



Exceptional Commercial Building with Upgrades

550 Highway 46, Wasco, CA 93280



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Exceptional Commercial Building with Upgrades

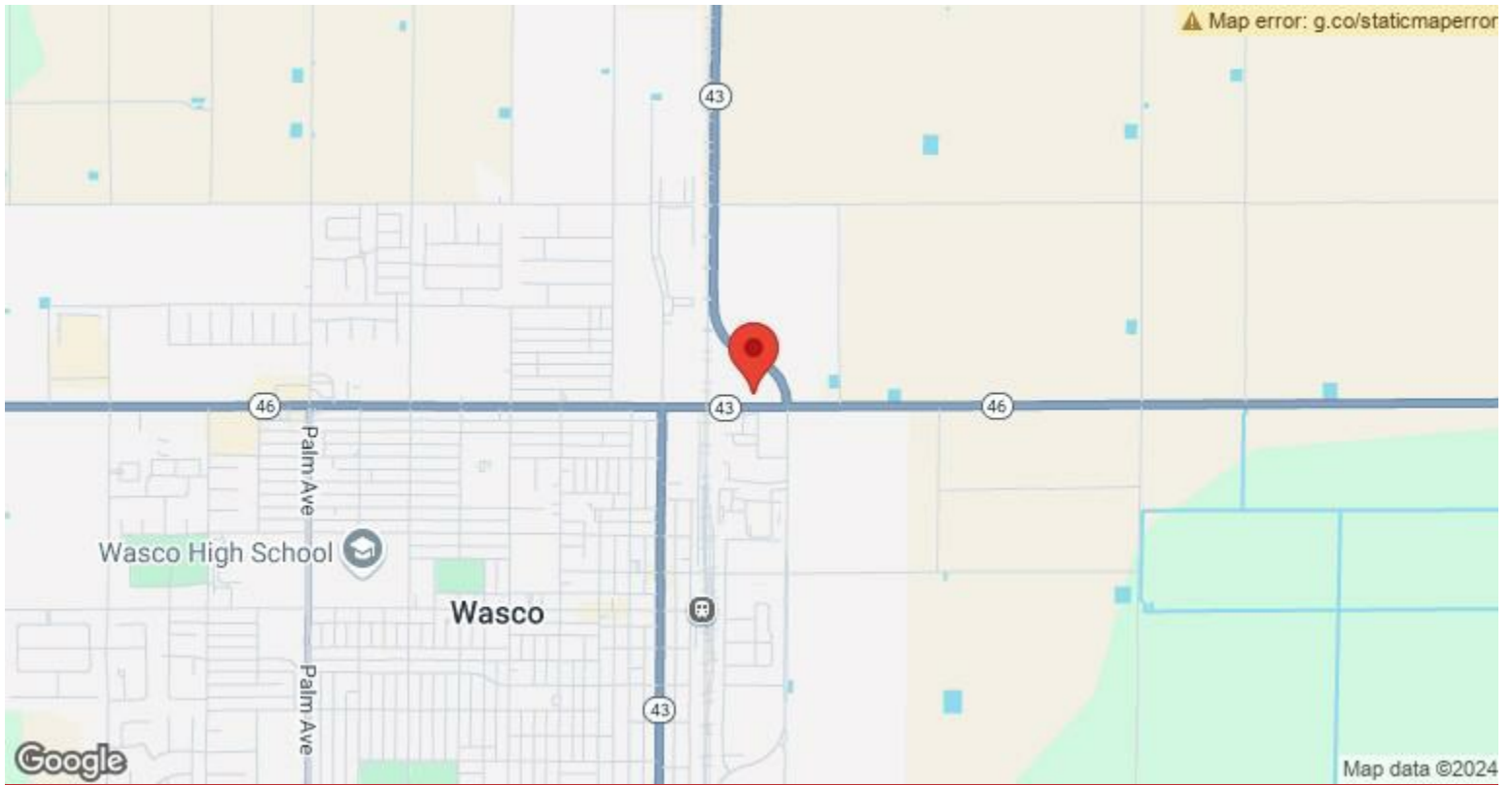
\$950,000

For Sale: Exceptional Commercial Building with Upgraded Warehouses and Cold Storage Unit** Discover a rare opportunity with this outstanding commercial property featuring two fully upgraded spacious warehouses and a cold storage unit. This hidden gem has undergone extensive renovations, ensuring a modern and efficient space for your business needs. Key upgrades include: - Complete roof replacement with durable metal sheets - Brand new metal framing for enhanced structural integrity - Comprehensive electrical rewiring throughout the building - Major plumbing improvements, including six renovated bathrooms and a new main line - Freshly painted exterior and interior, providing a clean, professional...

- Two warehouse buildings
- Cold Storage Unit
- Semi-Rectangular Lot fenced in
- High traffic count area
- Highway 46



Price:	\$950,000
Property Type:	Industrial
Property Subtype:	Warehouse
Building Class:	C
Sale Type:	Investment or Owner User
Lot Size:	0.80 AC
Rentable Building Area:	10,581 SF
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No. Stories:	1
Year Built:	1950
Tenancy:	Single
Parking Ratio:	1.13/1,000 SF
Clear Ceiling Height:	12 FT
No. Drive In / Grade-Level Doors:	1
Zoning Description:	3402



