

Freeway Industrial Park

1600-2060 Chicago Ave., Riverside, CA



For Lease

Project Features

- Immediate Occupancy
- Highly Visible Location with Chicago Avenue Frontage
- Excellent Access to Interstates and Freeways
- Close Proximity to Numerous Restaurants and Hotels
- On-site Leasing and Management
- Ground Level Loading



For leasing information, please contact:

Dalida Silverman

Senior Portfolio Manager

DRE# 01209320

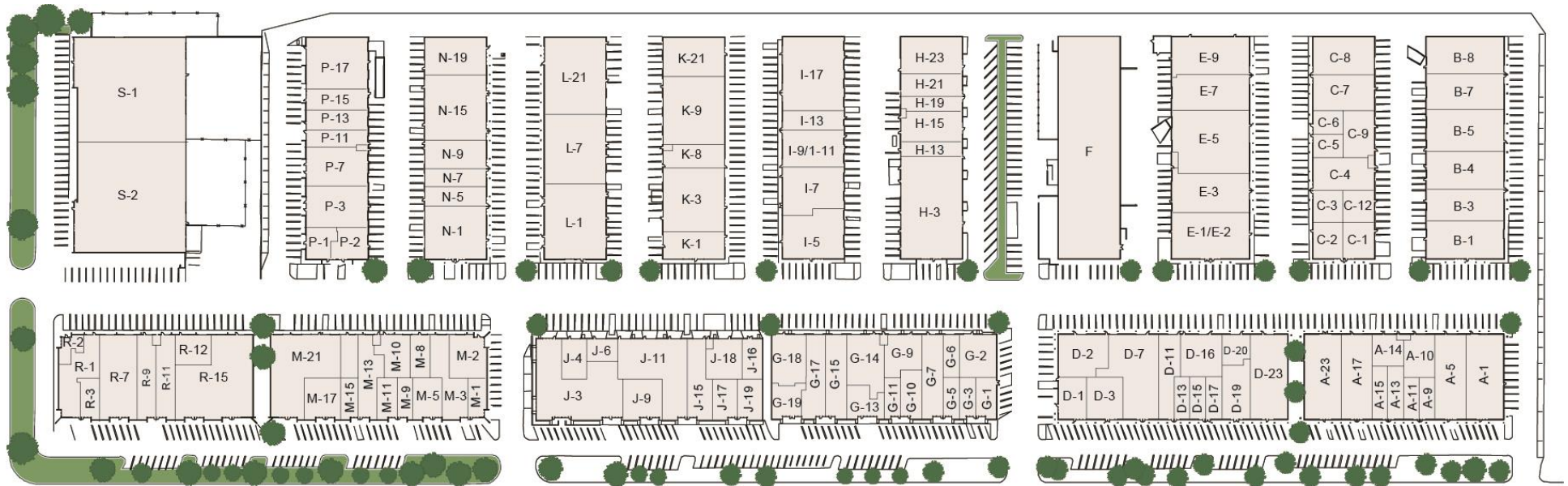
Direct (949) 656.4018

Mobile (951) 206.9364

dsilverman@mca-realty.com

Site Map

Available Office Units Available Industrial Units



Available Office/Industrial Units Overview

Uses	Office/Light Industrial/Flex Uses
Parking	Office: 4/1,000 Industrial: 2/1,000
Rent Adjustment	4% Annual
Common Area Maintenance Fee	\$0.14 Per SQ. Ft.
HVAC Maintenance Fee	\$10.00 Per Unit Monthly



For leasing information, please contact:

Dalida Silverman
Senior Portfolio Manager
DRE# 01209320
Direct (949) 656.4018
Mobile (951) 206.9364
dsilverman@mca-realty.com



Freeway Industrial Park



For leasing information, please contact:

Dalida Silverman

Senior Portfolio Manager

DRE# 01209320

Direct (949) 656.4018

Mobile (951) 206.9364

dsilverman@mca-realty.com



Available Industrial Units

Address	Size (SF)	Rental Rate PSF	Monthly Rent	Description	Materials
2060 Chicago B-7	4,842	\$ 1.30 psf + \$ 0.15 CAM	\$ 7,031.00 MG	Two offices, reception and warehouse	
1860 Chicago, H-13	1,656	\$ 1.30 psf + \$ 0.15 CAM	\$ 2,411.00 MG	Dead Storage/no office or restroom	
1960 Chicago, D-20	1,567	\$ 1.30 psf + \$ 0.15 CAM	\$ 2,282.00 MG	Three offices, small storage/warehouse area	
2060 Chicago, A-23	5,824	\$ 1.25 psf + \$ 0.15 CAM	\$ 8,174.00 MG	Five offices, reception and warehouse	
1660 Chicago , N-1	6,038	\$ 1.25 psf + \$ 0.15 CAM	\$ 8,474.00 MG	Three offices, open area, breakroom and warehouse	
1960 Chicago D-23	5,654	\$ 1.08 psf + 0.12 CAM	\$ 6,823.00	SUBLEASE through 7/31/27 *** Chicago Frontage	

