

FOR LEASE INDUSTRIAL SPACE FOR LEASE



Property Details

- Zoning: PD-CM
- Power: 200 Amp Service Available
- Construction: Concrete Tilt-Up
- Ceiling Height: 13 Feet
- Roll-Up Doors: 8' x 10', 10' x 10'
- Fully Equipped with Fire Sprinklers
- Prominent Tenant Signage Available
- Directory Tenant Signage Provided

Gateway Business Center | 2003-2053 Preisker Lane | Santa Maria, CA

Excellent location with easy access to U.S. Highway 101. Offers a well conceived traffic plan, providing ample customer, employee, and delivery parking. Customized for your business needs. Up to 40% office within each unit. Allowable uses include commercial, manufacturing, warehousing, and wholesale distribution. See next page for available spaces.

Pat Palangi

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Mike Kelly

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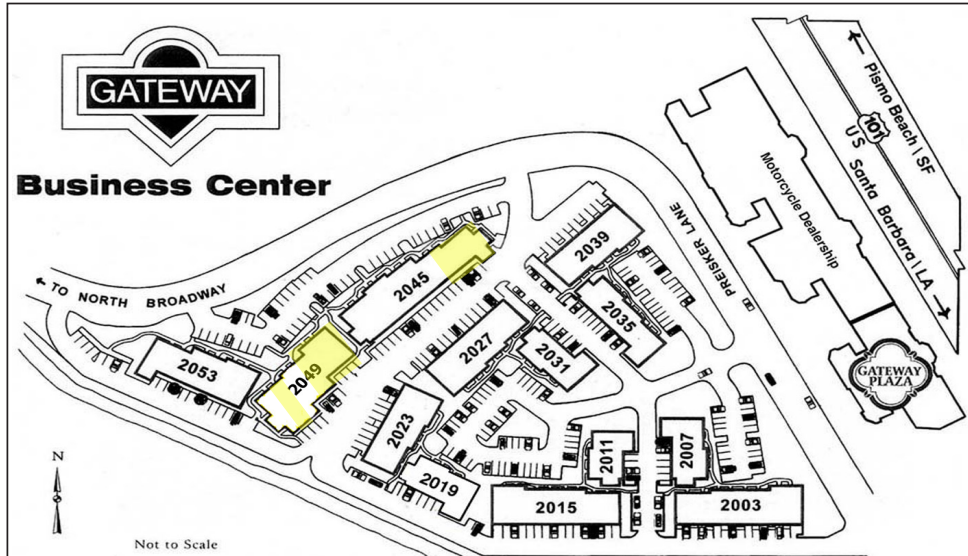


PO Box 250 | Santa Maria, CA 93456 | PacificaCommercialRealty.com

Information contained herein has been obtained from the owner of the property or from other sources deemed reliable. We have no reason to doubt its accuracy, but we do not guarantee it.

FOR LEASE 2003-2053 Preisker Lane, Santa Maria, CA

SITE PLAN



Address	SF	5 Year Price/SF	3 Year Price/SF	Type
2045 Preisker Lane, Ste. DEF	±3,178	\$1.07	\$1.10	NNN (0.43)
2049 Preisker Lane, Ste. DEF	±4,822	\$1.07	\$1.10	NNN (0.43)
2049 Preisker Lane, Ste. B	±1,111	\$1.07	\$1.10	NNN (0.43)
Base Rent shall increase annually according to CPI (3% min - 6% max)				

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