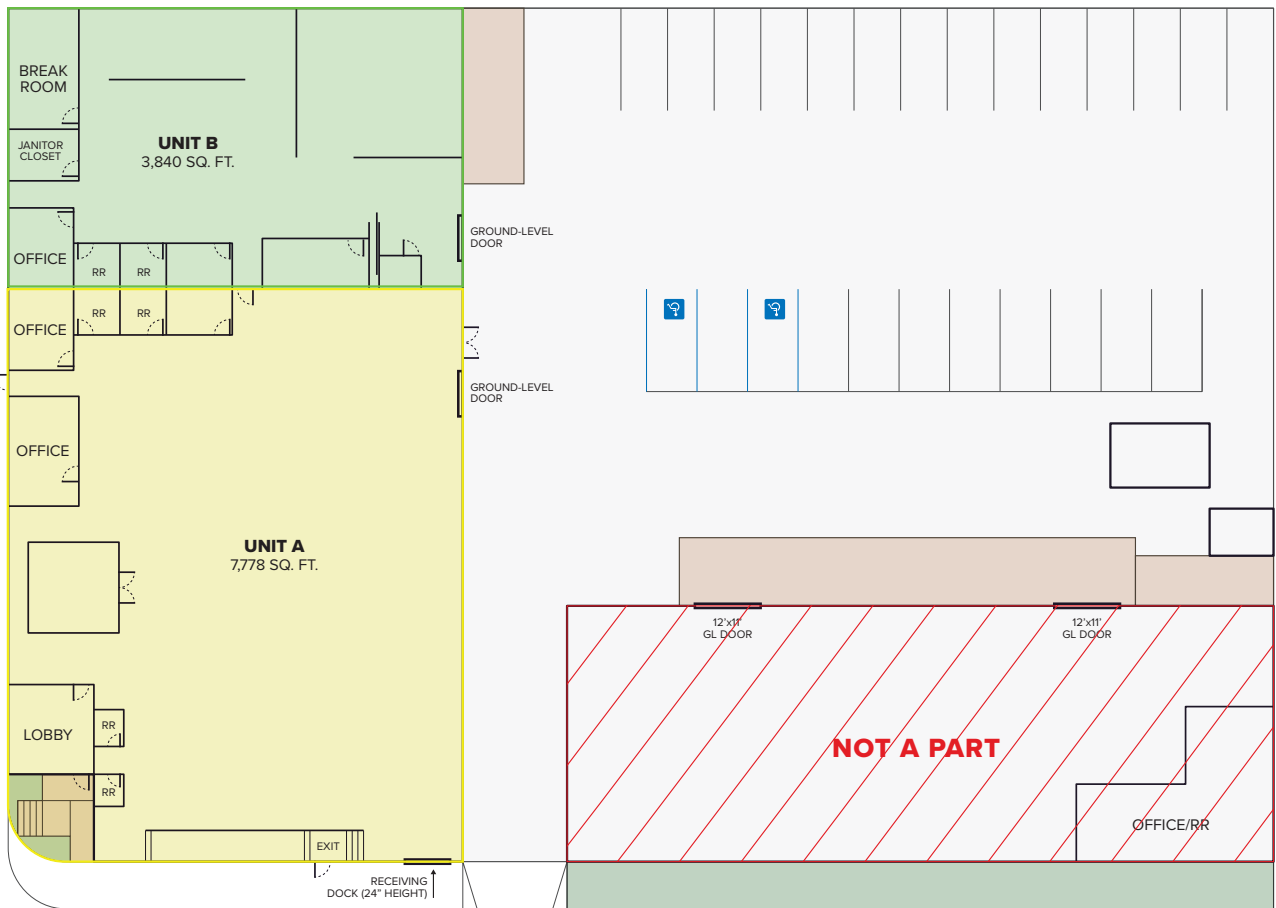
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SHAMROCK AVE



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