Available Office Units

Address	Size (SF)	Rental Rate PSF	Monthly Rent	Description	Materials
None					
1660 Chicago, M-11	1,396	\$ 1.25 psf + \$ 0.15 CAM	\$ 1,964.00 MG	Reception, 4 private offices	



For leasing information, please contact:

Dalida Silverman

Senior Portfolio Manager

DRE# 01209320

Direct (949) 656.4018

Mobile (951) 206.9364

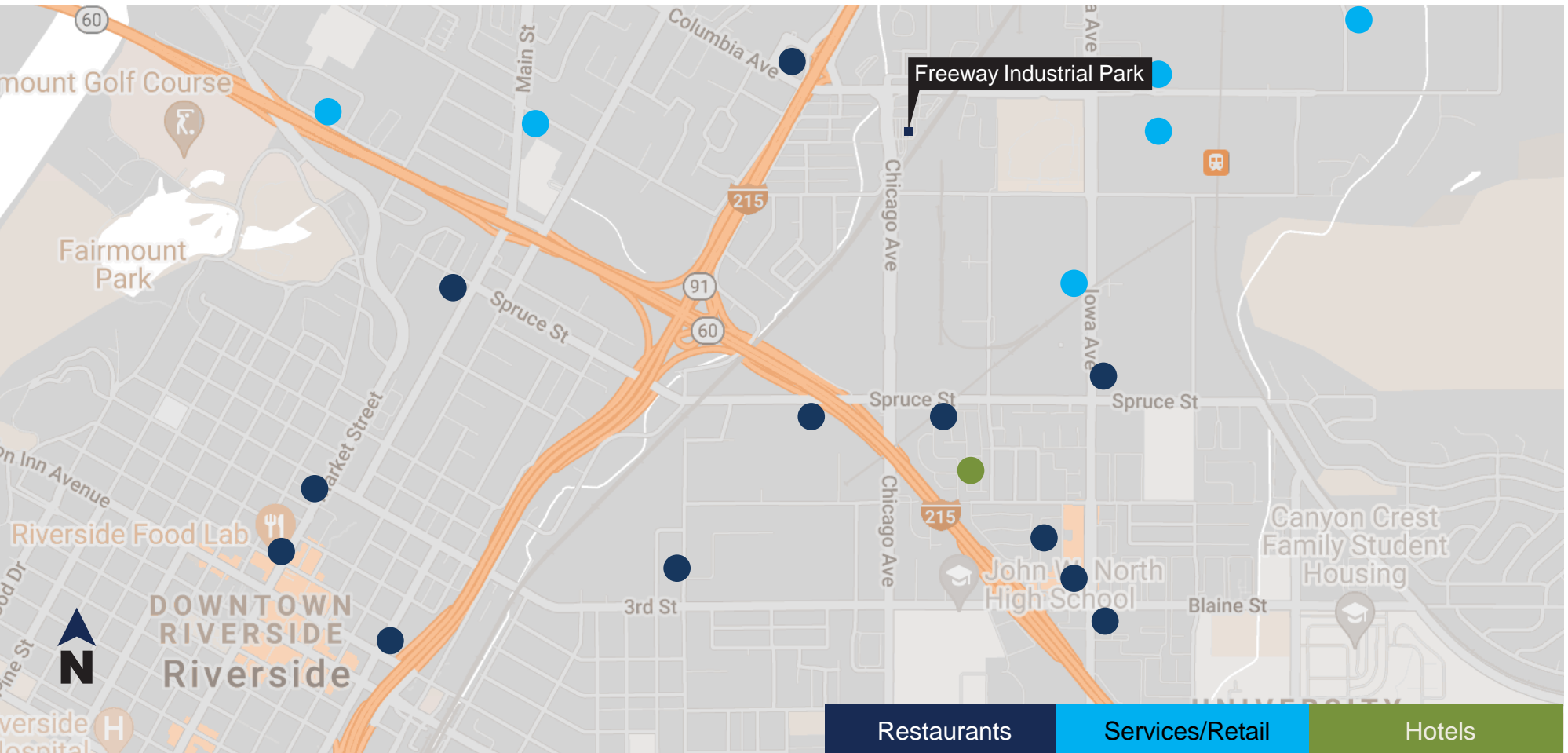
dsilverman@mca-realty.com



Freeway Industrial Park

1600 - 2060 Chicago Ave.
Riverside, CA

Amenity Map



For leasing information, please contact:

