

TEMECULA, CA 92590

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PROPERTY FEATURES

- · 44,000 SF medical office building
- Ability to custom design your own medical/dental suite
- Tenant improvement package and free rent available on long-term leases
- Diverse medical/dental tenant mix within the project
- Excellent visibility off Jefferson Avenue
- Vehicle traffic in excess of 19,000 cars per day
- Professionally managed
- Abundant 5:1,000 parking







AVAILABILITY

SUITE	SQUARE FEET	LEASE RATE	COMMENTS
203	±1,268	Negotiable	Efficient floor plan.
209	1,742	Negotiable	Available 1/1/2023
210	2,205	Negotiable	Available 11/1/2022
305	±920	Negotiable	Ready to occupy - Ideal for one physician practice.



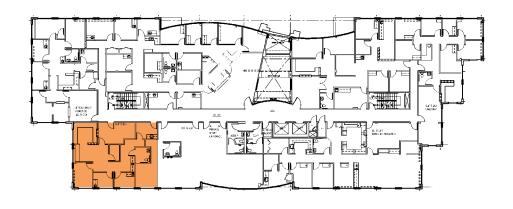


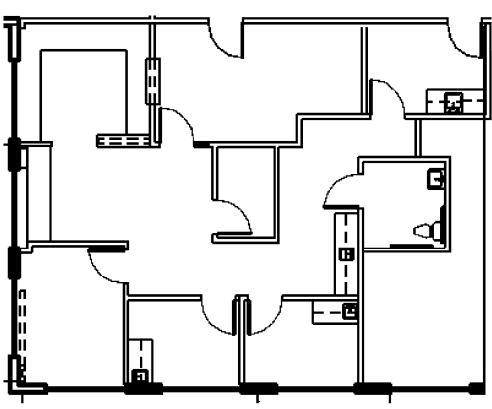




Suite 203 // ±1,268 SF // Negotiable

Ready to occupy - Efficient Floor Plan

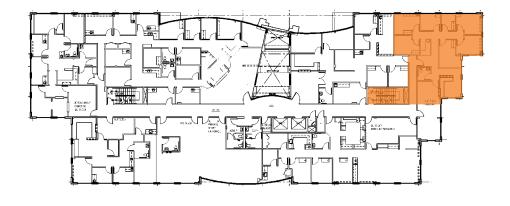


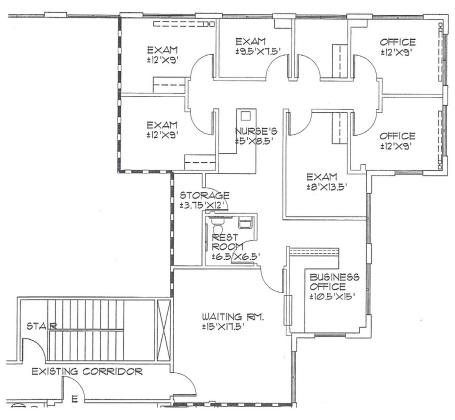




Suite 209 // 1,742 SF // Negotiable

Available 1/1/2023

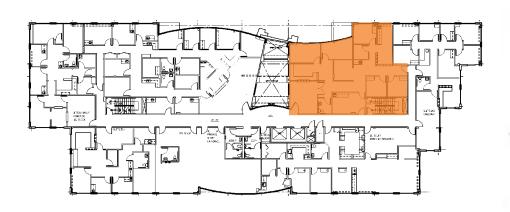


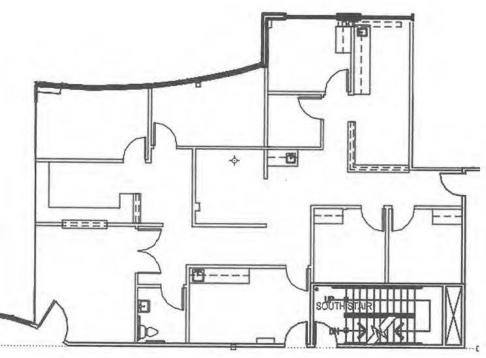




Suite 210 // 2,205 SF // Negotiable

Available 11/1/2022

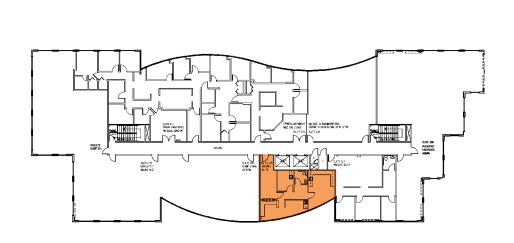


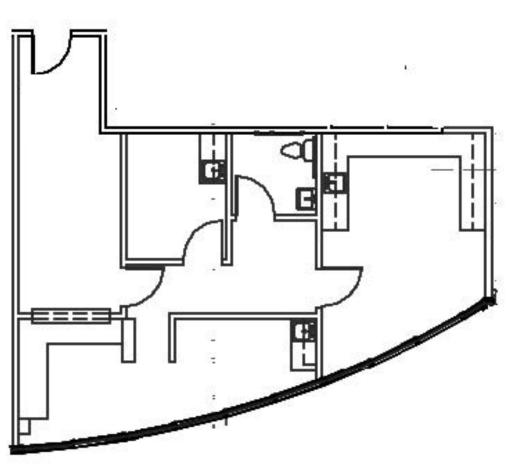




Suite 305 // ±920 SF // Negotiable

Ready to occupy - Ideal for one physician practice







FOR LEASE

±920 - 2,205 SQUARE FEET



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