

# INTERSTATE BUSINESS PARK

±2,293 SF - ±6,771 SF FOR LEASE

24335 PRIELIPP ROAD AND 36595 - 36625 KEVIN ROAD - WILDOMAR, CA



## BUILDING HIGHLIGHTS:

- ◆ ±229,990 SF, Four Building Business Park
- ◆ Outstanding 1-15 Freeway Frontage & Visibility
- ◆ 140,000 Cars per Day (I-15 & Clinton Keith Rd.)
- ◆ Dock High Loading on Buildings B, C & part of D and Ground Level Loading on all Suites
- ◆ Upgraded Power (200 – 1,600 Amps)
- ◆ Upgraded Offices
- ◆ 21' to 27' Warehouse Clear Height
- ◆ ESFR Fire Sprinkler System

**ALISA A. LOVAS**

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LICENSE #01200336

 **LEE &  
ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

25240 Hancock Avenue, Suite 100 | Murrieta, CA 92562  
www.lee-associates.com | Corp ID # 01048055

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## 24335 PRIELIPP ROAD - BUILDING A

SUITE	BLDG	SQ. FT.	POWER	GRADE LEVEL LOADING	DOCK HIGH LOADING	W/H CLEAR HEIGHT	BUILD-OUT	\$/SF/MONTH (NNN*)
122	A	2,293	--	1	0	27'	Dead storage or add with 123-124	\$0.85 NNN
123-124	A	4,478	400 Amps 277/480 Volts	2	0	27'	Reception, 2 offices, 1 restroom	\$0.85 NNN
122-124	A	6,771	400 Amps 277/480 Volts	3	0	27'	Reception, 2 offices, 1 restroom	\$0.85 NNN

## 24305 PREILIPP ROAD - BUILDING B

SUITE	BLDG	SQ. FT.	POWER	GRADE LEVEL LOADING	DOCK HIGH LOADING	W/H CLEAR HEIGHT	BUILD-OUT	\$/SF/MONTH (Modified Gross)
100% Leased								

## 36595 KEVIN ROAD - BUILDING C

SUITE	BLDG	SQ. FT.	POWER	GRADE LEVEL LOADING	DOCK HIGH LOADING	W/H CLEAR HEIGHT	BUILD-OUT	\$/SF/MONTH (Modified Gross)
100% Leased								

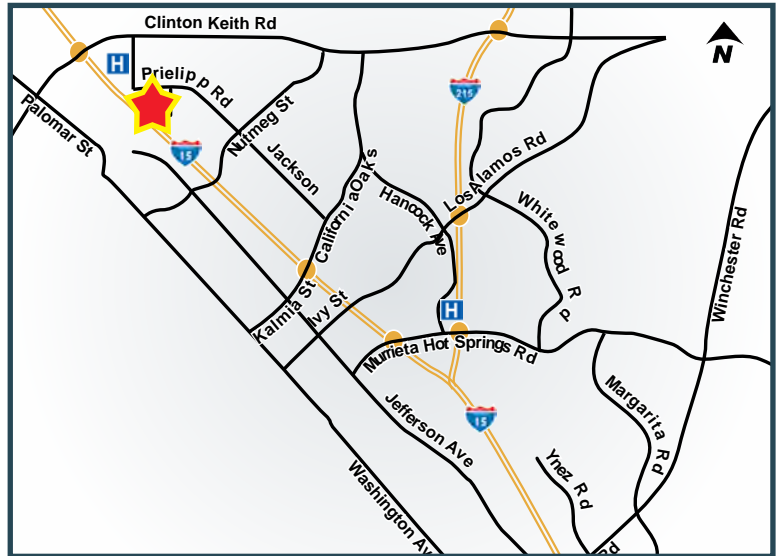
## 36625 KEVIN ROAD - BUILDING D

SUITE	BLDG	SQ. FT.	POWER	GRADE LEVEL LOADING	DOCK HIGH LOADING	W/H CLEAR HEIGHT	BUILD-OUT	\$/SF/MONTH (NNN)
100% Leased								

\*Please note that there is a dock high loading platform at the northwest corner of the rear of Bldg. D which could serve the entire bldg.