Dalida Silverman
Senior Portfolio Manager
DRE# 01209320
Direct (949) 656.4018
Mobile (951) 206.9364
dsilverman@mca-realty.com





For leasing information, please contact:

Dalida Silverman

Senior Portfolio Manager

DRE# 01209320

Direct (949) 656.4018

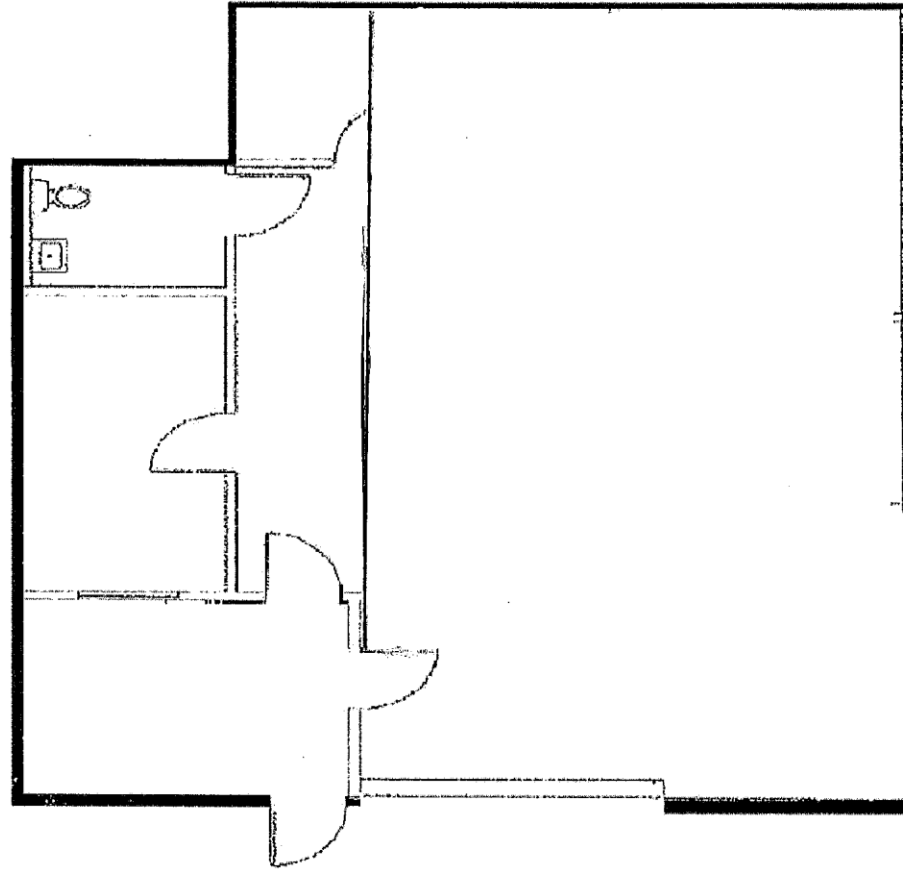
Mobile (951) 206.9364

dsilverman@mca-realty.com



No warranty or representative has been made to the accuracy of the forgoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

