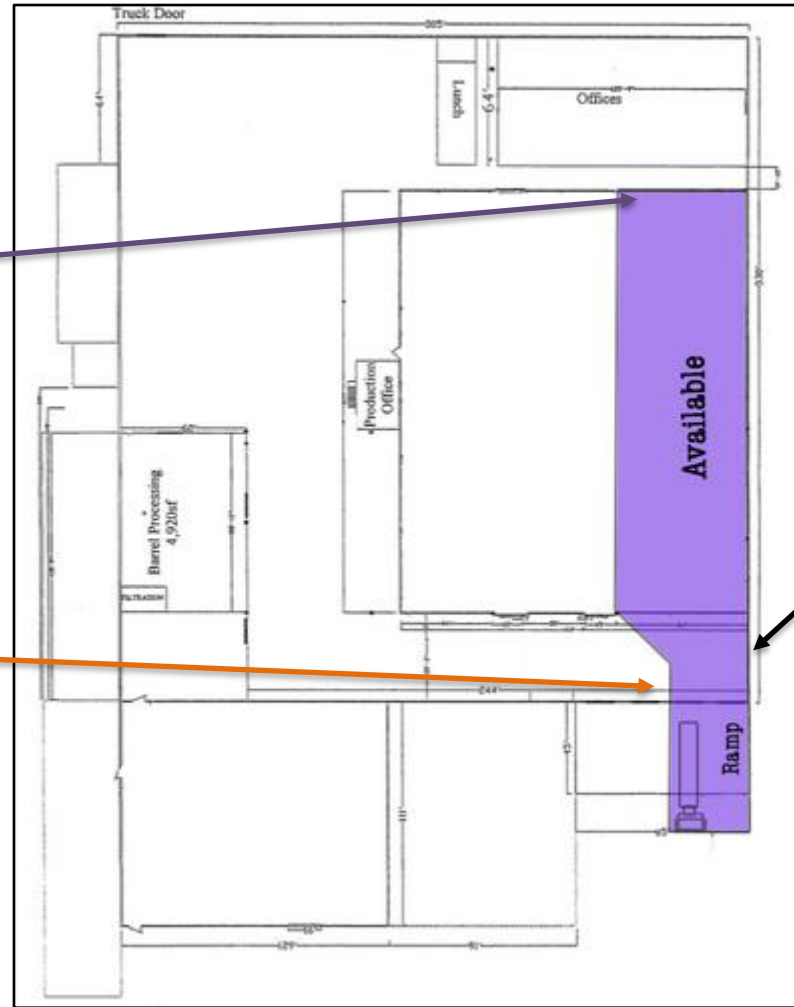


- +/- 12,500 sq. ft of Tall Bay Warehouse
- Truck Dock with Ramp
- 3 acre Secured Yard includes 1,754 sq. ft. Modular Office with bathroom
- Warehouse Lease Rate: \$0.70 sq. ft., NNN
- Modular Office: \$1,250 mo., NNN
- Paved and Fenced Yard: \$9,150 mo., NNN



Parcel Characteristics	
Land Use Zone:	PD/M1
Gross Warehouse Square Feet:	+/- 12,500 sq. ft.
Yard with Modular Trailer:	+/- 3 Acres Gross
APN:	111-292-013

FOR SUB-LEASE: +/- 12,500 sq. ft. of Warehouse, 3 acre Yard with Modular Office, 2643 Industrial Parkway, Santa Maria, CA 93455



FOR SUB-LEASE: +/- 12,500 sq. ft. of Warehouse, 3 acre Yard with Modular Office, 2643 Industrial Parkway, Santa Maria, CA 93455



Interior Photos of
Modular Office

Modular available for
Lease with Yard or
Warehouse but not
separately

