

# COMMERCIAL LEASE OPPORTUNITY

RIGHT SPACE | RIGHT PLACE



PRESENTED BY

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**MGR**  
Real Estate

## **738 S Waterman Ave, San Bernardino, CA**

Signalized Corner of Waterman Ave and Central Ave. Retail, Office, Industrial and Flex units available ranging from 960 – 2,200 SQFT. High traffic location with lots of parking. Each unit has private restrooms, entrances, utilities, and air conditioning. Professionally managed and well maintained.

### Features

- Remodeled Office, Restrooms, Flooring, Paint, Doors, Lights
- Industrial Units with Ground Level Doors
- Private Restrooms
- 200 AMPs , 3-Phase , 120/208 V
- Ample Parking
- Signalized Corner

**Commercial | Residential | Property Management**

Ontario (909) 981-4466 | Victorville (760) 269-0400 | Carlsbad (760) 683-8102

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