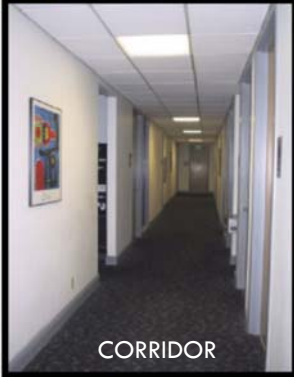


# FOR LEASE

1900 W. Garvey Avenue, West Covina CA 91790



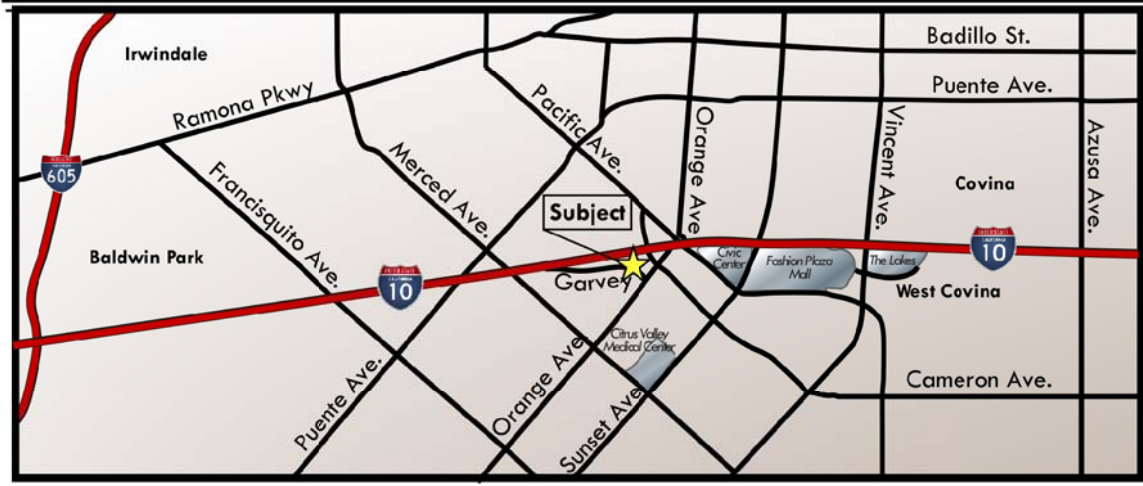
## CITIGATE OFFICE BUILDING



CORRIDOR



MAIN ENTRANCE



- **Rental Rate:** \$1.65 PSF/ Month/Full Service Gross (FSG)

SUITE	SQ. FT.
170	2,583
200-A	5,142*
200	4,024
250	1,970
260	1,118
340	4,178
350	1,798
340-A	200 SF – \$650 Mo.

**3rd Floor Executive Suites**

\* Demised Into Two Units:

- Suite 200 (4,024 SF)
- Suite 260 (1,118 SF)

**Highlights:**

- Class A, High-Image, Three-Story Glass Office Building
- 10 Freeway Exposure
- Professionally Managed
- Interior remodeled & upgraded
- Prime location in West Covina's Civic Center
- Near Westfield Mall, Queen of the Valley Hospital & The Lakes Entertainment Center
- Immediate 10 freeway access

**Property Information:**

- Parking: 3.3/1,000
- Elevator-served (2)
- Year Built: 1980
- Building Size: 48,732 SF

For More Leasing Information, Please Contact: **562.699.7500**

**Christopher Larimore**

License ID#01314464

Principal/Vice President

clarimore@lee-associates.com

**Vincent Molitor**

License ID#01295360

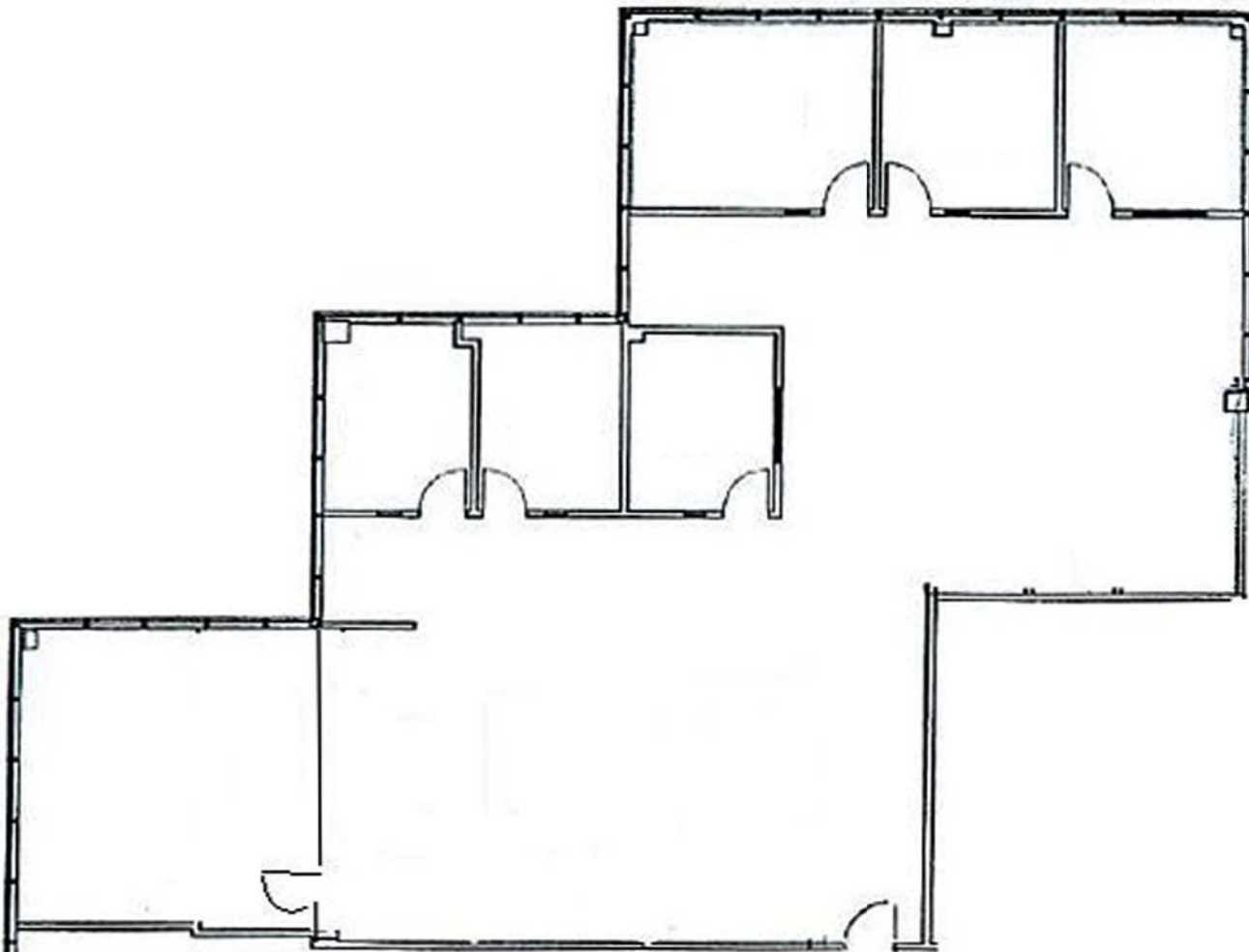
Associate

vmolitor@lee-associates.com

# FOR LEASE

1900 W. Garvey Avenue, West Covina CA 91790

Floor Plan  
Suite 340  
4,178 SF



For More Leasing Information, Please Contact: **562.699.7500**

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