

Profile 1 of 1

**Summary (48163)**



**Building 4**  
**2990 Myers St.**  
**Riverside, CA 92503**

**Business Park:** Citrus Park West  
**County:** Riverside  
**Market:** East Valley  
**Sub Market:** Riverside  
**Land Size (Acres):** 3.37 Acres  
**Available SF:** 33,681 SF  
**Building SF:** 33,681 SF  
**Industrial SF:** 21,531 SF  
**Office SF:** 12,150 SF

**Building**

**Construction Status:** Existing  
**Primary Use:** Mfg/Dist  
**Year Built:** 1973  
**Year Refurbished:** 2008  
**ConstructionType:** MTL  
**Sprinkler:** Yes  
**Ceiling Ht:** 16' (Min) 18' (Max)

**Utilities**

**Power:** 277/480 v 800 a 3 p

**Site**

**Land SF:** 146,797 SF  
**Parcel Number:** 234-270-017 (P)  
**Zoning:** BMP

**Crane**

**General Listing/Transaction Information**

**Asking Rate:** \$0.65 GRS Per Month  
**Transaction Type:** Lease  
**Vacancy Type:** Direct  
**Occupancy Type:** Occupied

**Parking**

**Parking Ratio:** 2.00

**Loading & Doors**

**# GL/DID:** 6  
**GL/DID Dim. (H x W)** 16x14  
**Total Doors:** 6

**Contacts**

**Listing Broker(s)** Alexey Zabolotskikh  
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**Comments**

**Listing Comments:** Available With 6 Months Notice. Manufacturing Building on 3.37 Acres. 6 Ground Level Loading Doors. Large Fenced Yard. BMP Zoning With Outside Storage (Verify). Lower Riverside Power Cost.