

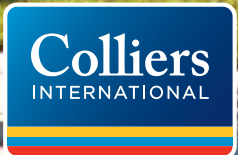
FOR LEASE | 13,994 SF BUILDING

180

*N. Vallecitos
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San Marcos, CA 92069

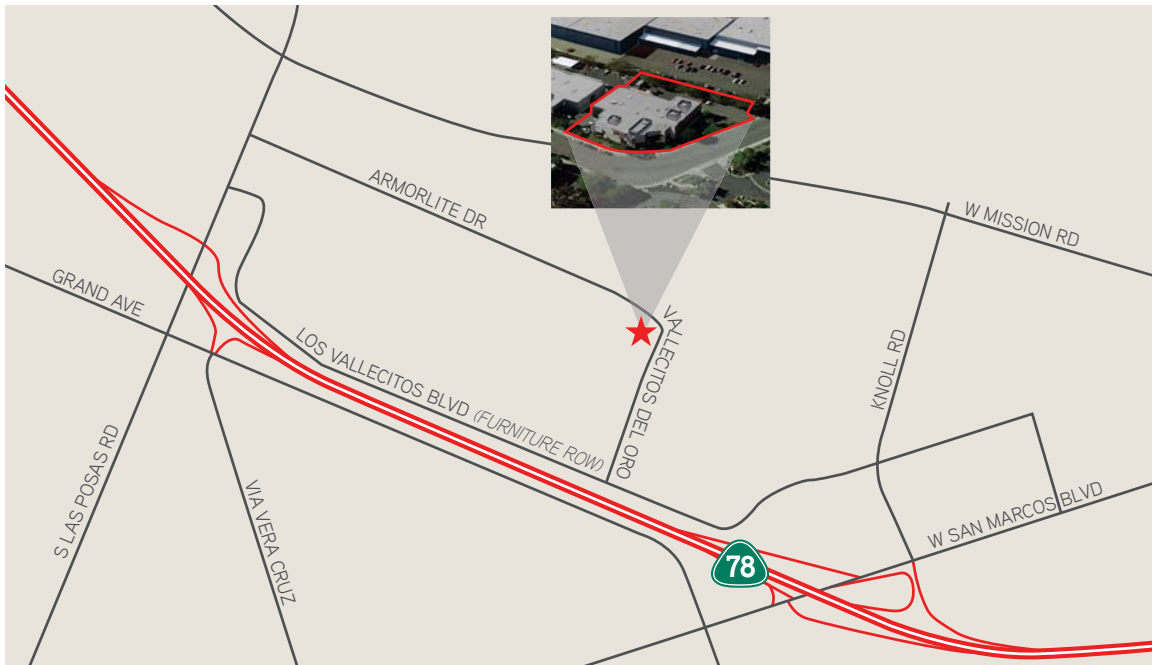
**FENCED YARD
HEAVY POWER**



FOR LEASE | 13,994 SF BUILDING

Property Highlights

- » 13,994 square foot industrial building
- » Free standing building with strong corporate identity
- » Ideal manufacturing facility
- » Fenced yard with drive around access
- » Electrical service: 2000 amps, 220v, 3-phase
- » Warehouse clearance: 14' - 16' (approx.)
- » Four (4) 12' X 12' grade level doors
- » Lease Rate: \$0.86/SF Modified Gross



180

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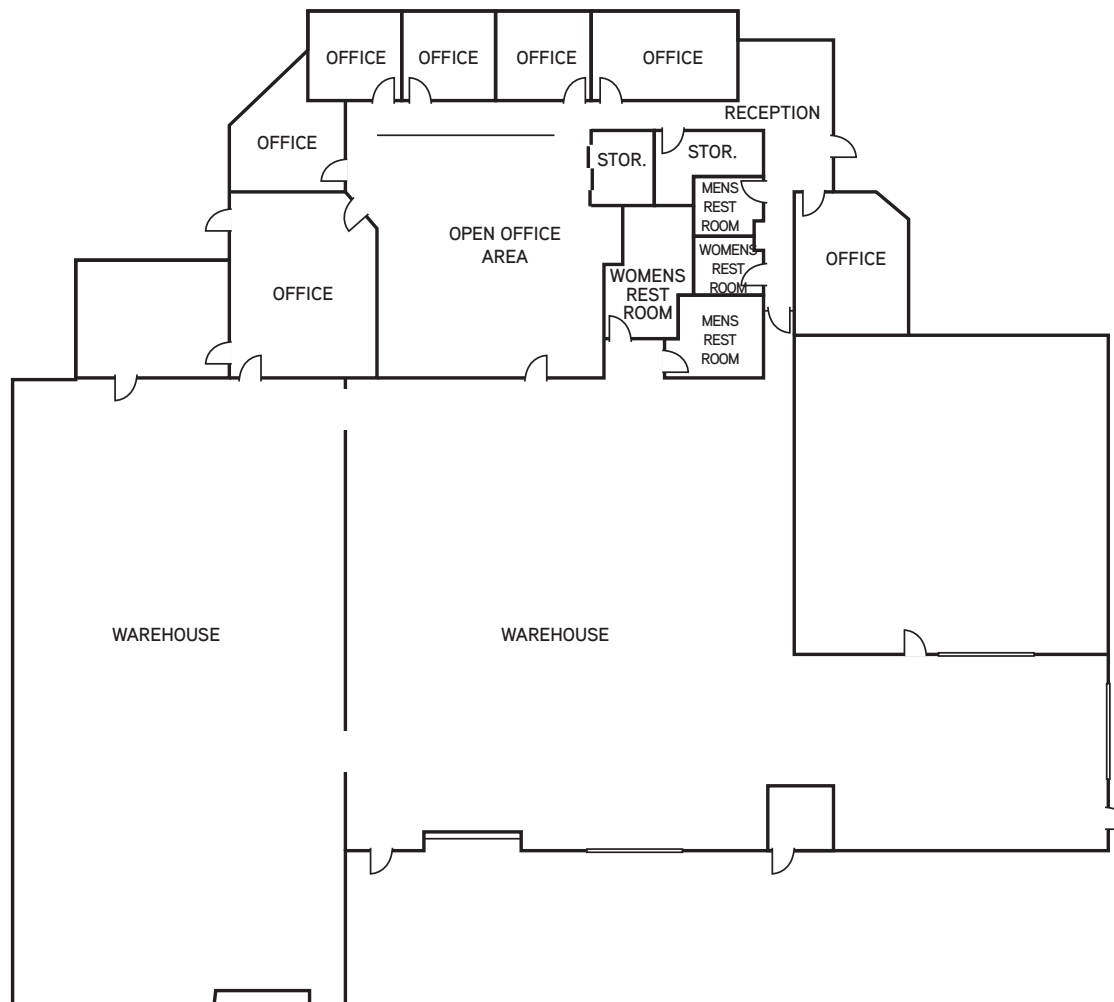
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FOR LEASE | 13,994 SF BUILDING

Availability

Size	Lease Rate	Loading	Clear Height	Power
13,994 SF	\$0.86/SF Modified Gross	4 grade level doors (12' x 12')	14' - 16' (approx)	2000 amps 220 volt

Floor Plan



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Aerial



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