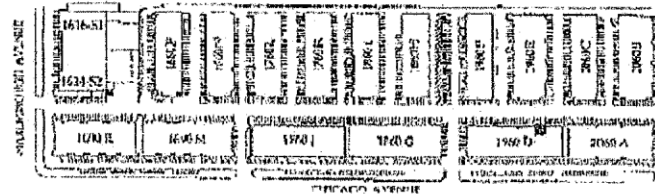
Riverside, California



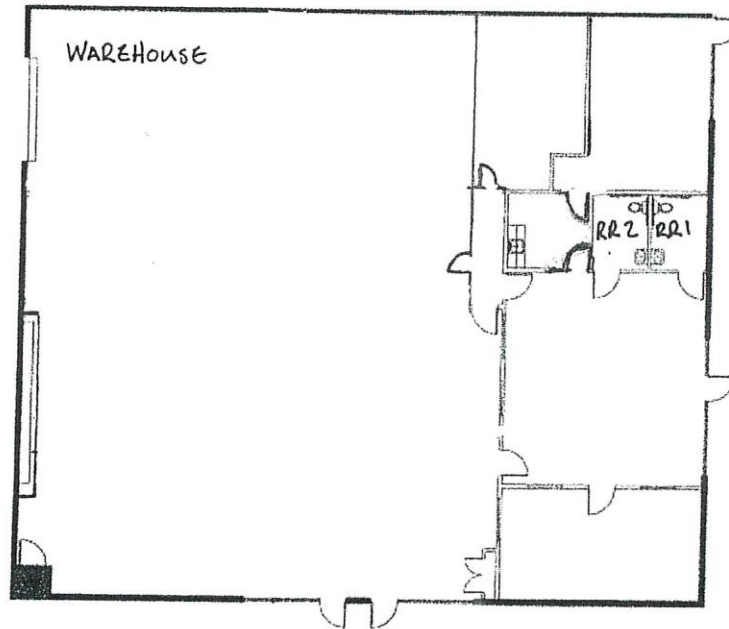
**1960 Chicago Ave., Suite D-20
Riverside, California 92507**

1,567 Square Feet

Site Plan

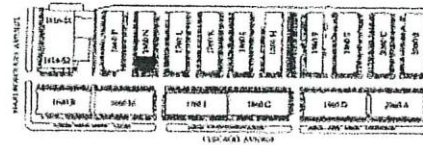


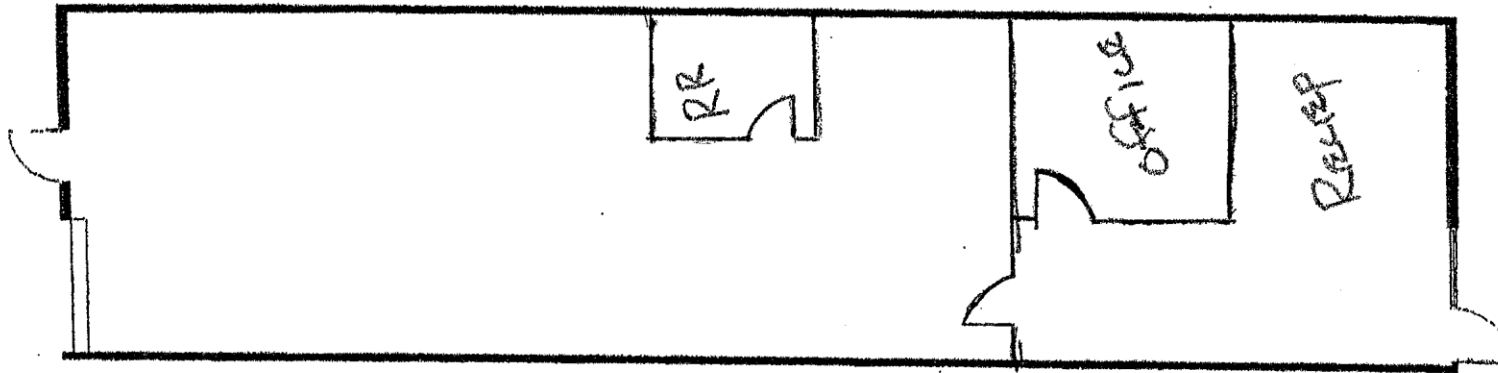
FREWAY INDUSTRIAL PARK



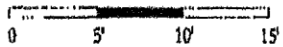
1660 Chicago Ave., Suite N-1
Riverside, California 92507

SITE PLAN





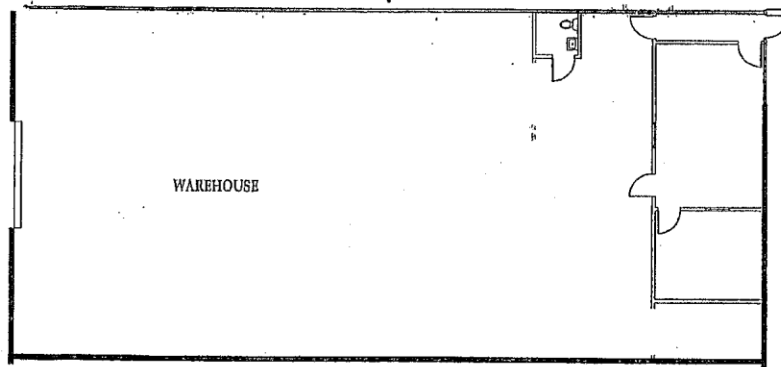
SITG PLAN



SIAIA
 ARCHITECTS

1860 Chicago Ave., Suite H-13
 Riverside, California 92507



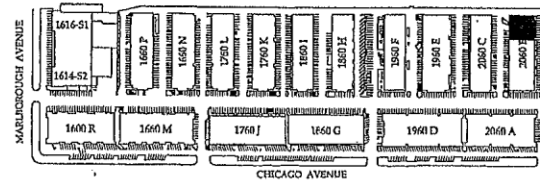


0 5' 10' 15'

