

FOR SALE

11421 W. BERNARDO COURT
SAN DIEGO, CA 92127

± 4,760 SF Industrial/Manufacturing Building

FEATURES

- ± 40% Office/± 60% Warehouse
- Two (2) Grade-level loading doors
- New 10,000 KW Solar System
- Fume Hood
- 400a/480V Power
- Gas Service
- Gas Warehouse Heaters
- Three (3) HVAC recently replaced
- Roof recently replaced
- Easily divisible
- Located in the Montadura Business Park

SALE PRICE: \$1,300,000

For more information, please contact:

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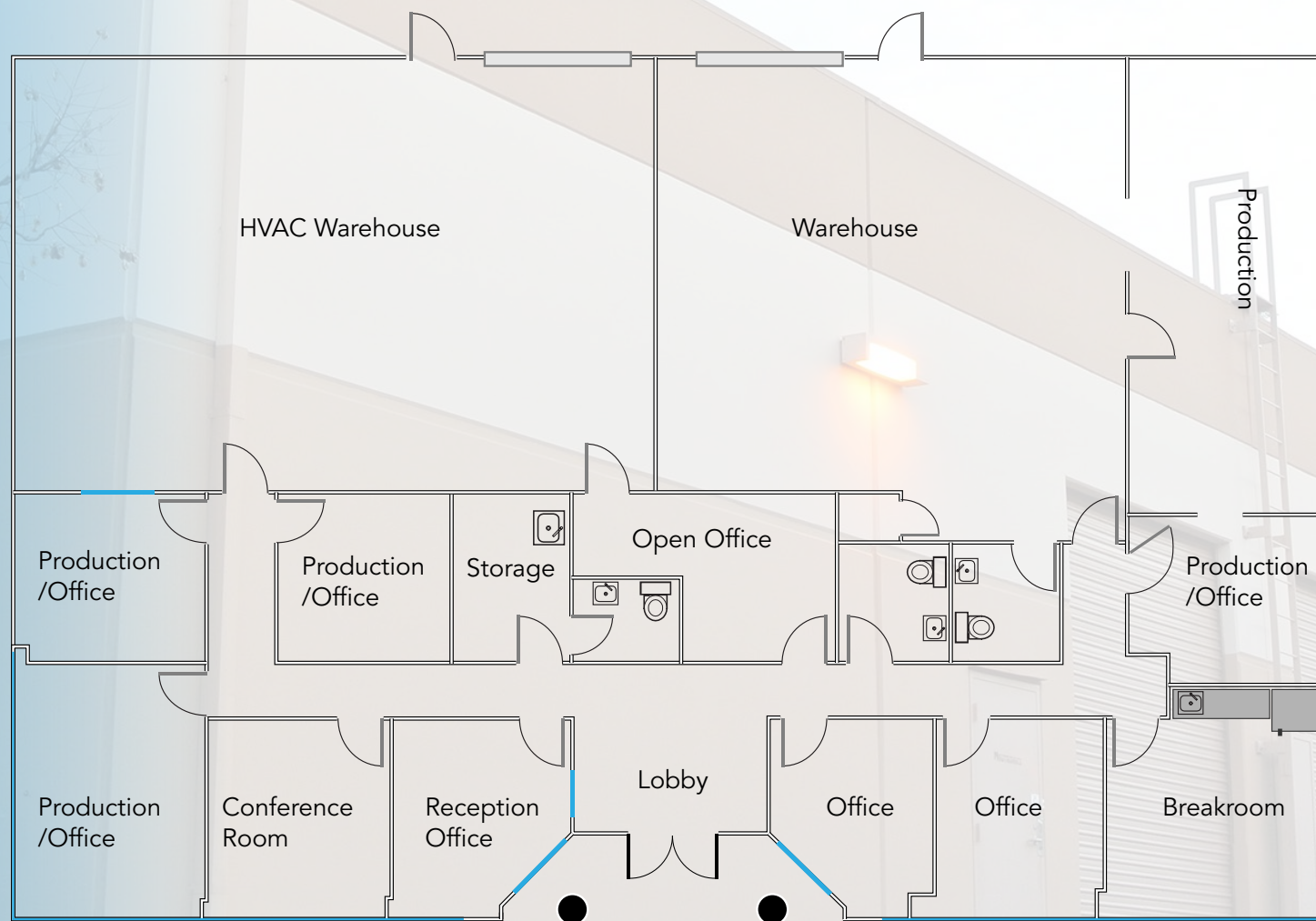
WEST BERNARDO COURT



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Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

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