

123 West Orange Street
Vista, CA 92083



±6,500 SF INDUSTRIAL/OFFICE BUILDING FOR SALE

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THE OPPORTUNITY

The subject property is an approximately 6,500 SF freestanding industrial building on an approximate 4,645 SF lot and zoned for mixed use. The concrete tilt-up building consists of approximately $\pm 2,500$ SF of office space and $\pm 4,000$ SF of open warehouse space and was recently renovated in 2018.

Potential uses include a wide variety including storage, brewery, gym, auto shop etc.

ASKING PRICE: \$910,000 (\$140/SF)

6,500 SF
BUILDING SIZE

4,645 SF
LOT SIZE

ONE
GRADE LEVEL DOOR

16 FEET
CEILING HEIGHT

MIXED USE
ZONING

WEST CALIFORNIA AVENUE

WEST CALIFORNIA AVENUE

REDLANDS STREET

NORTH SANTA FE AVENUE

NORTH CITRUS AVENUE

SITE

24,739 CPD

OLIVE AVENUE

WEST ORANGE AVENUE

NORTH INDIANA AVENUE

VISTA TRANSIT CENTER

VISTA VILLAGE DRIVE







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