SIAA
SILVERMASTER ASSOCIATES
INTERIORS AND ARCHITECTURE

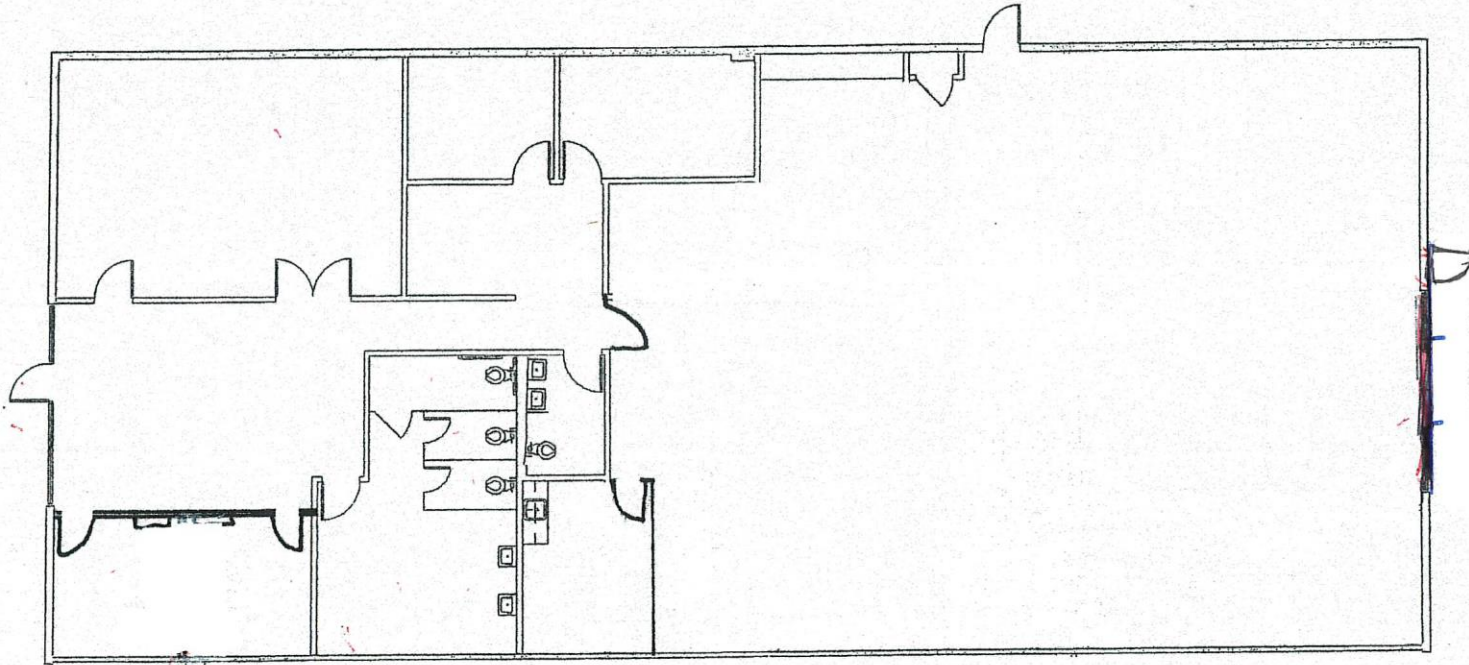
2060 Chicago Ave., Suite B-7
Riverside, California 92507