550 Highway 46, Wasco, CA 93280

Property Photos



Aerial View



Exterior Back

Property Photos



Exterior Back



Exterior Back

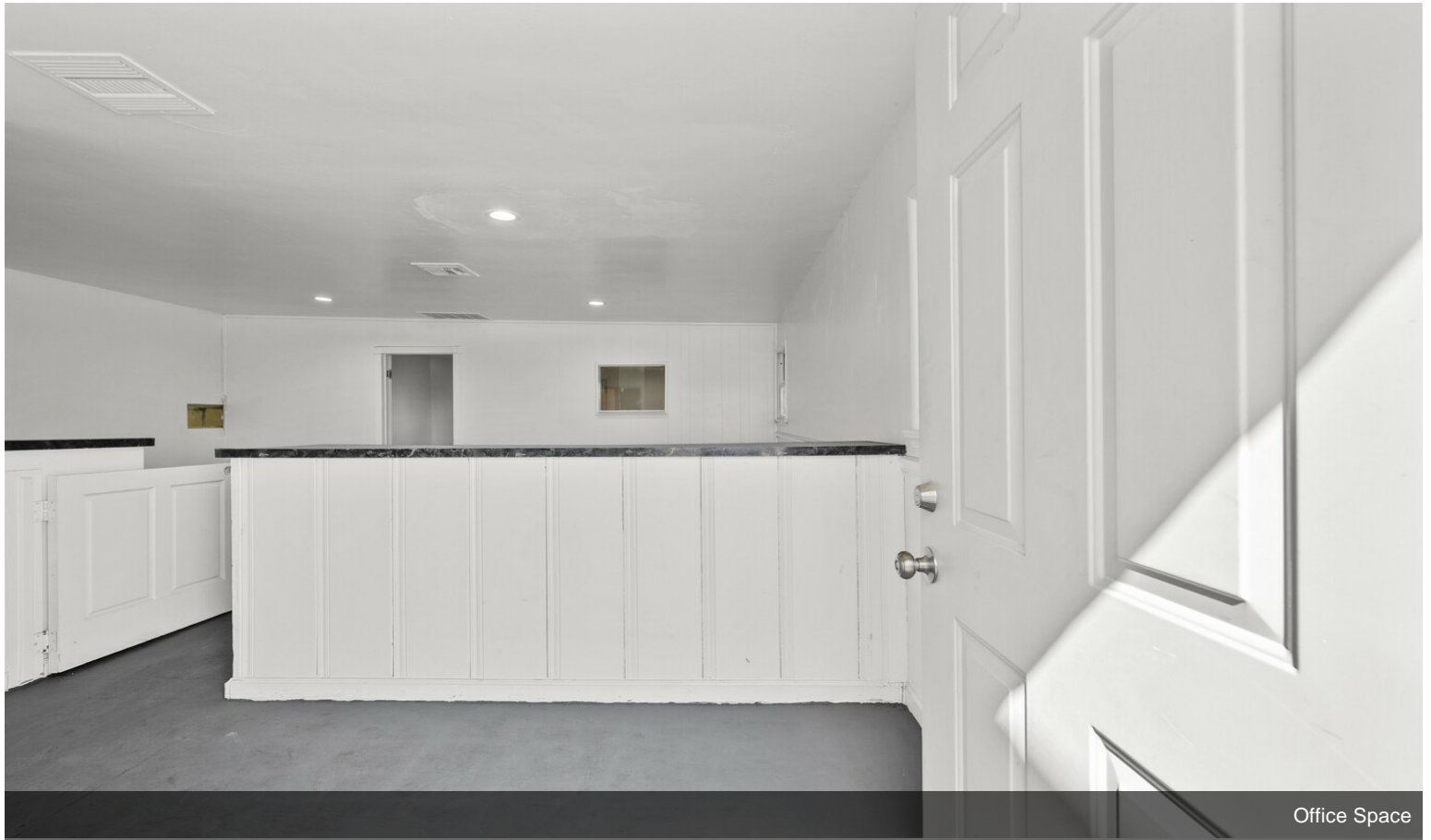
Property Photos



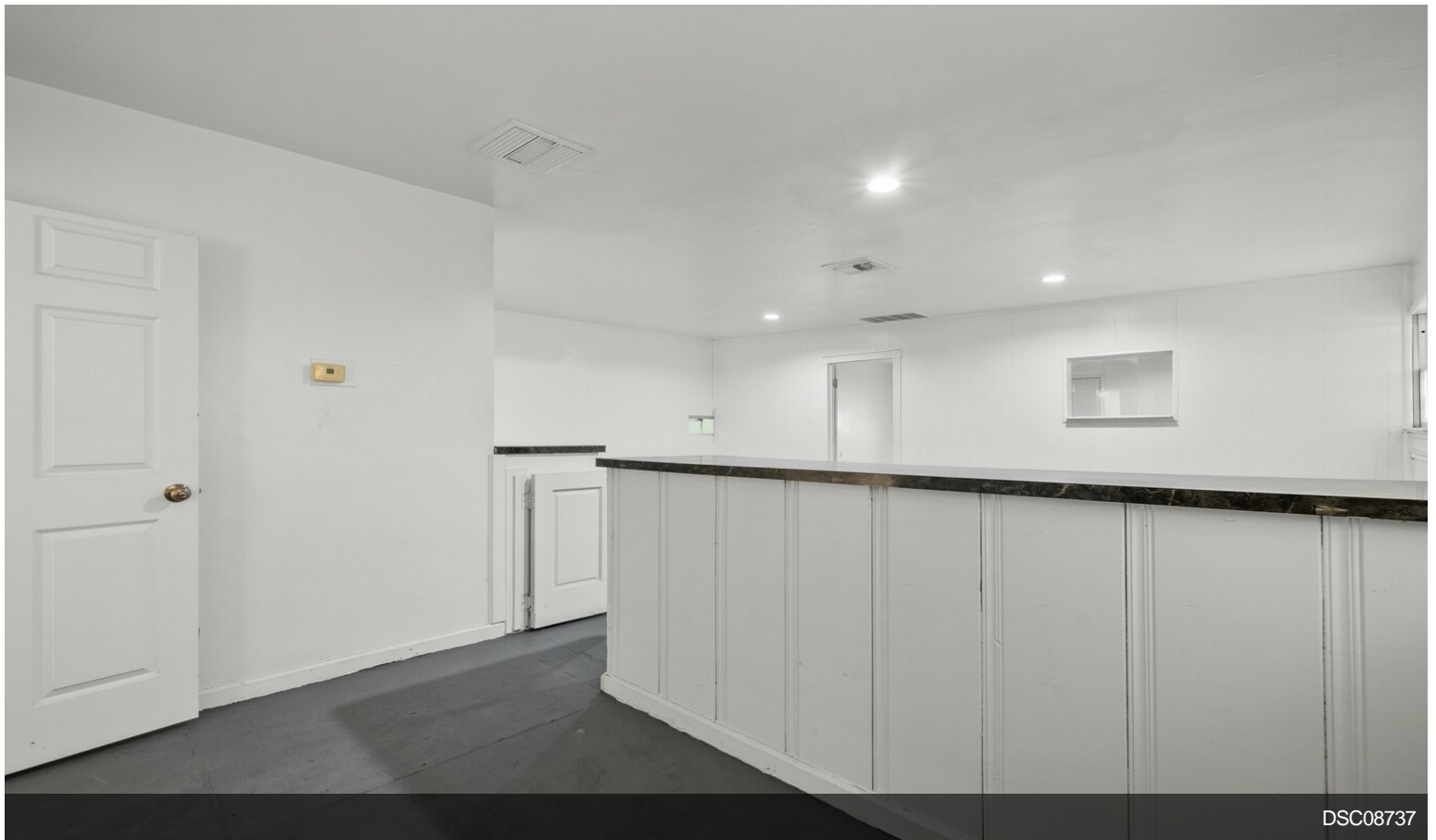
