

3/30/2020

Profile 1 of 1

Summary (77986)

**32543 Corydon Rd.,
Ste A
Lake Elsinore, CA
92530**

County:	Riverside
Market:	Southwest Riverside County
Sub Market:	Lake Elsinore
Land Size (Acres)	6.61 Acres
Available SF:	38,910 SF
Building SF:	78,000 SF
Industrial SF:	37,376 SF
Office SF:	1,534 SF

Building

Construction Status:	Existing
Primary Use:	Mfg/Dist
Year Built:	2005
ConstructionType:	MTL
Sprinkler:	Yes
Ceiling Ht:	36' (Min)

Utilities

Power:	277/480 v 1200 a 3 p
---------------	----------------------

Site

Land SF:	287,932 SF
Parcel Number:	370-120-062
Zoning:	LI

Crane
General Listing/Transaction Information

Asking Rate:	\$0.64 GRS Per Month
Transaction Type:	Lease
Vacancy Type:	Direct

Parking

Parking Ratio:	1.50
-----------------------	------

Loading & Doors

# GL/DID:	1
GL/DID Dim. (H x W)	14x14
#DH/Truck-level Doors:	2
Truckwell Size:	10x10
Total Doors:	3

Contacts

Listing Broker(s)	Charley Black Lee & Associates - Temecula Valley 951.445.4507 cblack@lee-associates.com Sam Robles Lee & Associates - Temecula Valley 951.445.4519 srobles@lee-associates.com
--------------------------	--

Comments

Listing Comments: Available With 30 Days Notice. +/- 1/2 Acre Fenced & Paved Yard. Excellent Truck Access. 88' Column Spacing. Unmatched Clear Height Within the Submarket.