SITE PLAN

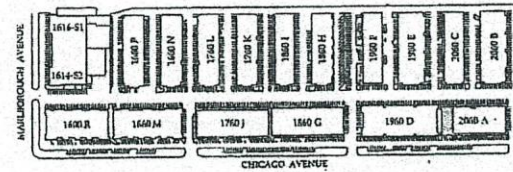


Leasing information:
951.682.6000

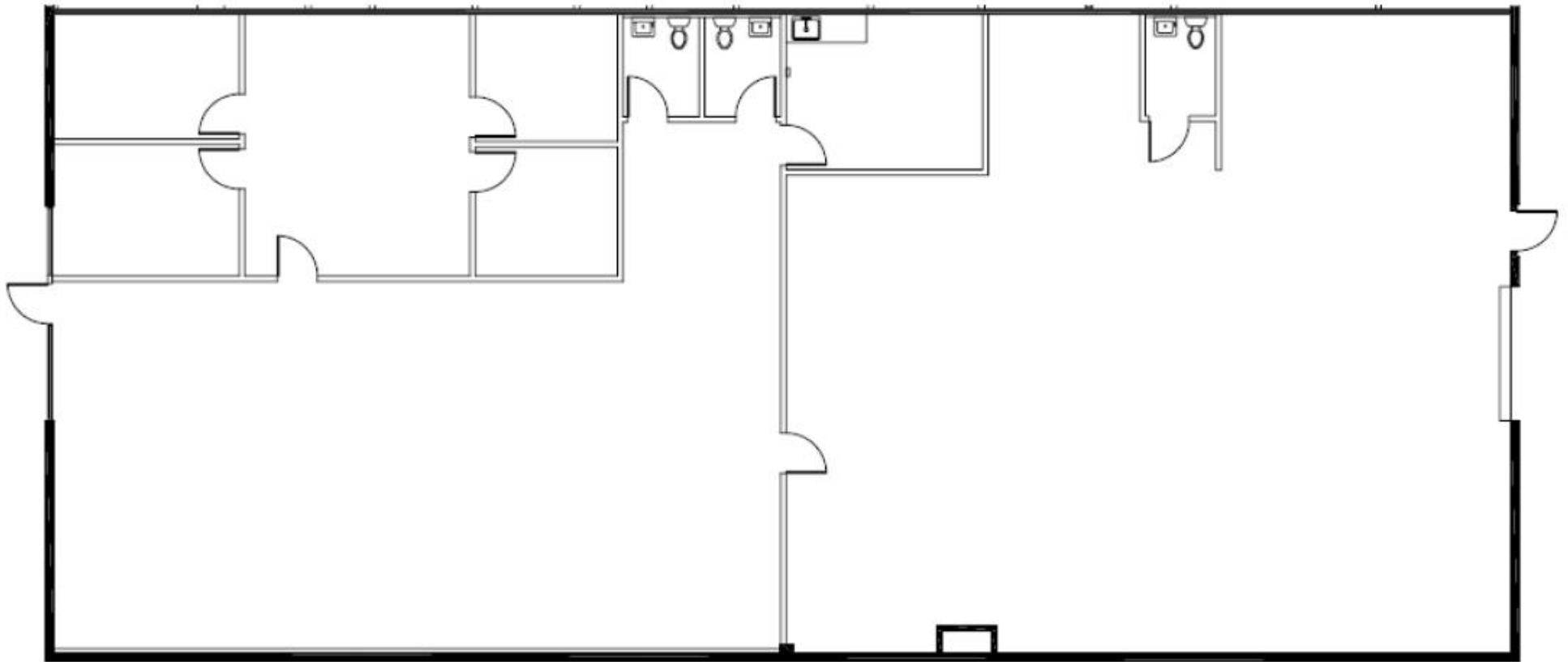
Riverside, California



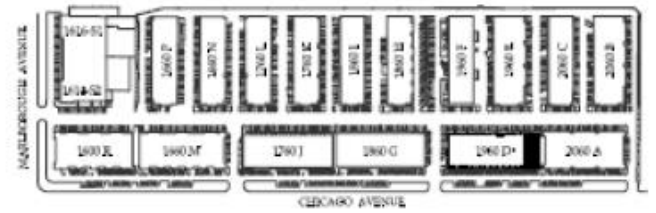
SITE PLAN



2060 Chicago Ave., Suite A-23
Riverside, California 92507

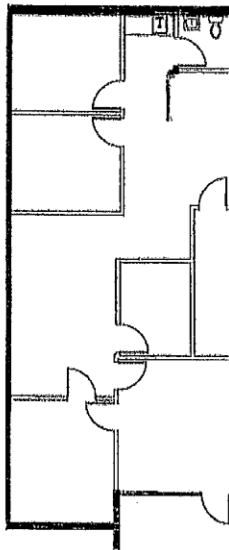


SITE PLAN



1960 Chicago Ave., Suite D-23&24
 Riverside, California 92507

5,654 Square Feet



SIA

11610 Chicago Ave., Suite M-11
Riverside, California 92507

SUB PLAN