Exterior Back



Property Photos

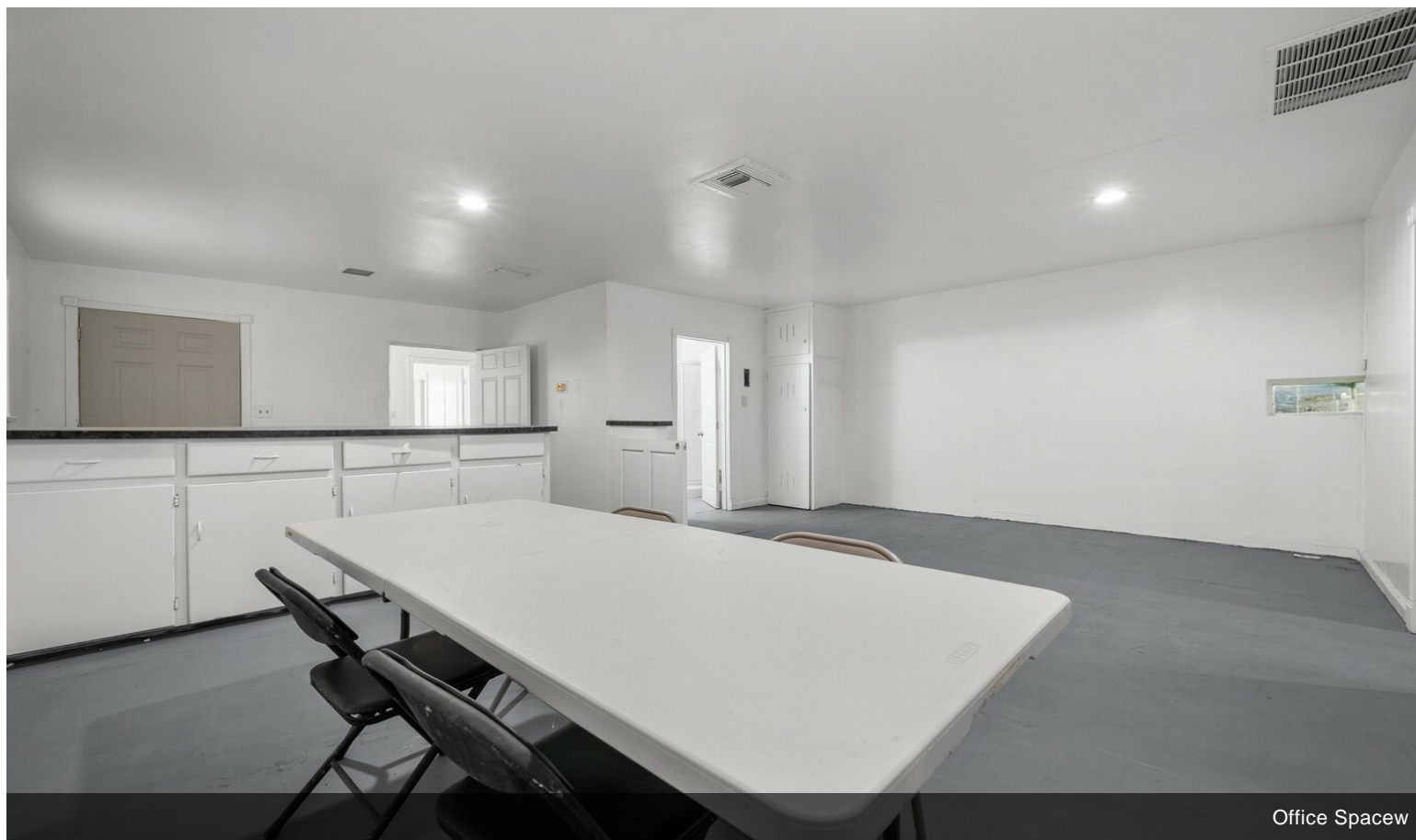


Office Space

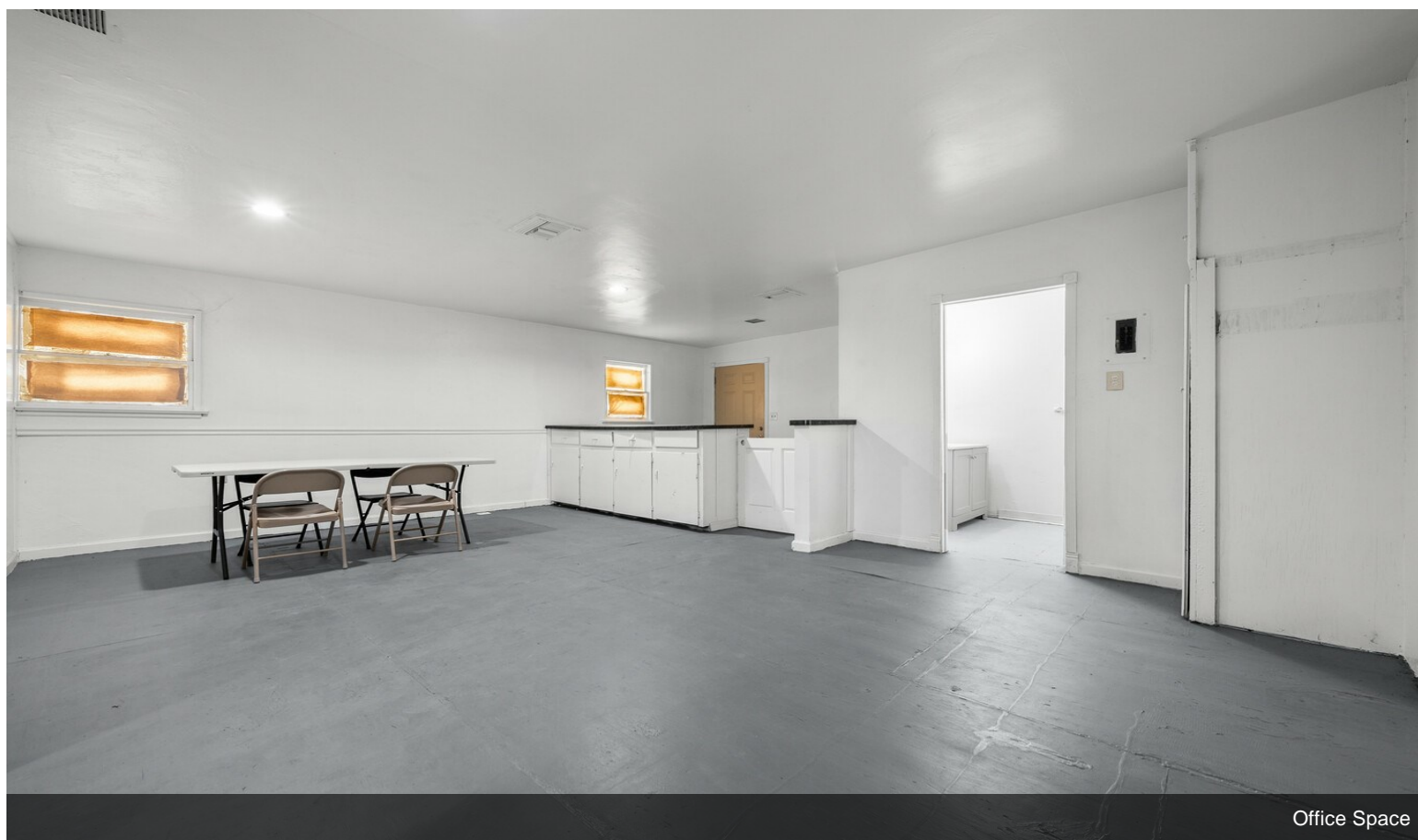


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Property Photos

