

# FOR LEASE

# MS VAN BUREN I BUSINESS PARK

DEVELOPED BY: SILAGI DEVELOPMENT  
& MANAGEMENT, INC. // 1.805.402.4515



**MERIDIAN PKWY. & VAN BUREN BLVD. | RIVERSIDE, CA**  
Class A Business Park Totaling  $\pm 176,396$  SF  
Units Ranging From  $\pm 11,727$  To 50,000 SF



Please Contact:



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[WWW.MSMERIDIAN.COM](http://WWW.MSMERIDIAN.COM)

No warranty or representation has been made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. Lee & Associates Commercial Real Estate Services, Inc. - Riverside. 3240 Mission Inn Avenue, Riverside, CA 92507 | Corporate ID# 01048055

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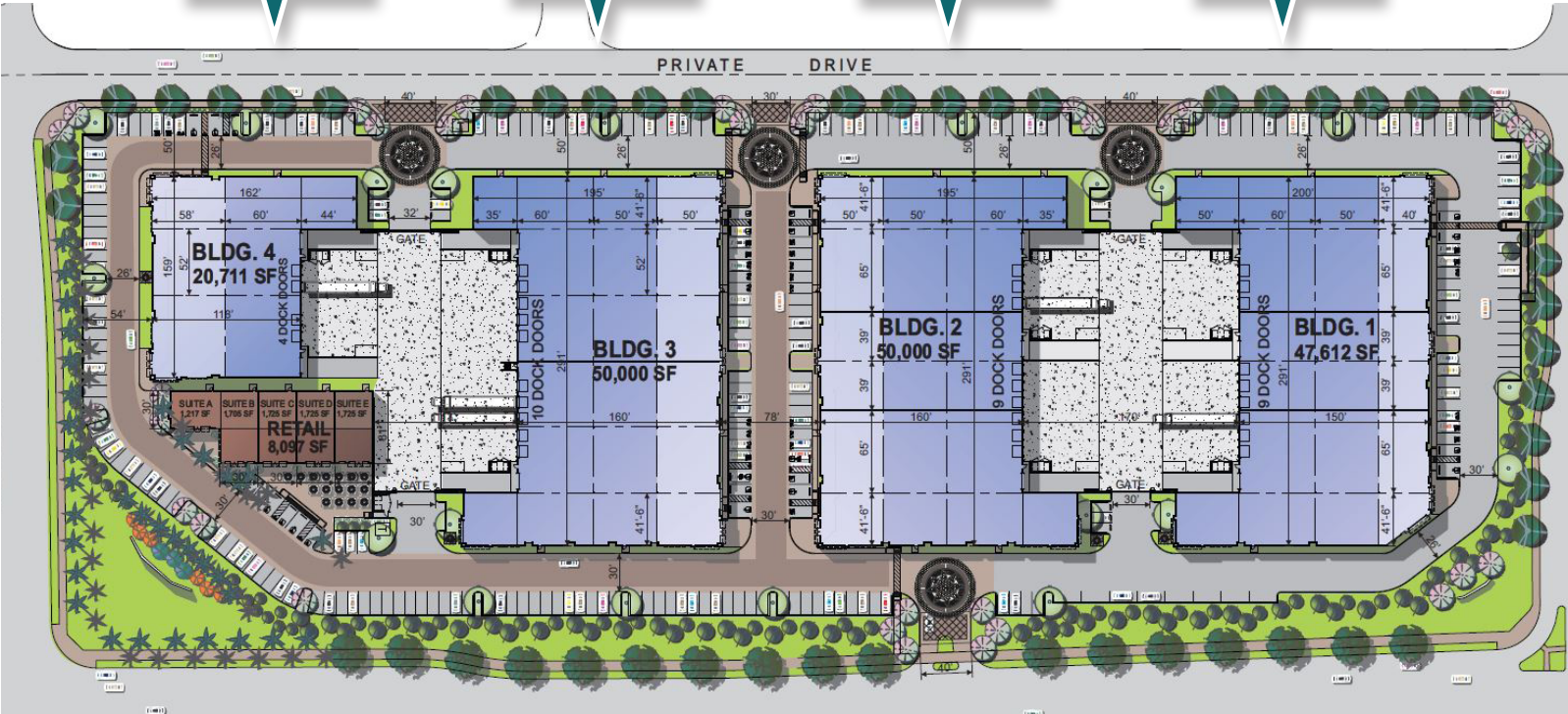


**Building 4**  
20,711 SF

**Building 3**  
50,000 SF

**Building 2**  
50,000 SF

**Building 1**  
47,612 SF



Building #	Retail	1	2	3	4
Unit SF	1,217 to 8,097	11,727 to 47,612	12,496 to 50,000	24,816 to 50,000	20,711 (Divisible)



