

**FOR SALE
OR LEASE**

Industrial Business Condominium

8991 Complex Drive, San Diego, California 92123



PROPERTY DETAILS

SIZE 1,825 SF
LOADING 1 Grade Level Door
Large Loading Area
FIBER OPTICS Near One of the Main Fiber
Optic Loops in San Diego
POWER 200 Amps
Exterior Generator Pad Available for Purchase
FEATURES Warehouse Lighting & Skylight
Restroom in Unit
PARKING Ample Adjacent Parking

LOCATION 155,000 SF Business Park
Well-maintained & Adjacent to The Spectrum
ACCESS Excellent Freeway Access
Near Hwy 163, Hwy 52, I-15, & I-805
AMENITIES Banking, Restaurants, Mass Transit,
Superior Court within One Block Radius

SALE PRICE: \$363,175 (\$199 PSF)

LEASE RATE: To Be Determined

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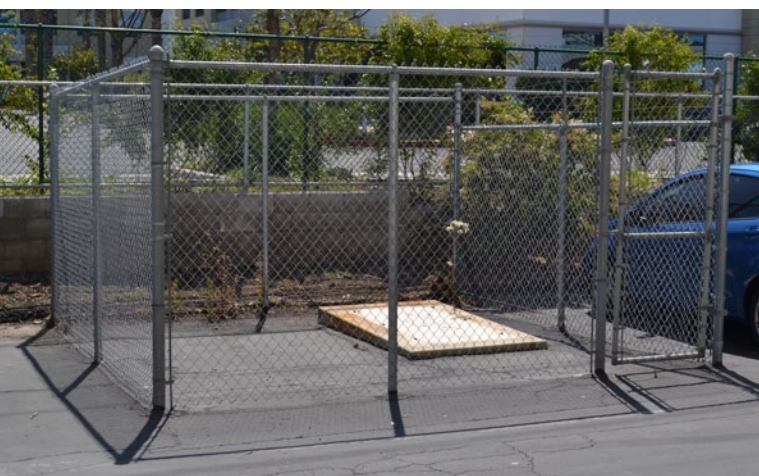
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Voit
REAL ESTATE SERVICES

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