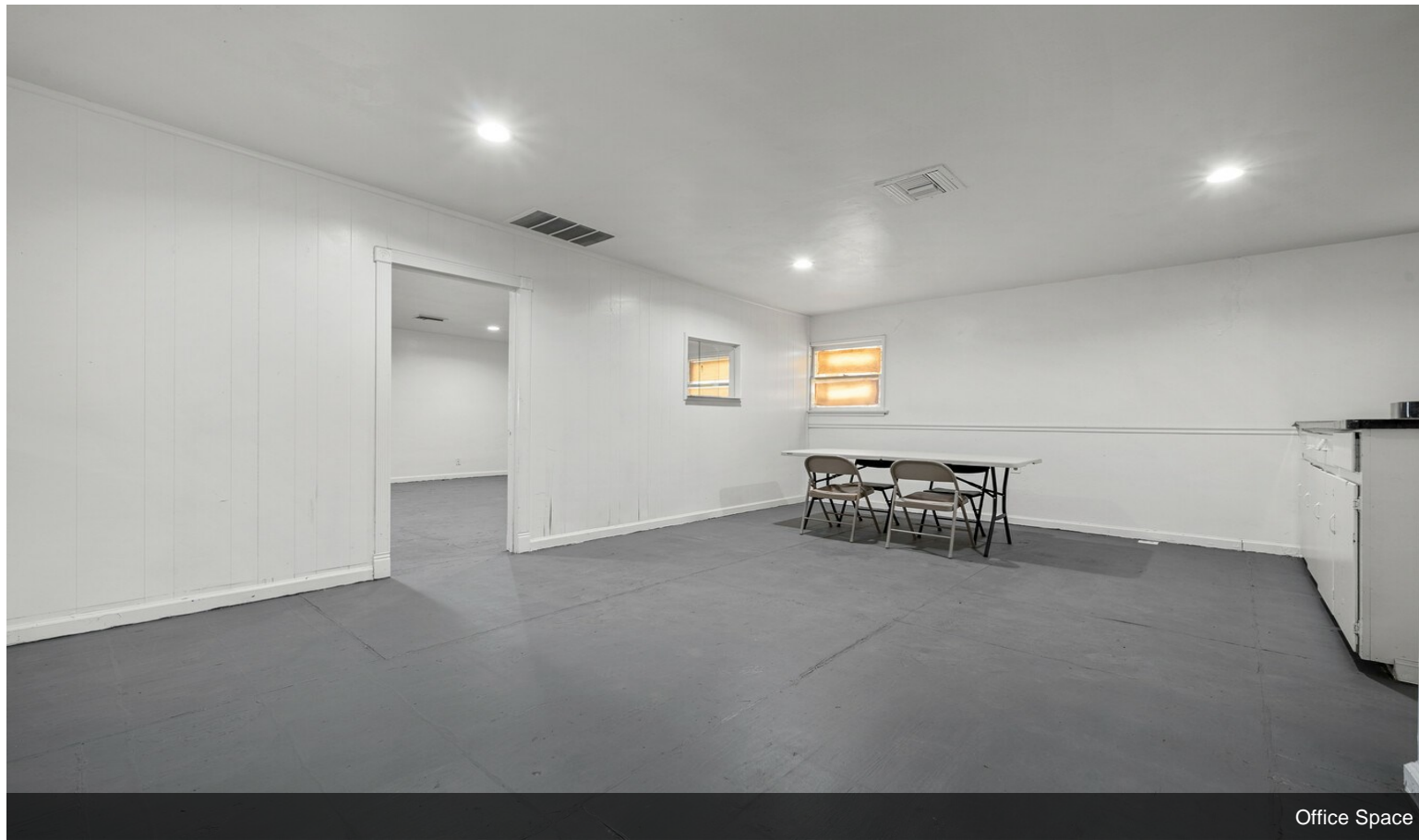


Office Spacew

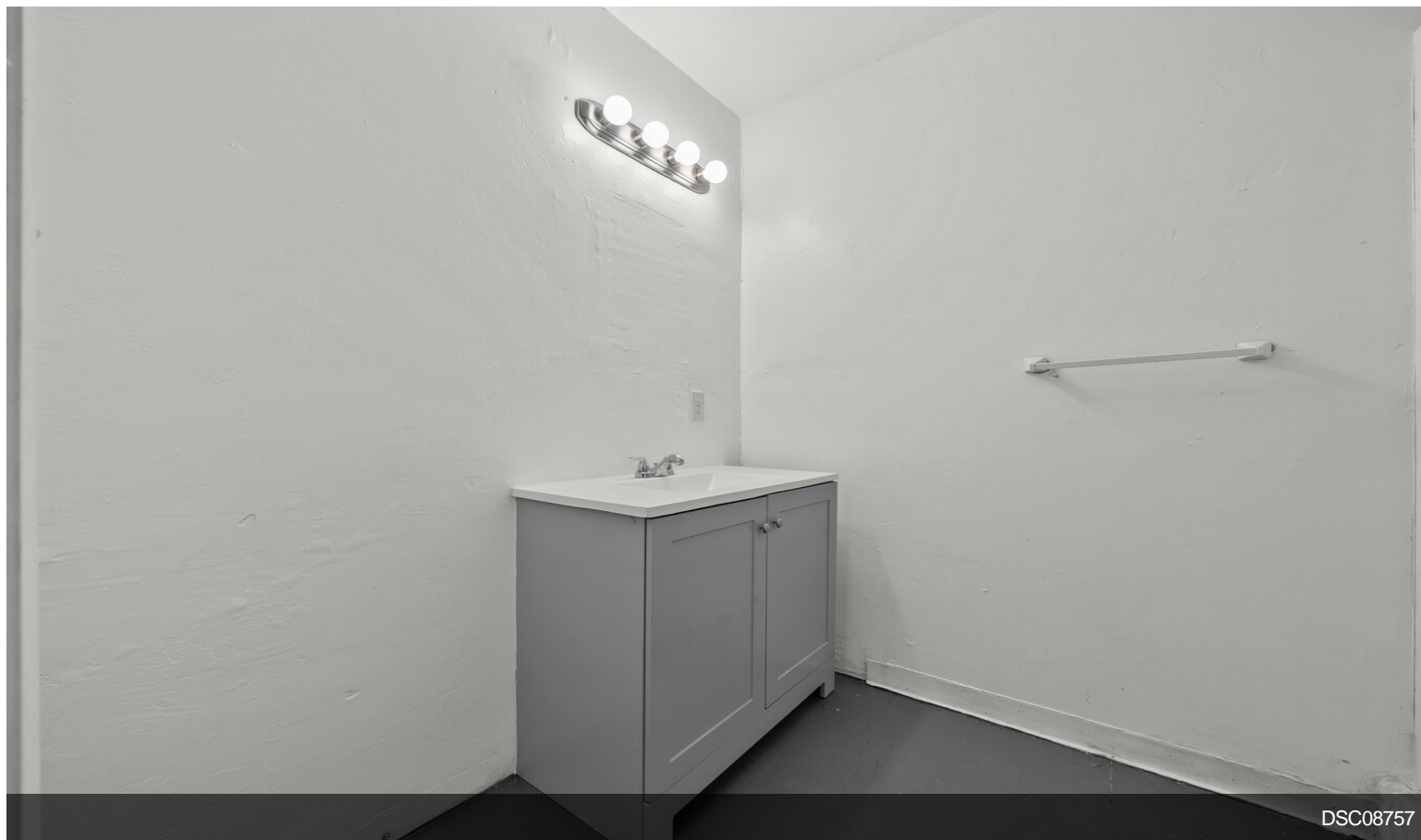


Office Space

Property Photos



Office Space



DSC08757

Property Photos

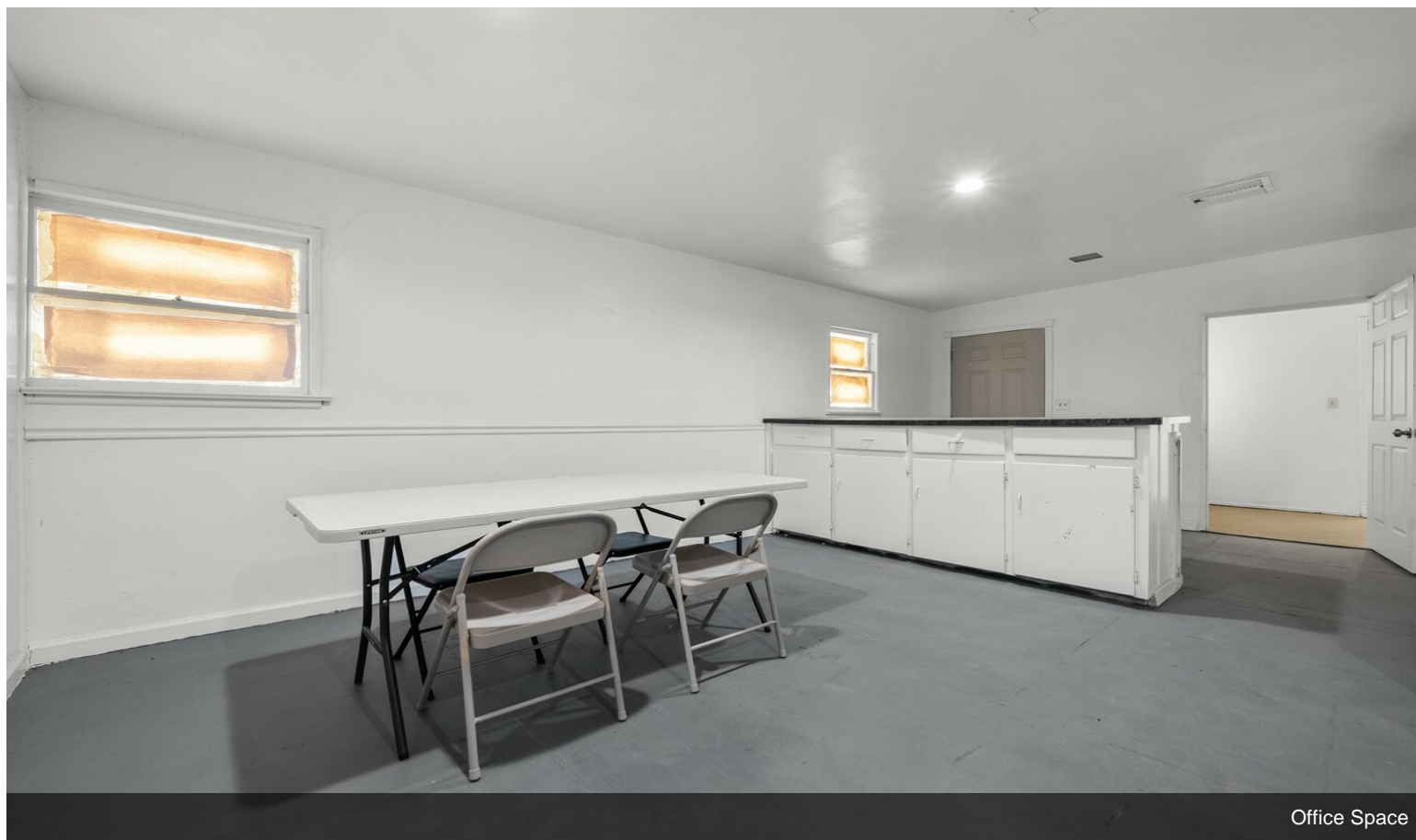


Private Shower