Rev. 01/08/18

\*NNN \$0.20 PSF



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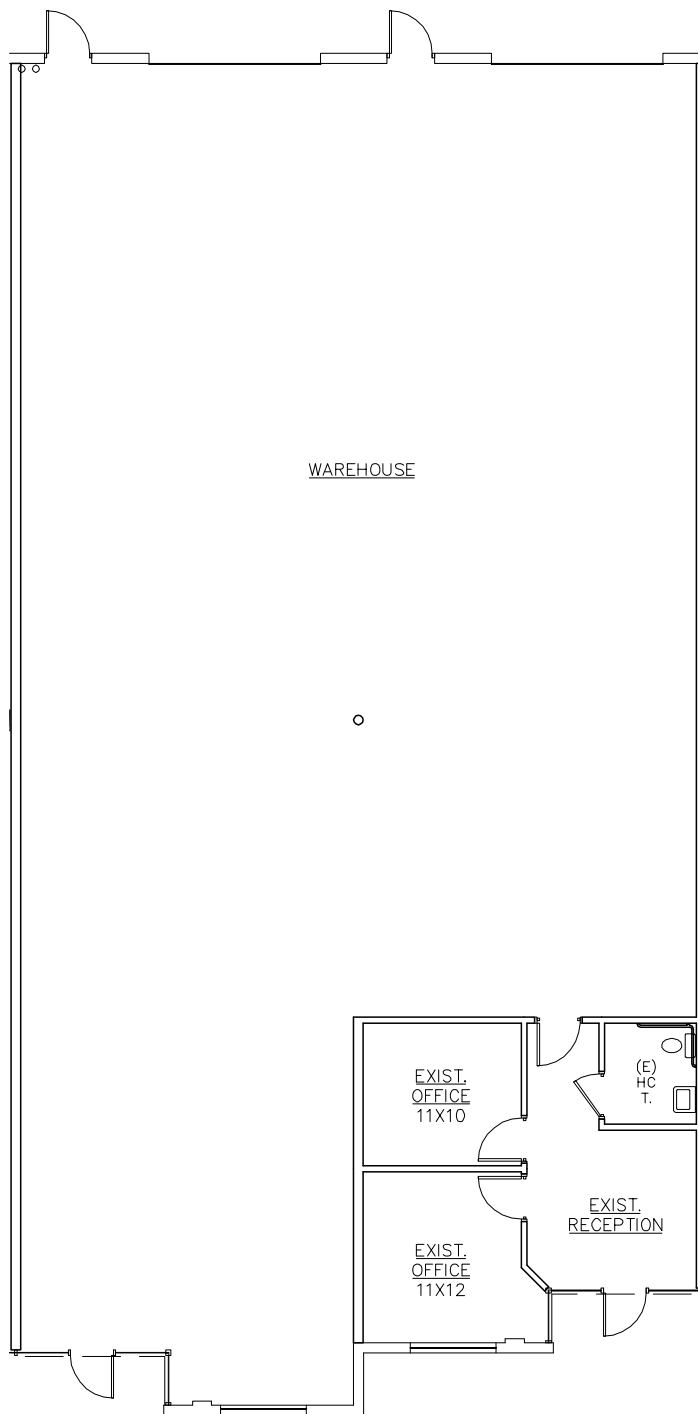
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## SUITE 123-124



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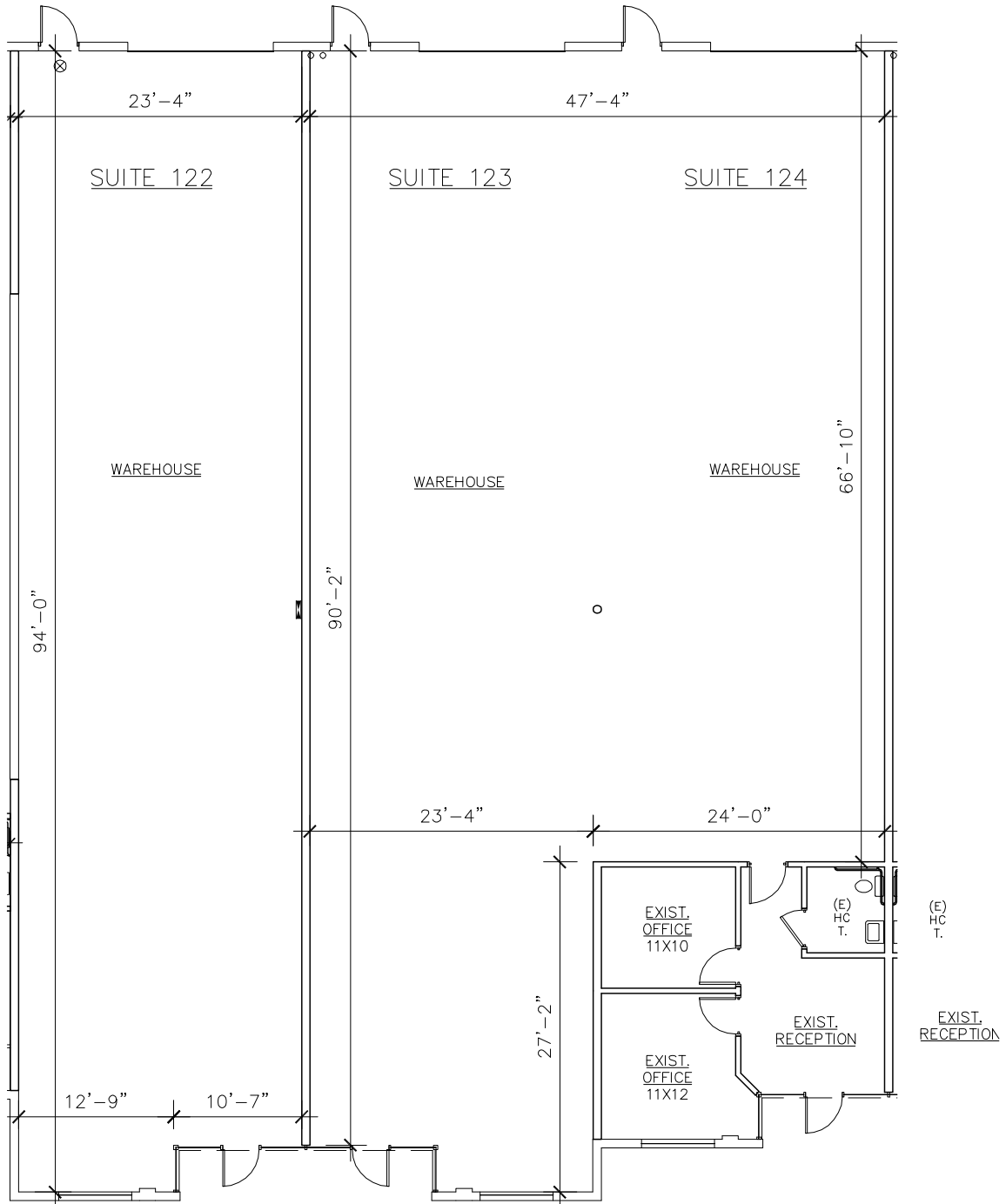
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