

FOR LEASE

6,189 SqFt Flex / Industrial Facility

PRICE REDUCED!

11653 Riverside Drive, Suite 151, Lakeside, Ca

For more information contact:

Robbie Cornell
robbie@tollercornell.com
CA Lic # 01702034

Mick Toller
mick@tollercornell.com
CA Lic # 01355557

619-456-2380



TOLLER CORNELL
COMMERCIAL REAL ESTATE

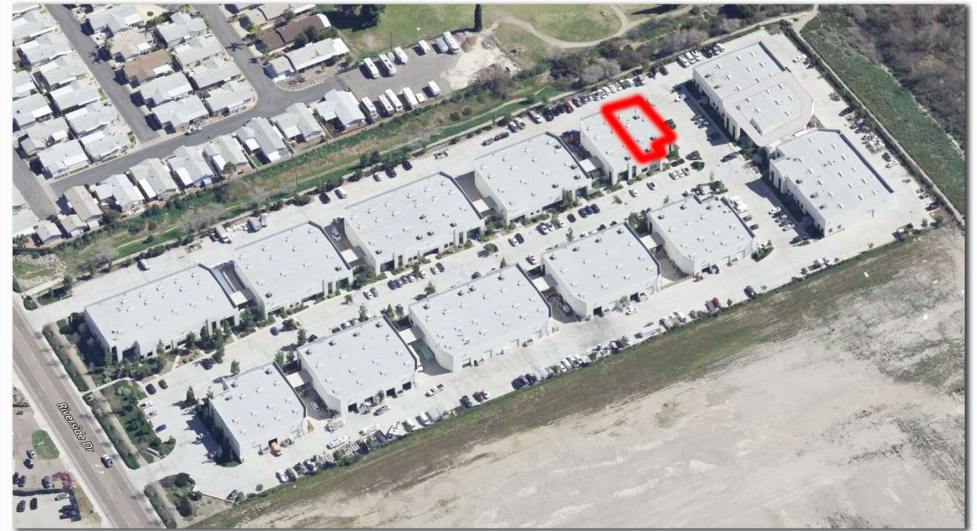
The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do no guarantee it

FOR LEASE

6,189 SqFt Flex / Industrial Facility

Property Type: High quality industrial building
Construction: Concrete tilt-up
Available: Approx. 6,189 SqFt
Office Area: See floor plans for current build out and proposed build out. Landlord will demo to suit
Clear Height: Approx. 24'
Fire System: Sprinklers
Building Power: 200 amps 3 phase power 480v
Loading: Two 12' x 14' grade level loading doors
Zoning: County of San Diego S-88 Zoning
Additional Features: High quality office improvements with a kitchenette. Corner location in the building. Window lined office areas.
Location: Minutes from the Highway 67 at Riverford Road exit
Lease Rate: ~~\$1.55 per SF~~ **\$1.40 per SF NNN** (NNN = \$.25 per SF)

PRICE REDUCED!



11653 Riverside Drive, Suite 151, Lakeside, Ca

For more information contact:

Robbie Cornell
robbie@tollercornell.com
CA Lic # 01702034

Mick Toller
mick@tollercornell.com
CA Lic # 01355557

619-456-2380

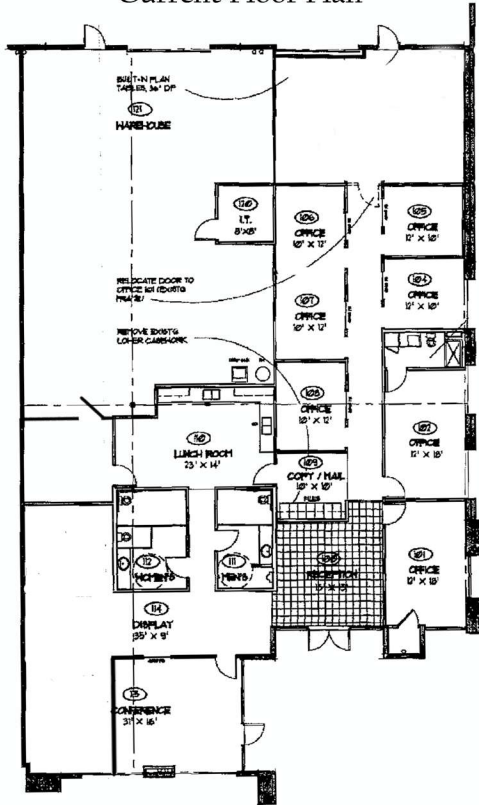


TOLLER CORNELL
COMMERCIAL REAL ESTATE

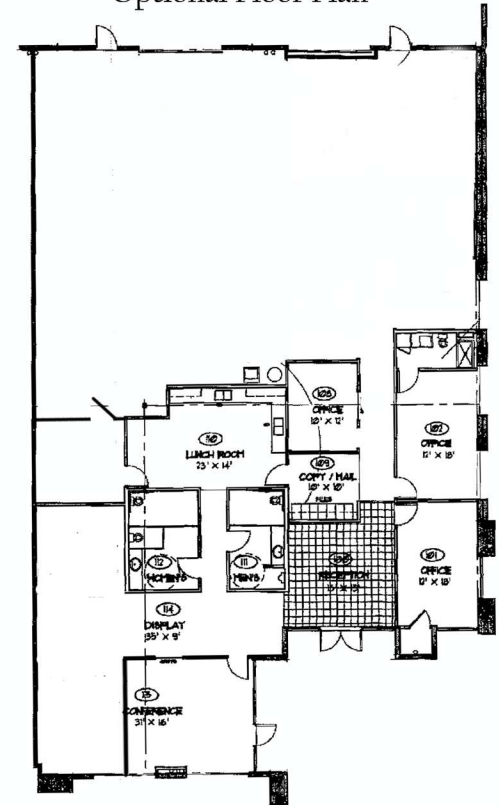
FOR LEASE

6,189 SqFt Flex / Industrial Facility

Current Floor Plan



Optional Floor Plan



11653 Riverside Drive, Suite 151, Lakeside, Ca

For more information contact:

Robbie Cornell
robbie@tollercornell.com
CA Lic # 01702034

Mick Toller
mick@tollercornell.com
CA Lic # 01355557

619-456-2380



TOLLER CORNELL
COMMERCIAL REAL ESTATE

The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it.