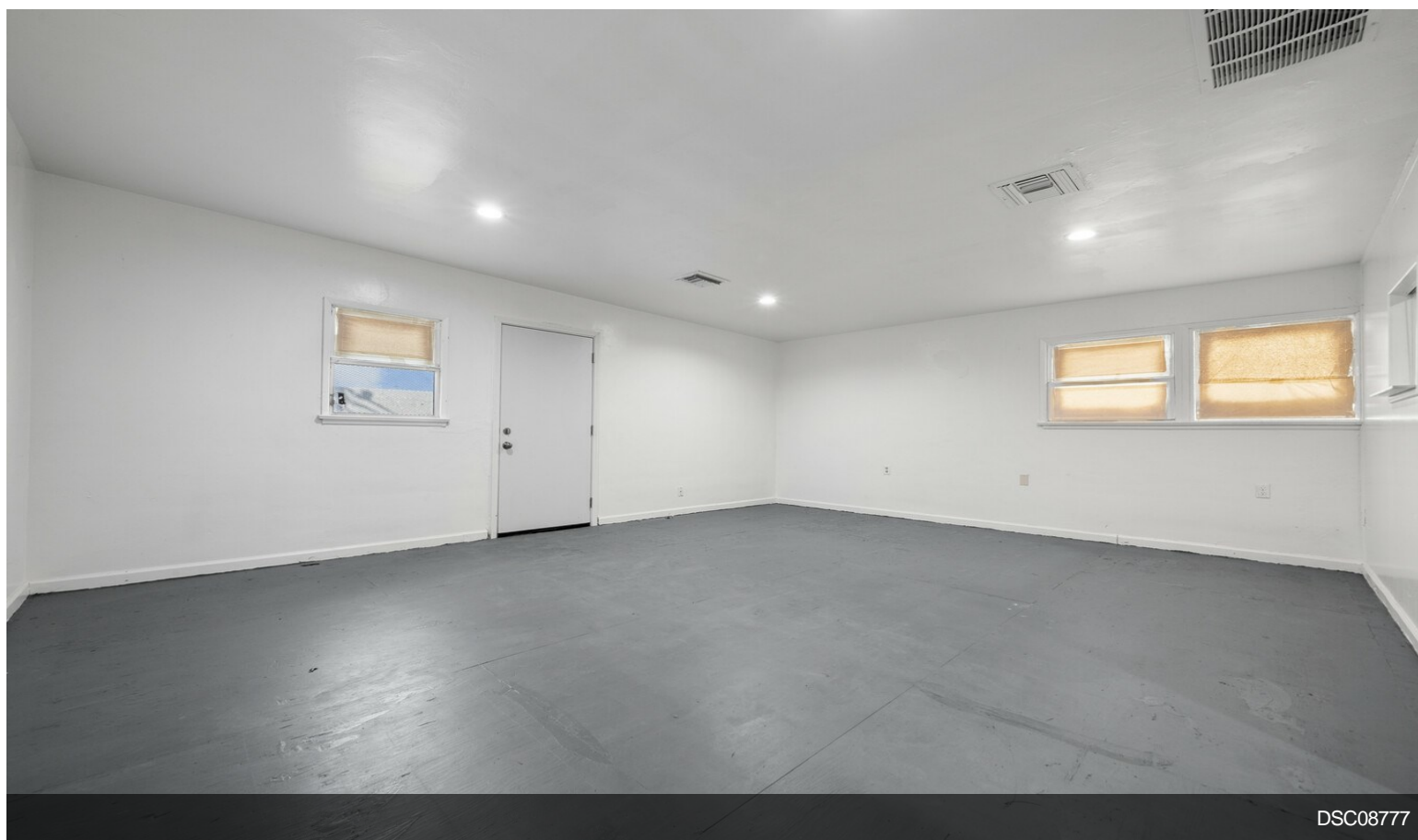


Private Restroom and Shower

Property Photos

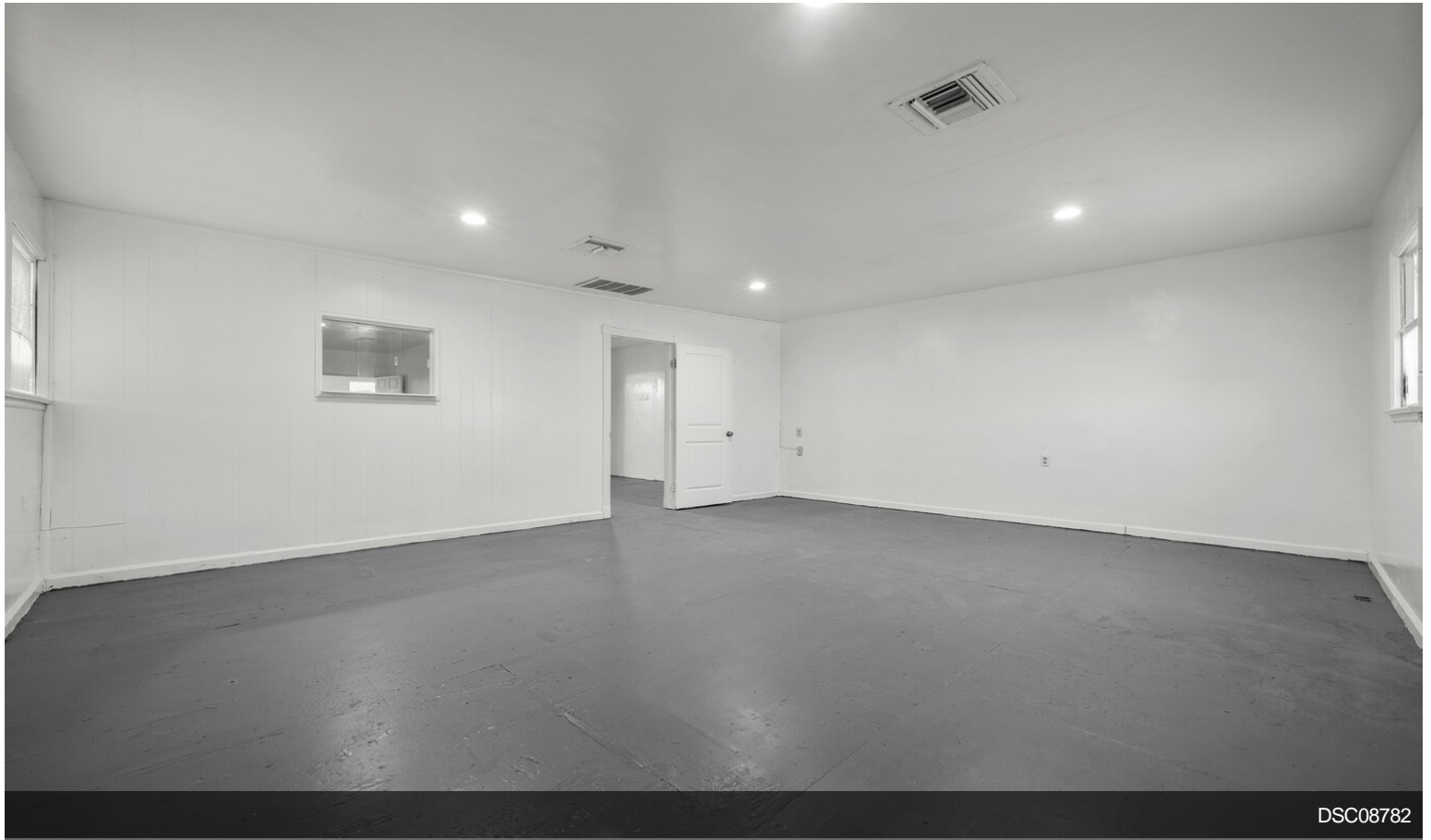


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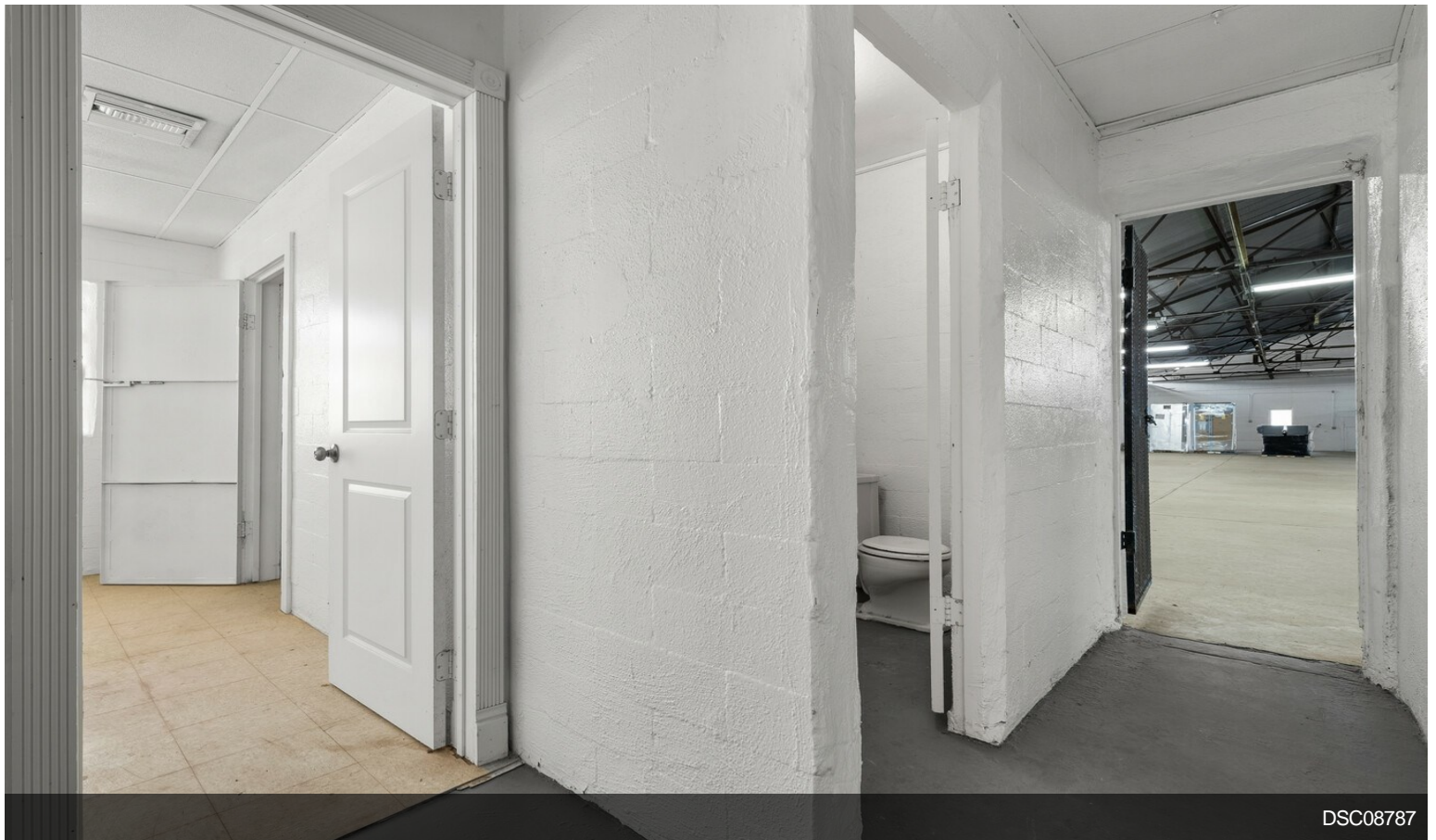


