

INDUSTRIAL SPACES FOR LEASE

WESTSIDE BUSINESS CENTER

42108 ROICK DR. TEMECULA, CA 92590



BUILDING HIGHLIGHTS:

- 9.5'X14' ground level loading doors
- ±2.3/1,000 SF parking ratio
- Light Industrial Zoning
- 100 amp, 120/208v, 3 phase in each unit
- Views over the Temecula Valley
- Direct Access to I-15 via Winchester Rd.
- Low CAM Fees
- **NO ASSOCIATION DUES**



CLICK FOR VIDEO TOUR



LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

SAM ROBLES

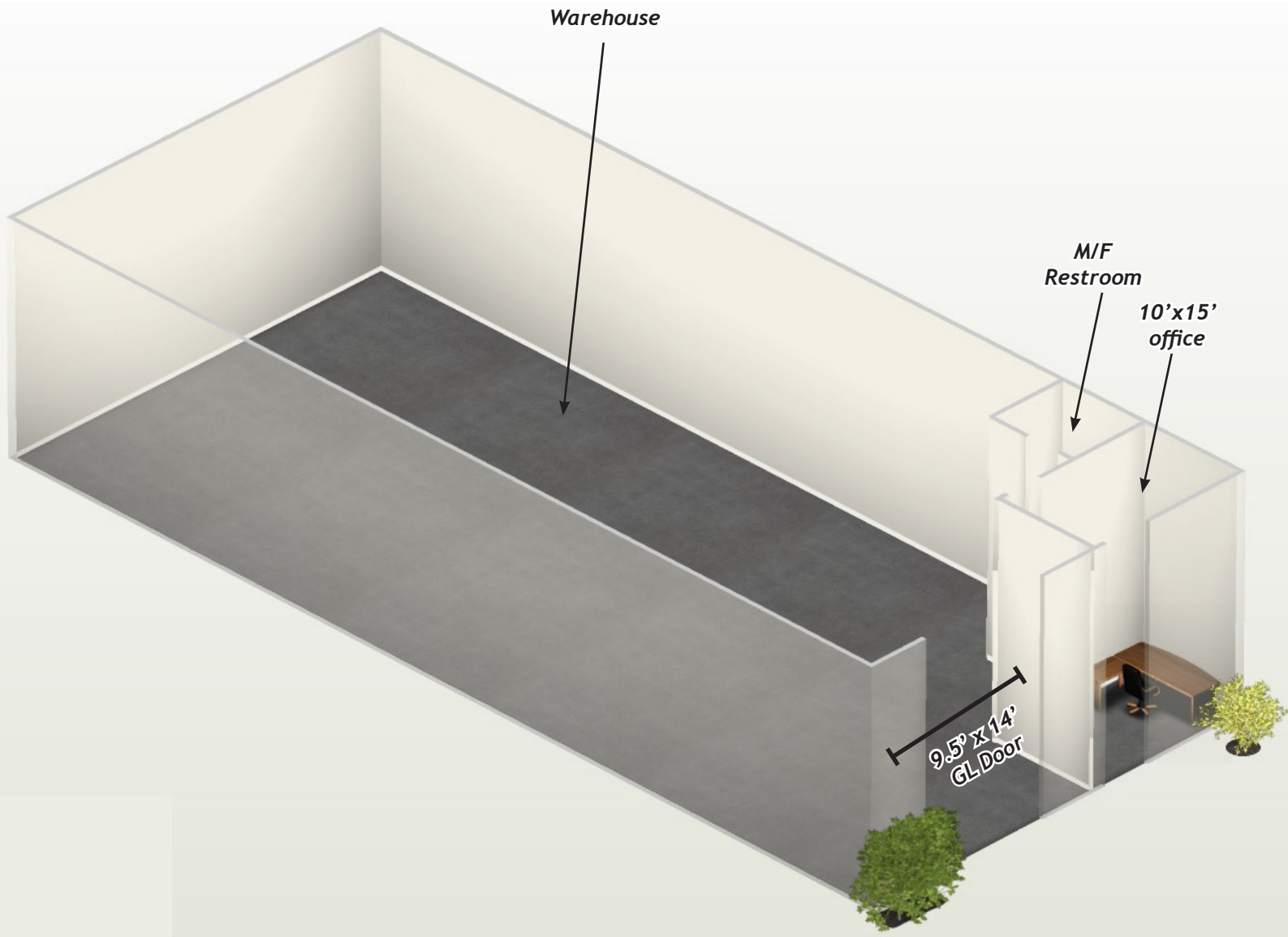
951.445.4519
srobles@leetemecula.com
DRE #01982449