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Building #	Retail	1	2	3	4
Total Building SF	8,097	47,612	50,000	50,000	20,711
Office (SF)	BTS	1,500 Per Unit	1,500 Per Unit	1,500 Per Unit	1,500
Unit SF	1,217 to 8,097	11,727 to 47,612	12,496 to 50,000	24,816 to 50,000	20,711 (Divisible)
Acres	1.35	3.18	2.92	3.05	1.46
Auto Parking	42	58	60	57	25
Zoning	MU	MU	MU	MU	MU
Clear Height	16'	26'	26'	26'	24'
Power (AMPS) - 277/480 Volt	200 (Per Unit)	400 (Per Unit)	400 (Per Unit)	400 (Per Unit)	400
GL Doors (12x14)	N/A	1 Per Unit	1 Per Unit	1 Per Unit	2
Dock-High Doors (9x10)	N/A	3 Per Unit	3 Per Unit	4 To 5 Per Unit	4
Sprinkler System	ESFR	ESFR	ESFR	ESFR	ESFR
Master Plan Association	Yes	Yes	Yes	Yes	Yes

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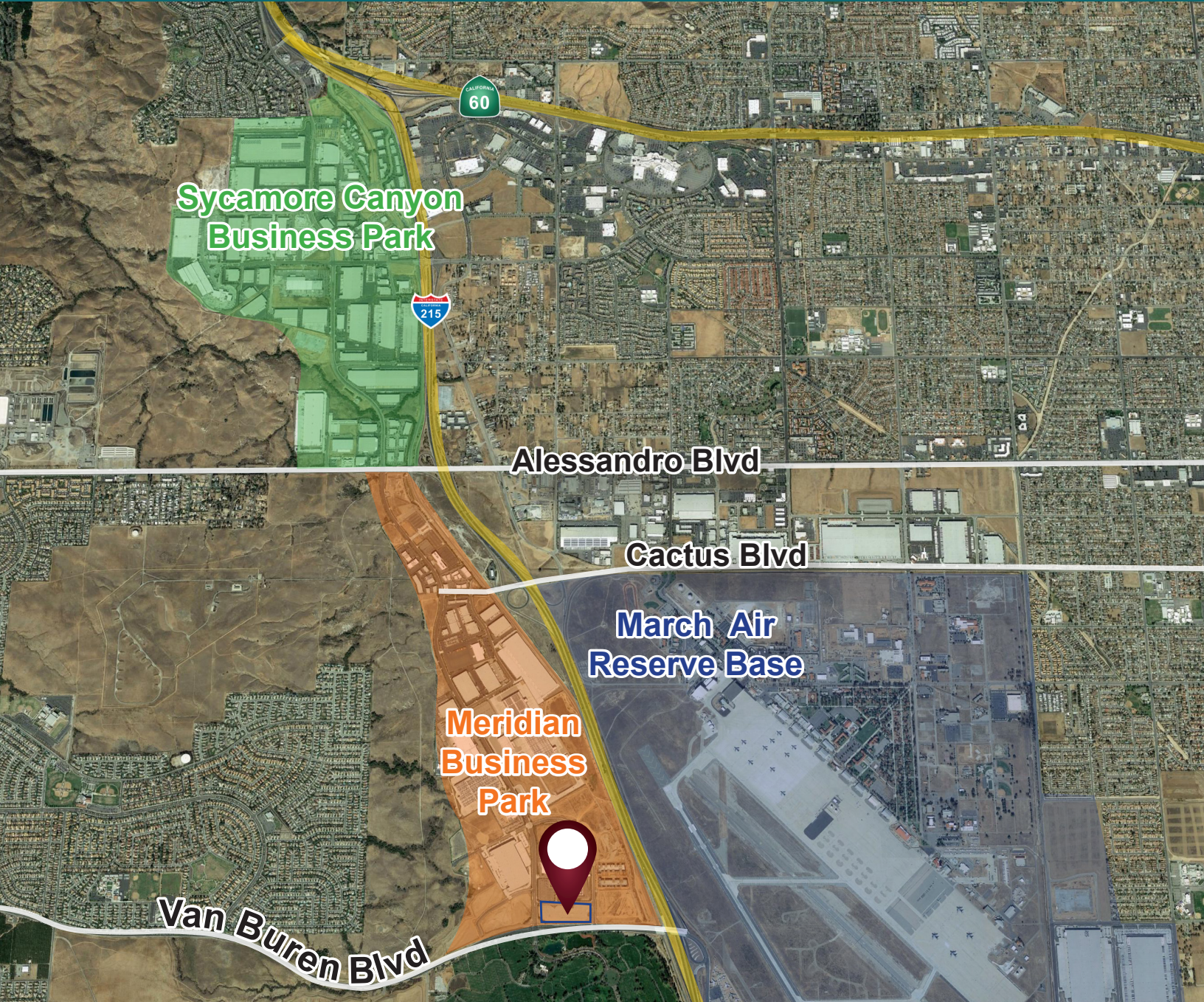
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