



FOR LEASE

**+1,507 SF OFFICE SPACE,
+2,910 SF AUTO REPAIR & ±7,800 SF
AUTO BODY SHOP W/PAINT BOOTH**



www.TeamLazarHull.com

1352 - 1364 Camino Real, San Bernardino, CA 92408

 **LEE &
ASSOCIATES**
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PROPERTY HIGHLIGHTS

- » ±1,507, ±2,910 and ±2,910 SF units available
- » Immediate availability
- » Close to the I-215 freeway
- » Located adjacent to the San Bernardino Auto Center
- » Asking Lease Rate is \$0.80 - \$0.99 PSF NNN

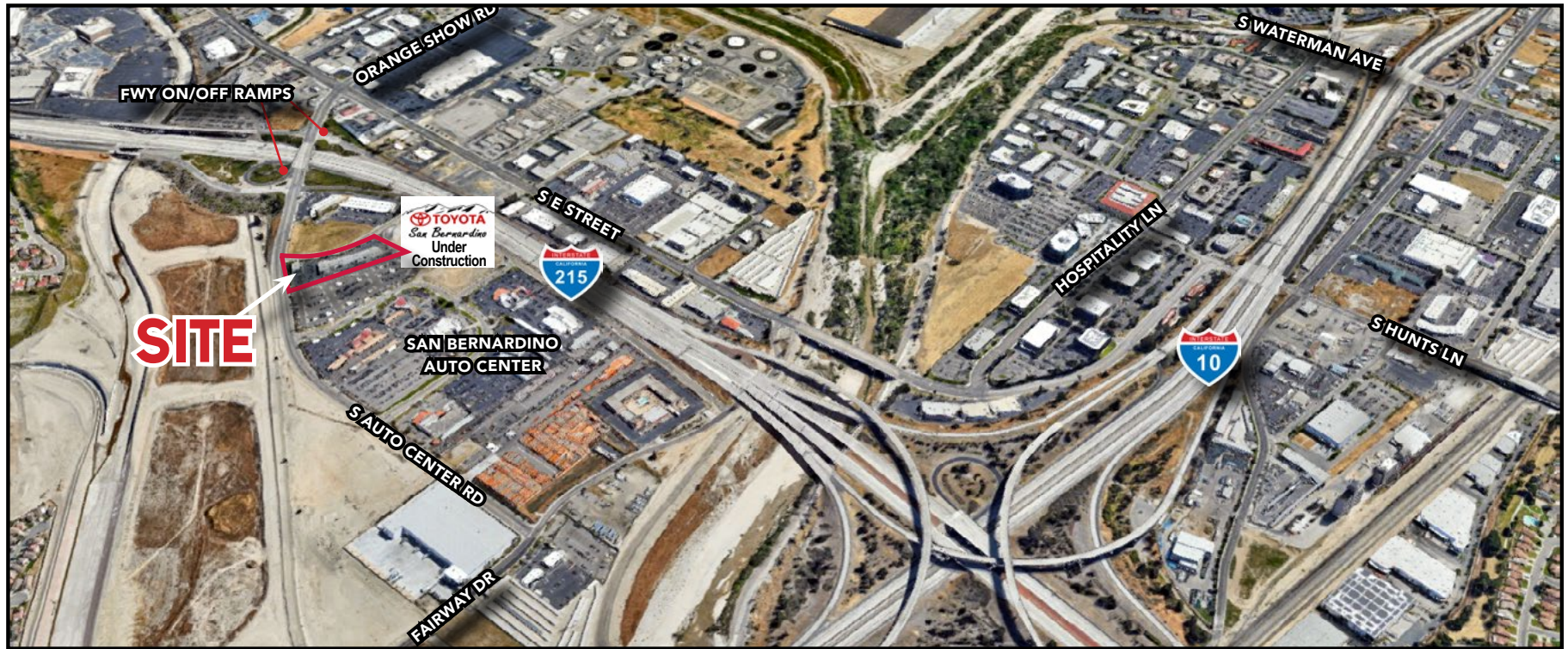


AVAILABILITY

UNIT	SUITE SIZE	DESCRIPTION	RATE/SF
100	7,800	Approved for use as a body shop, includes indoor auto paint booth, 5 roll up doors, yard area	\$0.99 NNN
130/135	2,910	Includes three above ground lifts.	\$0.80 NNN
145	1,507		\$0.80 NNN

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PROPERTY DEMOGRAPHICS

DEMOGRAPHICS	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Population	8,201	113,059	299,227
Households	2,193	33,293	86,438
Average HH Income	\$59,833	\$61,192	\$62,681

TRAFFIC COUNTS

I-215 Fwy @ S. Auto Center Drive	±155,003 CPD
S. Auto Center Dr @ Camino Real	±4,900 CPD

*2019 Demos - Source: RegisOnline

