

FOR SALE

±63,401 SF Warehouse Office Space

1333 30th Street, San Diego, CA 92154

Voit

REAL ESTATE SERVICES

Owner - User - Investor Opportunity



Project Features

Building: ±63,401 square feet of Warehouse / Office Space, with ±33,308 square feet available for owner/user. Balance of building is leased with income stream through 5/2014.

Site: 3.91 Acres

Clear Height: 20' - 22' in Warehouse

Power: 3 Phase, 208 Volt, 2000 Amps Total

Fire Sprinklers / Skylights: Yes

Dock-High Doors: 12

Drive-In Doors: 3

Parking: 3 / 1,000 square feet

Yard Area: Fenced and Secured

Excellent Access to I-5, I-805, I-905 Freeways

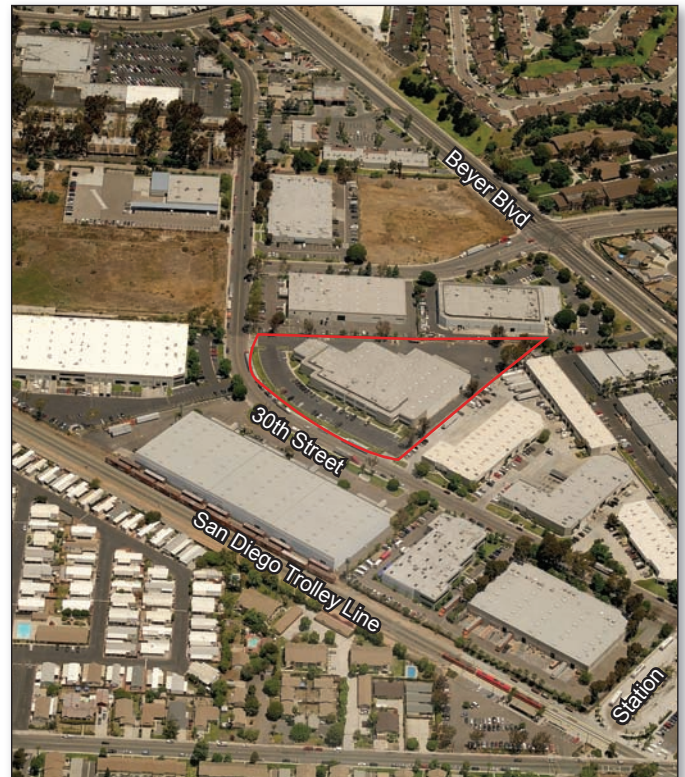
Walking Distance To Iris Avenue Trolley and Bus Station

Located in Enterprise Zone / Qualifying For Tax Incentives

Sale Price - \$6,275,000 (\$99.00 per square foot)