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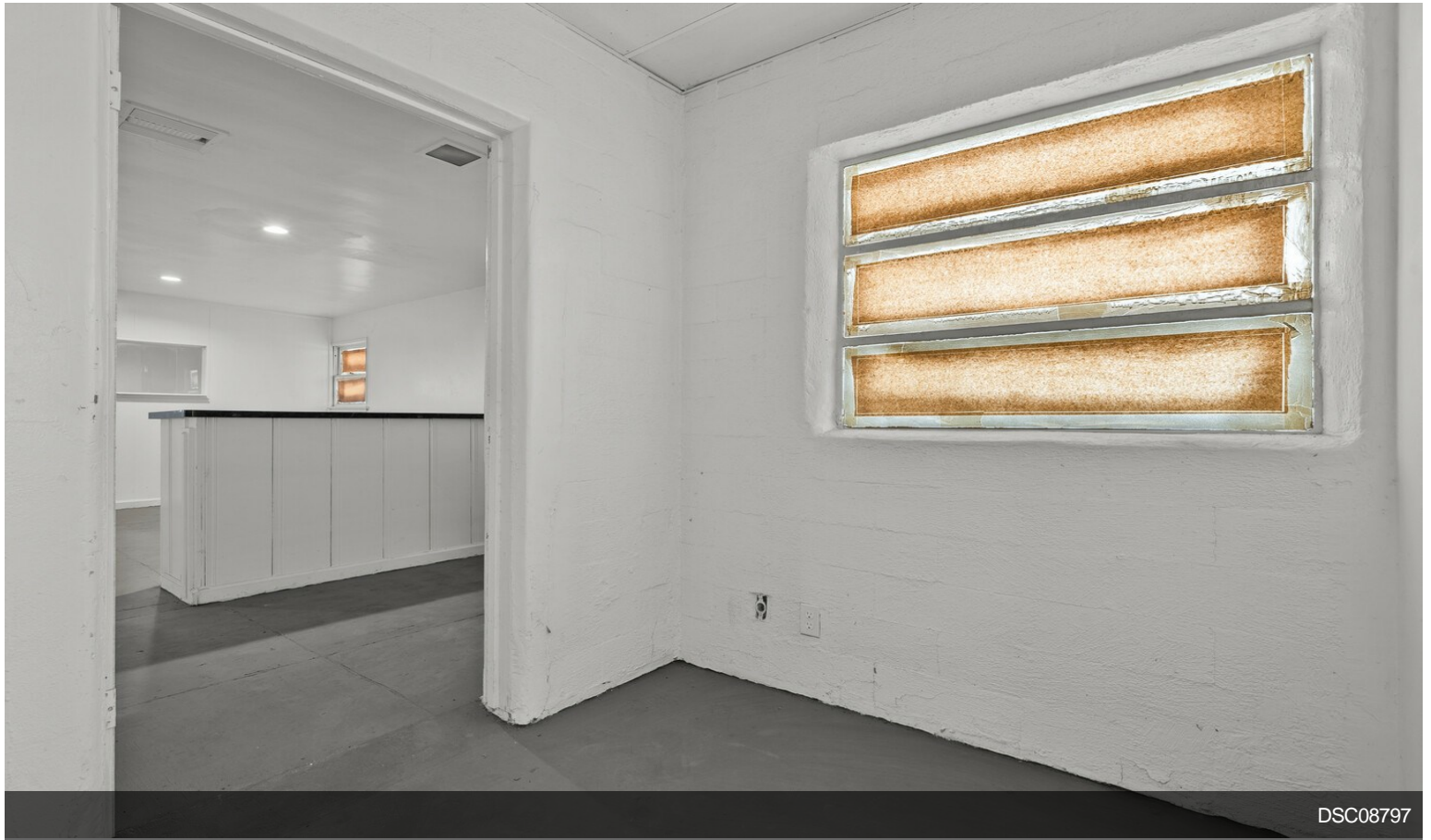


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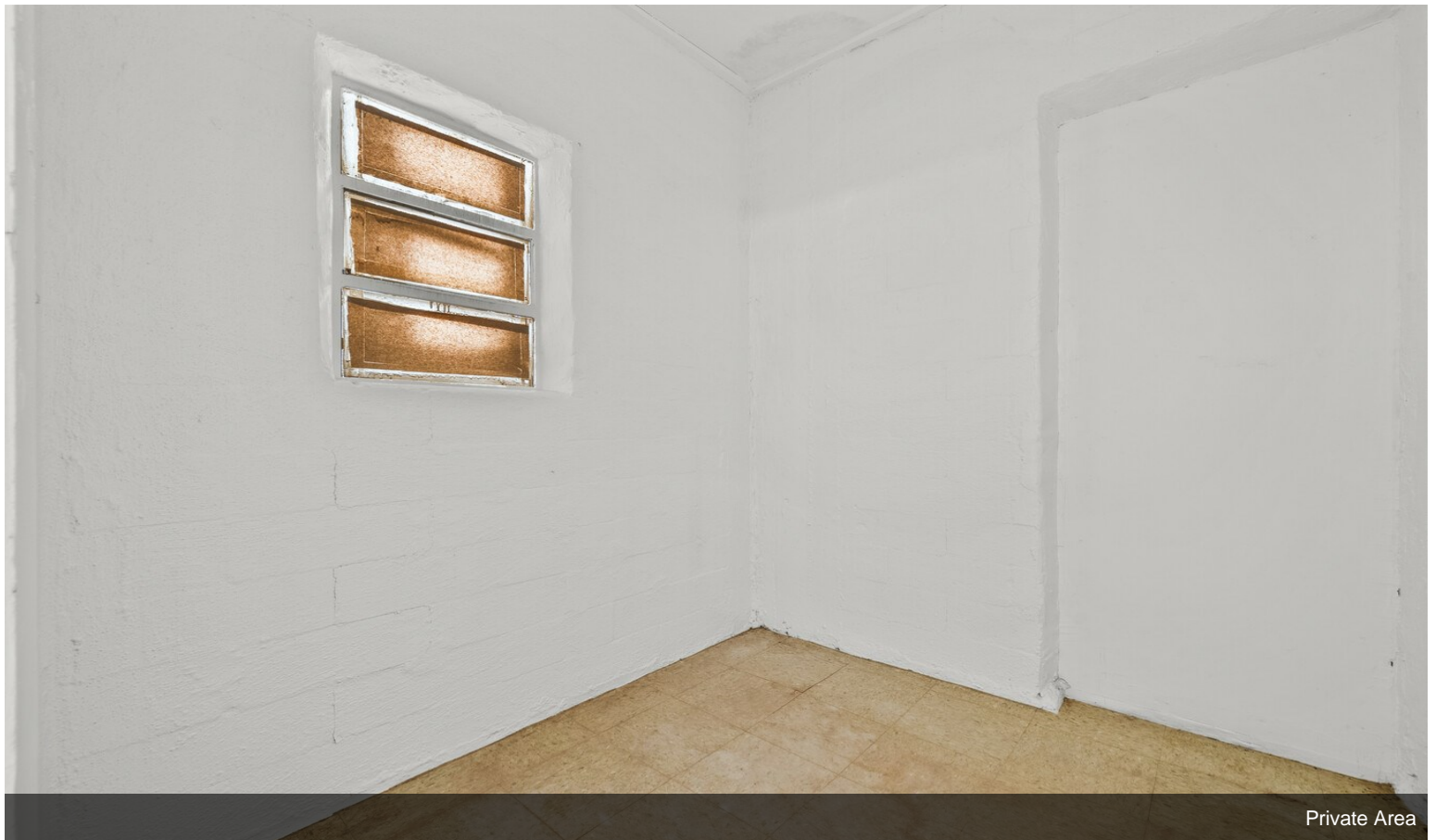
Property Photos



