

**FOR SALE >**

# 18,068 SF Industrial Building

2885 SCOTT STREET, VISTA, CA 92081



## Building Features

- > 18,068 SF industrial building
- > 6,400 SF office including 2,395 SF on the 2nd floor
- > 1 (one) truck well, 3 (three) 12'x14' grade level loading doors
- > 23' clear height
- > 2,000 Amps 277/480V 3 Phase
- > Fire sprinklers 0.45/3,000
- > Upgraded warehouse lighting
- > 32 parking spaces
- > Column spacing 50' x 40'
- > Demised into two units

SALEPRICE: \$2,220,000.00

**\*VIEW BY APPOINTMENT ONLY**



ERIK MCNARY  
760 930 7924  
erik.mcnary@colliers.com  
Lic# 01478947

CHUCK MCNARY  
760 930 7904  
chuck.mcnary@colliers.com  
Lic# 00466251

COLLIERS INTERNATIONAL  
5901 Priestly Drive, Suite 100  
Carlsbad, CA 92008  
www.colliers.com/carlsbad



## FIRST FLOOR



## SECOND FLOOR