LEE & ASSOCIATES - TEMECULA VALLEY | 25240 HANCOCK AVENUE, SUITE 100 | MURRIETA, CA 92562 | CORP ID #01048055

No warranty or representation has been made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.
Lee & Associates Commercial Real Estate Services, Inc. - Riverside, 25240 Hancock Avenue, Suite 100 - Murrieta, CA 92562 | Corporate ID# 01048055

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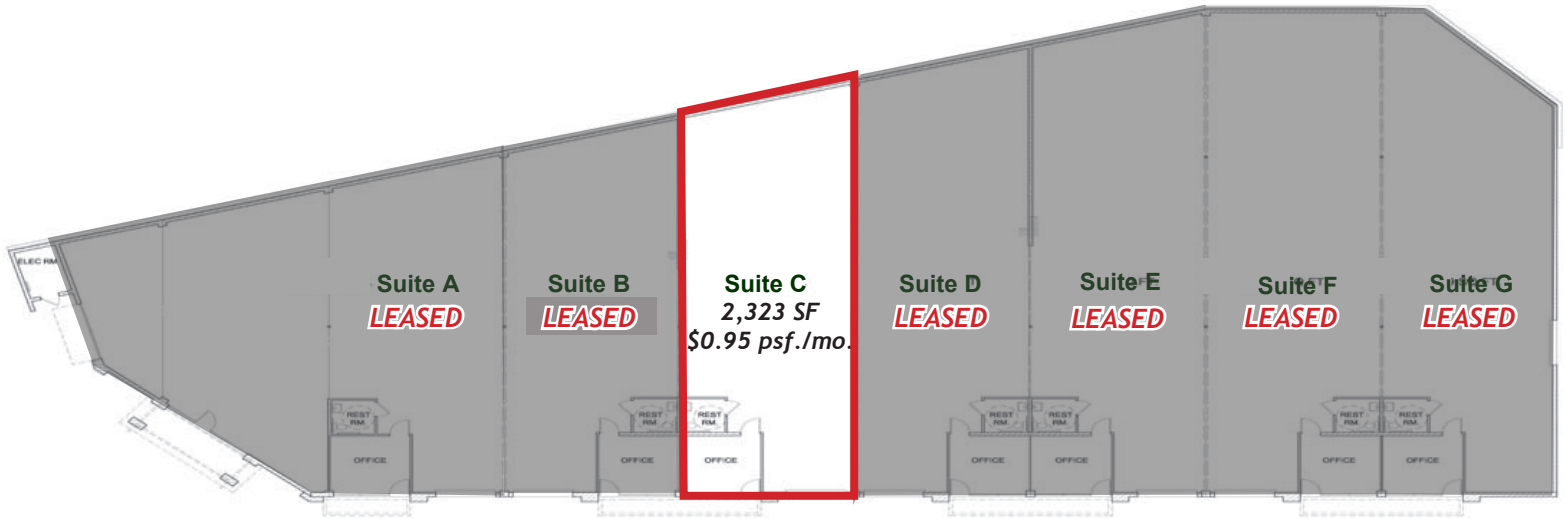
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SUITE	RENTABLE SQ. FT. (RSF)	RENTAL RATE	DESCRIPTION
C	±2,323	\$0.95 psf./Gross	1 office, 1 restroom, 9.5'x14' GL Door

Rev. Date: 03/17/2020



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