Property Photos

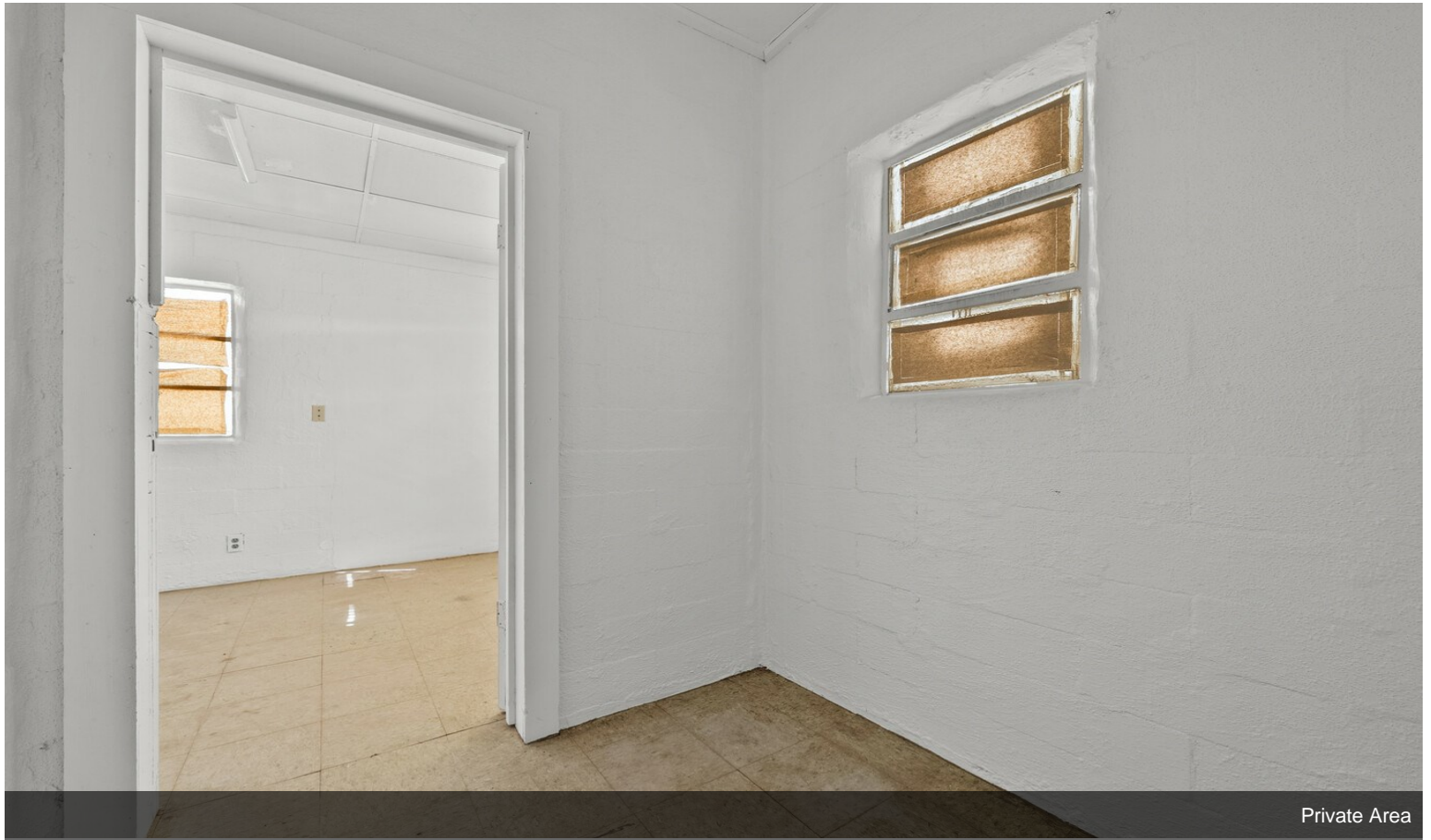


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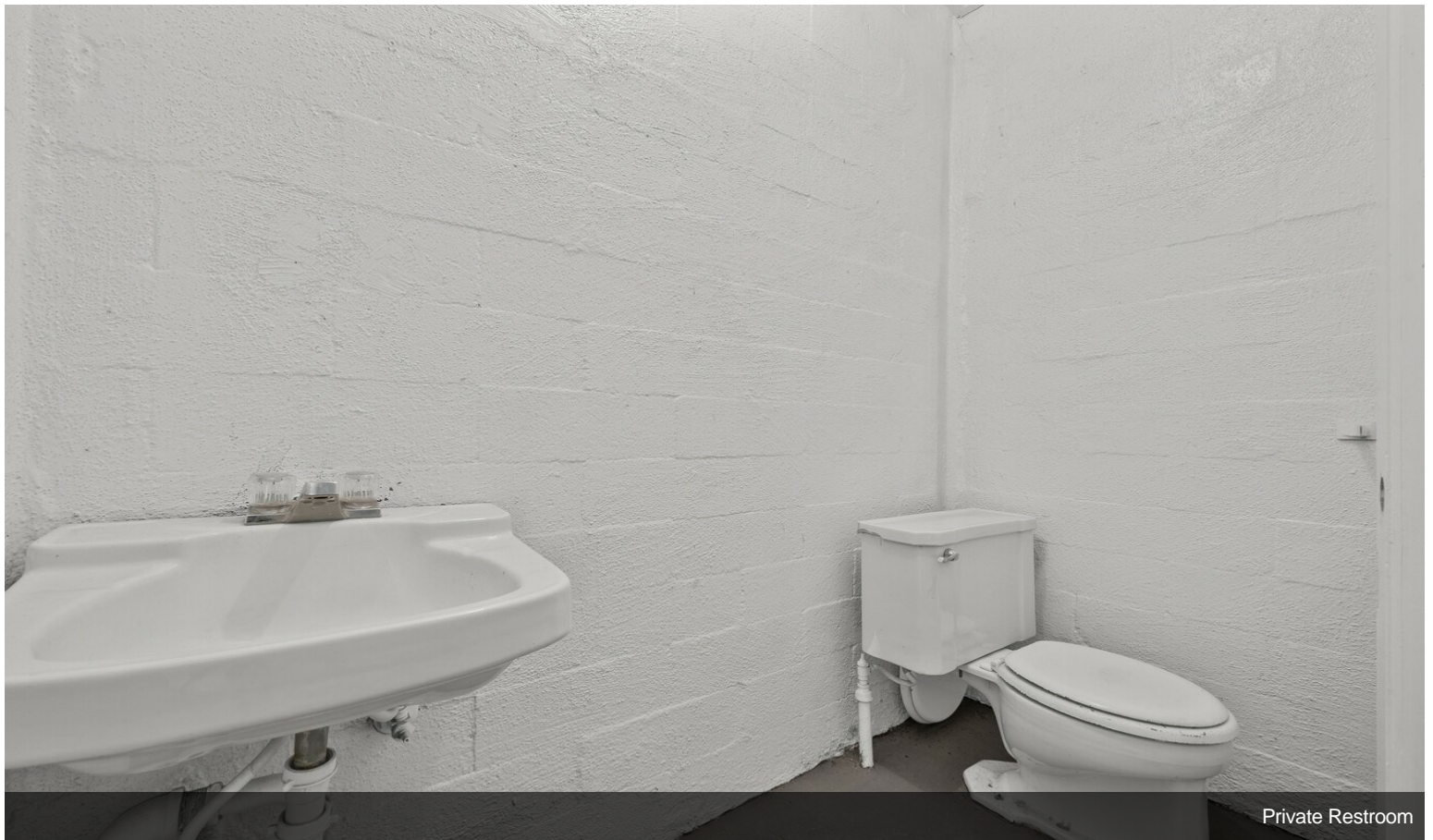