Arthur D. Bleier
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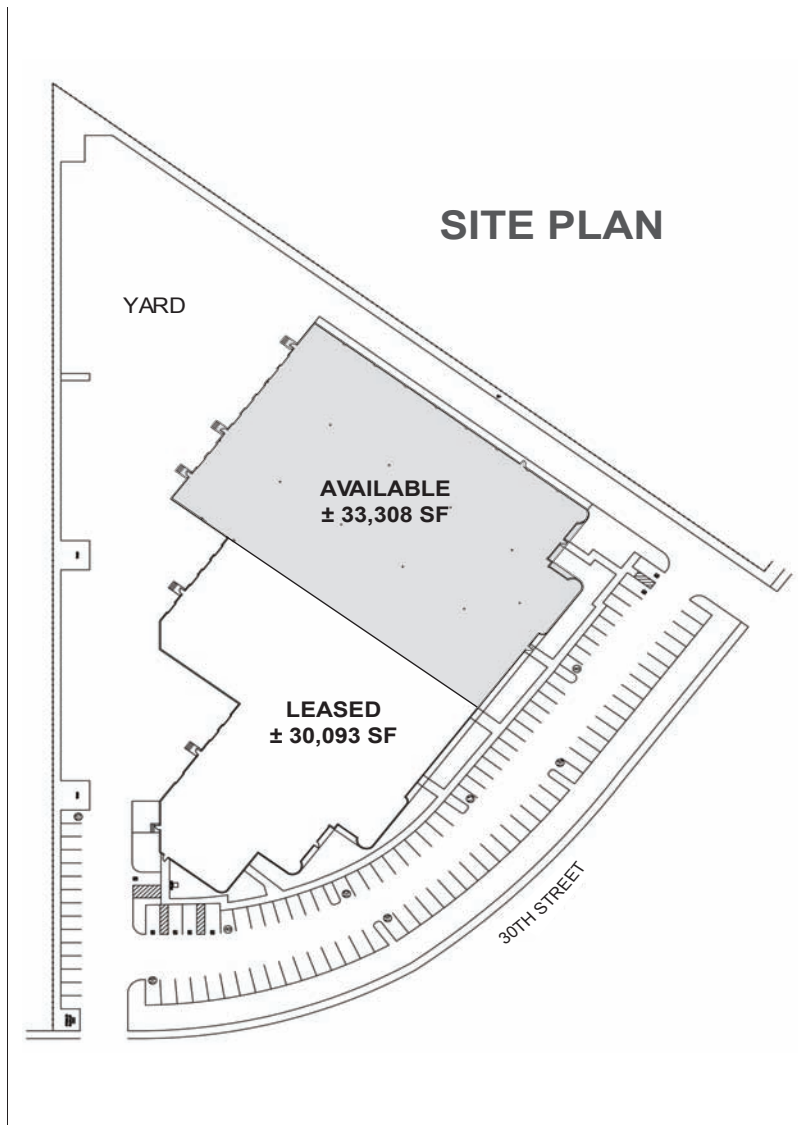
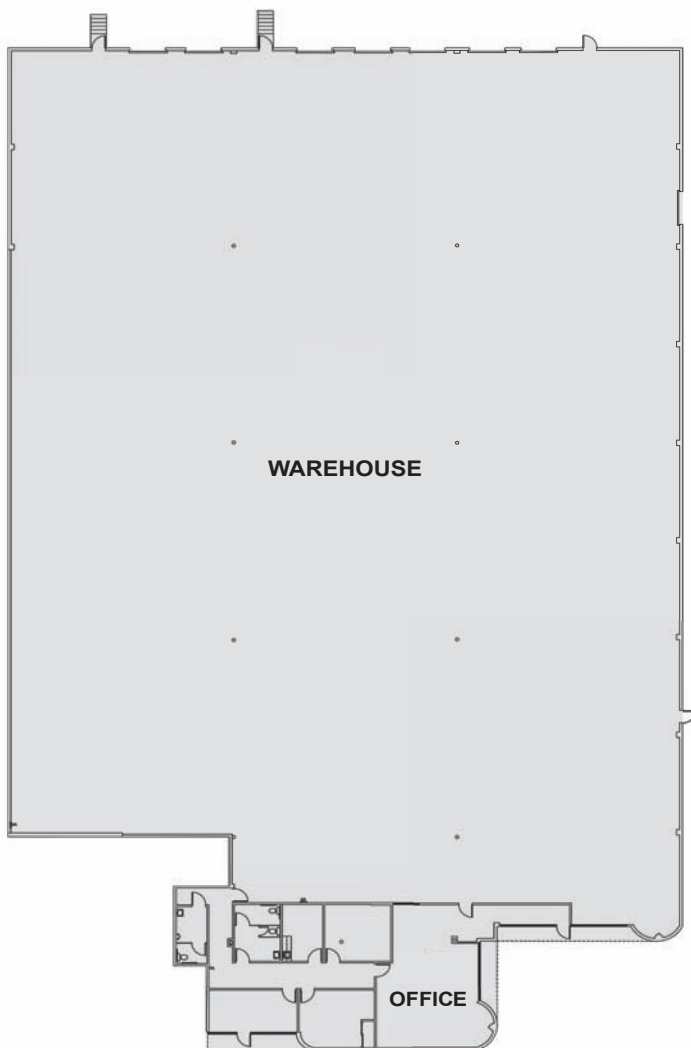
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Available for User

