

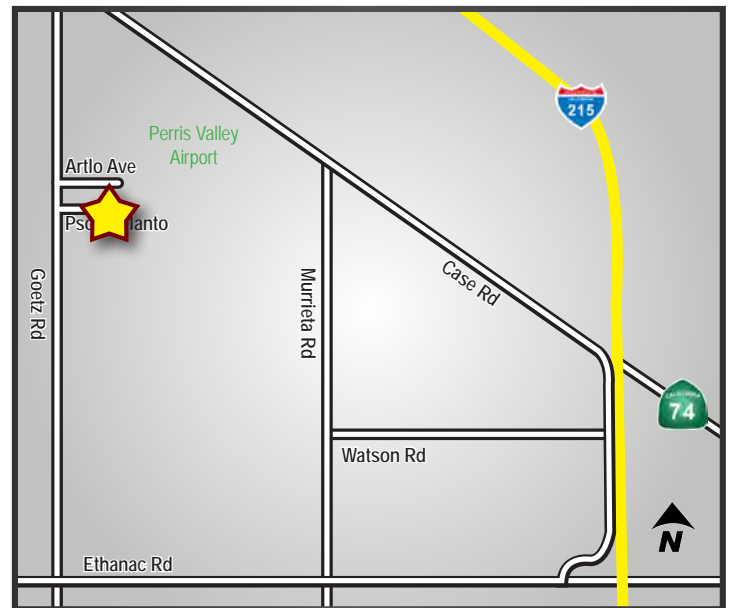
±12,400 SF INDUSTRIAL BUILDING WITH FENCEABLE YARD FOR LEASE

75 PASEO ADELANTO - PERRIS, CA



PROPERTY HIGHLIGHTS:

- Freestanding Metal Building with large fenceable yard
- ±1,100 SF Office area includes: Large Reception, Bullpen, 4 Private offices, 1 restroom
- ±20' Warehouse clear height
- Freespan Warehouse
- Exterior truck well, 16x16 and 12x16 GL Doors
- 440V Electric (verify amps)
- ±1,500 SF Bonus Storage Mezzanine
- Available ±August 1, 2017 - Call Agent to Show



Lease Rate:

\$10,540/Mo. = \$.85 AIR Single Tenant Gross

CHARLEY BLACK

951.445.4507

cblack@lee-associates.com

License #01000597

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