Suite A: ±33,308 Square Foot

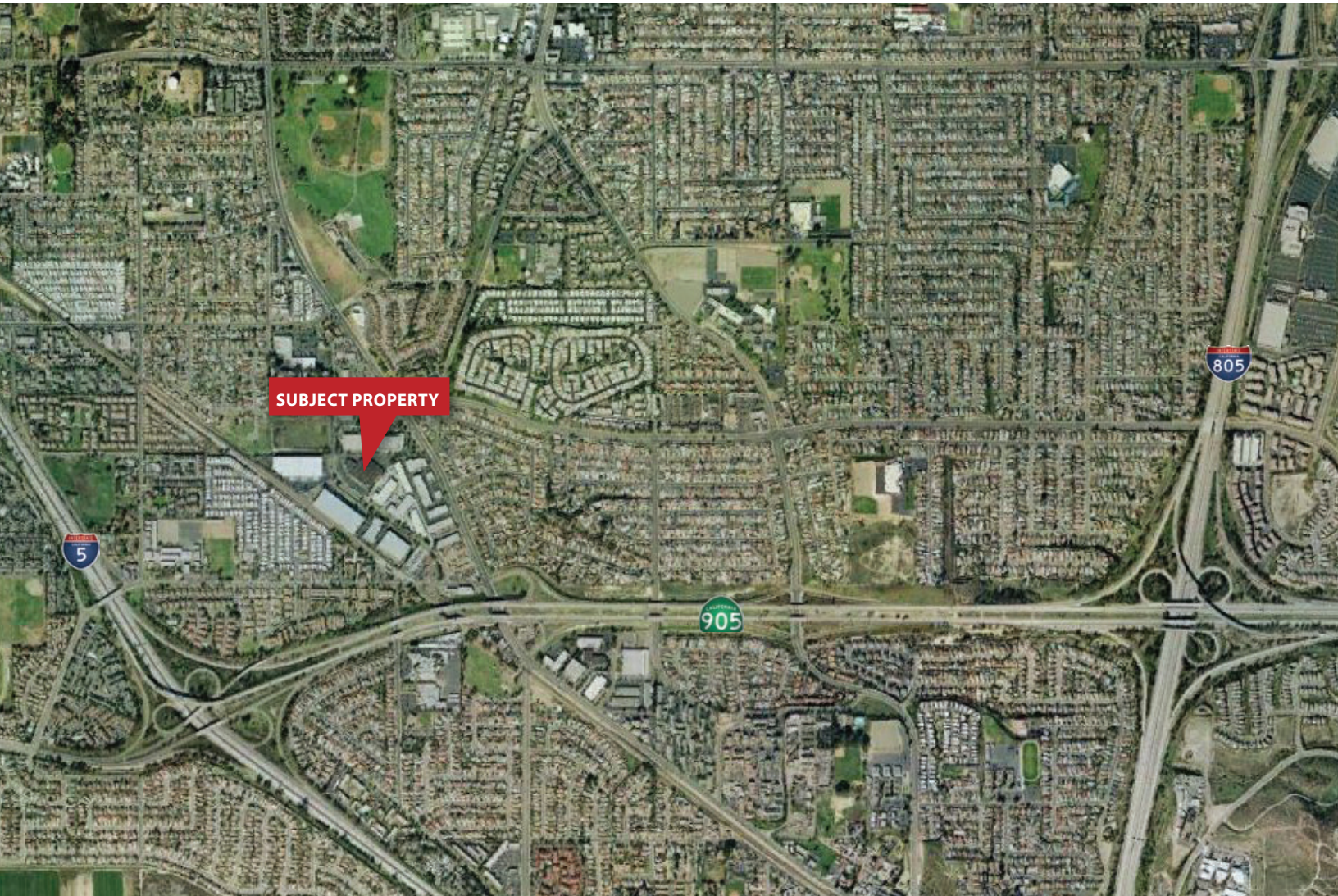
- 10% HVAC Office
- (7) Dock-Doors (1) Drive-In
- Fire Sprinklers / Skylights
- Fenced / Secured Yard Area



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