Private Area

Property Photos

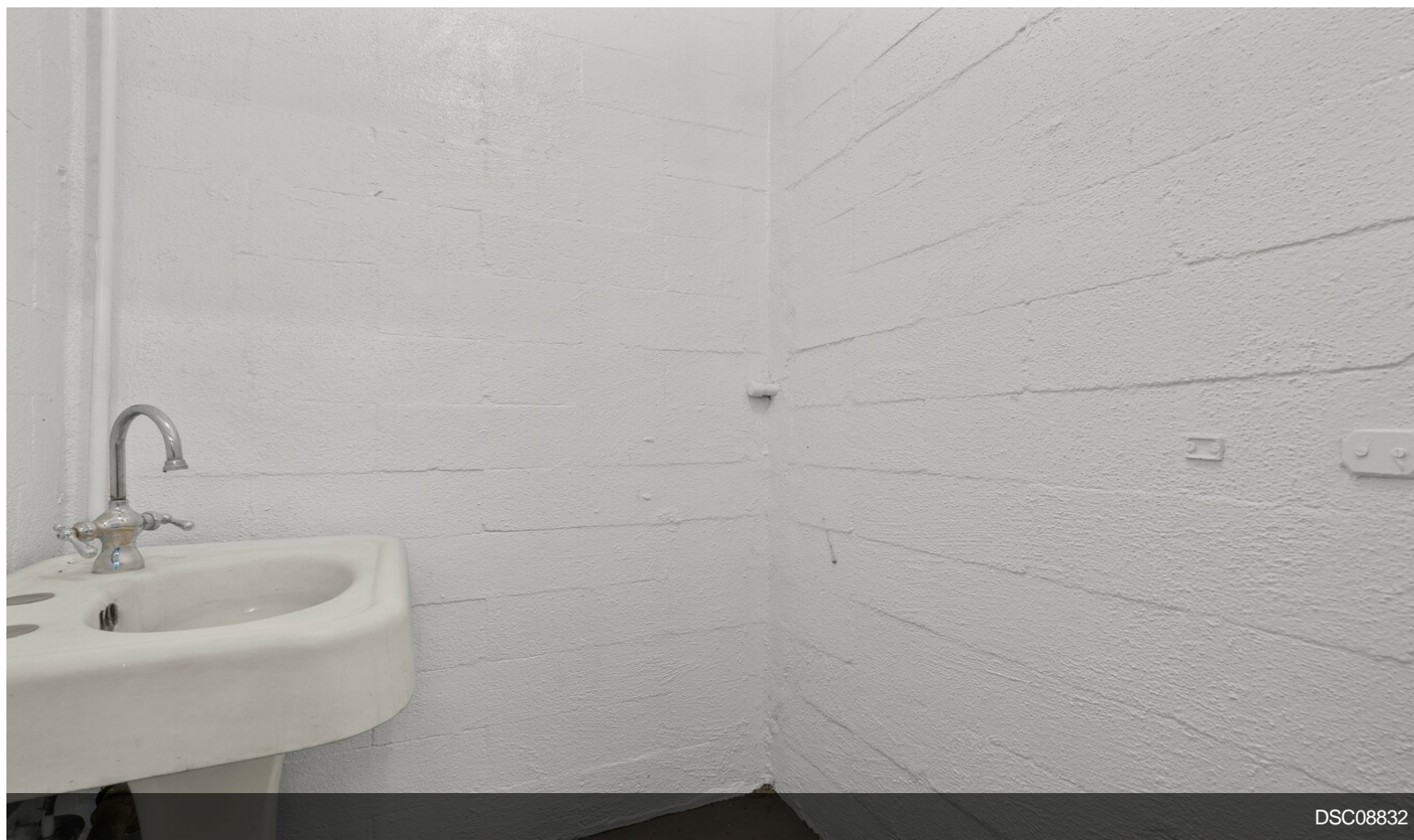


Private Area



Private Restroom

Property Photos

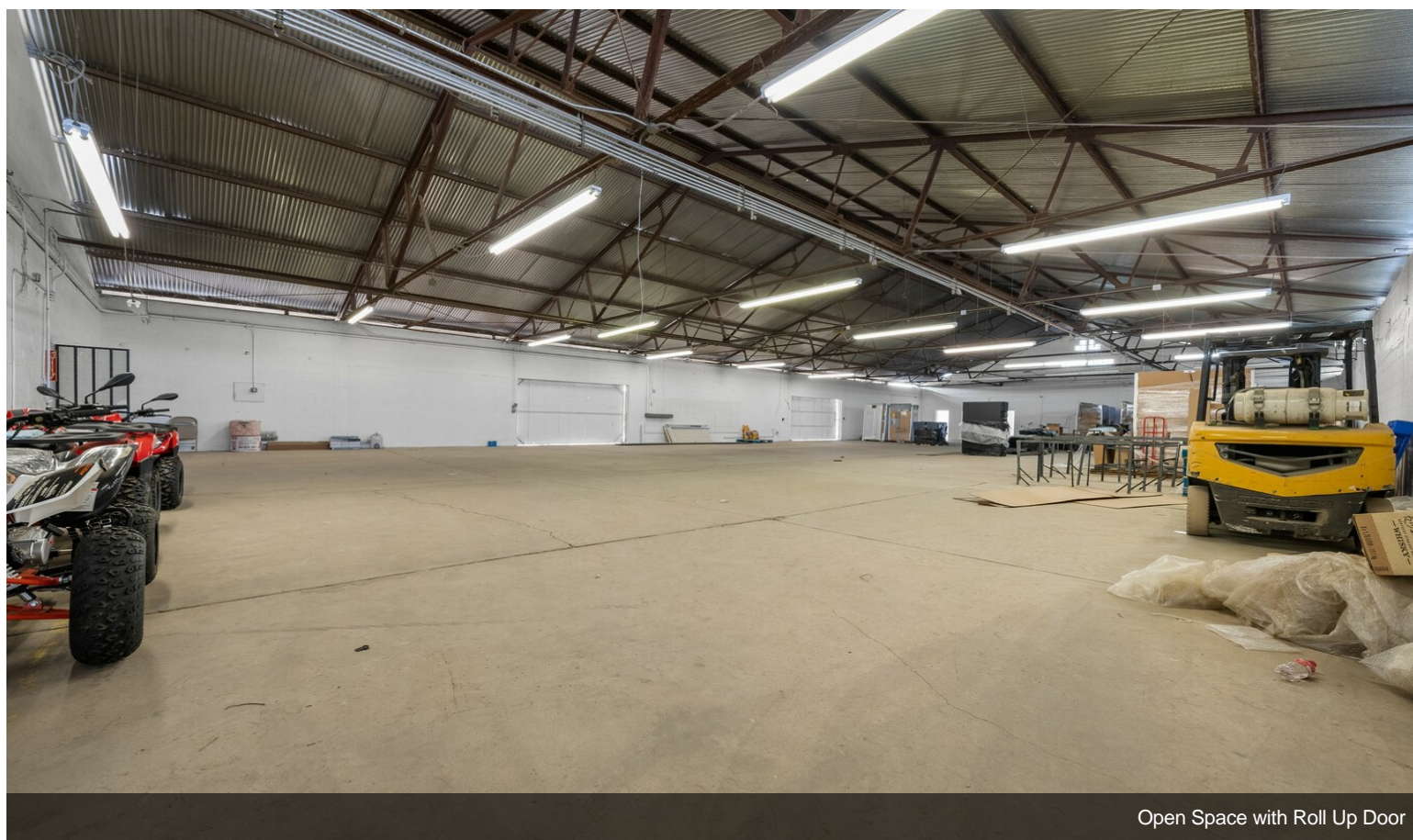


DSC08832



Open Space with Roll Up Door

Property Photos



Open Space with Roll Up Door



Open Space With Roll Up Door

Property Photos

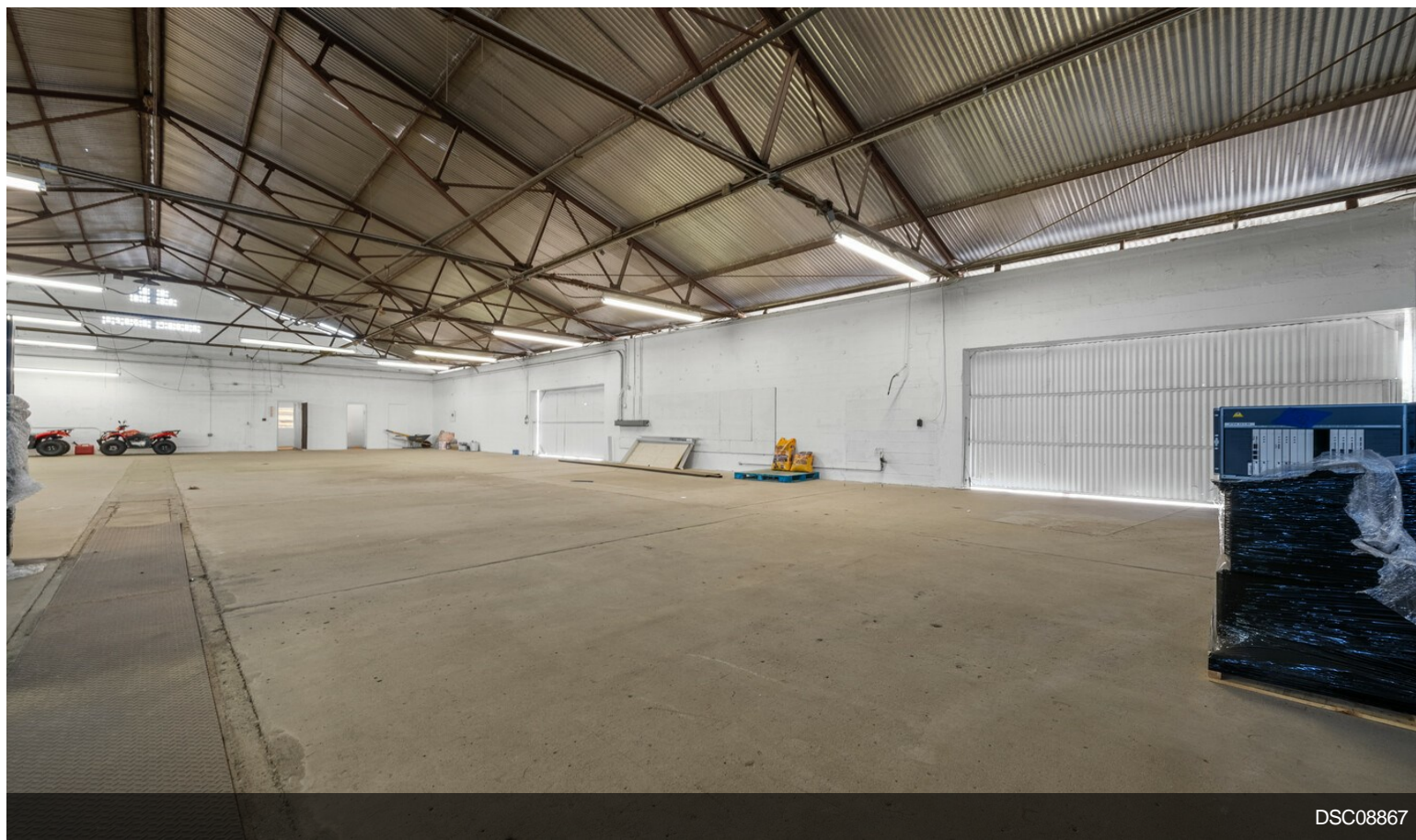


Open Space with Roll Up Door

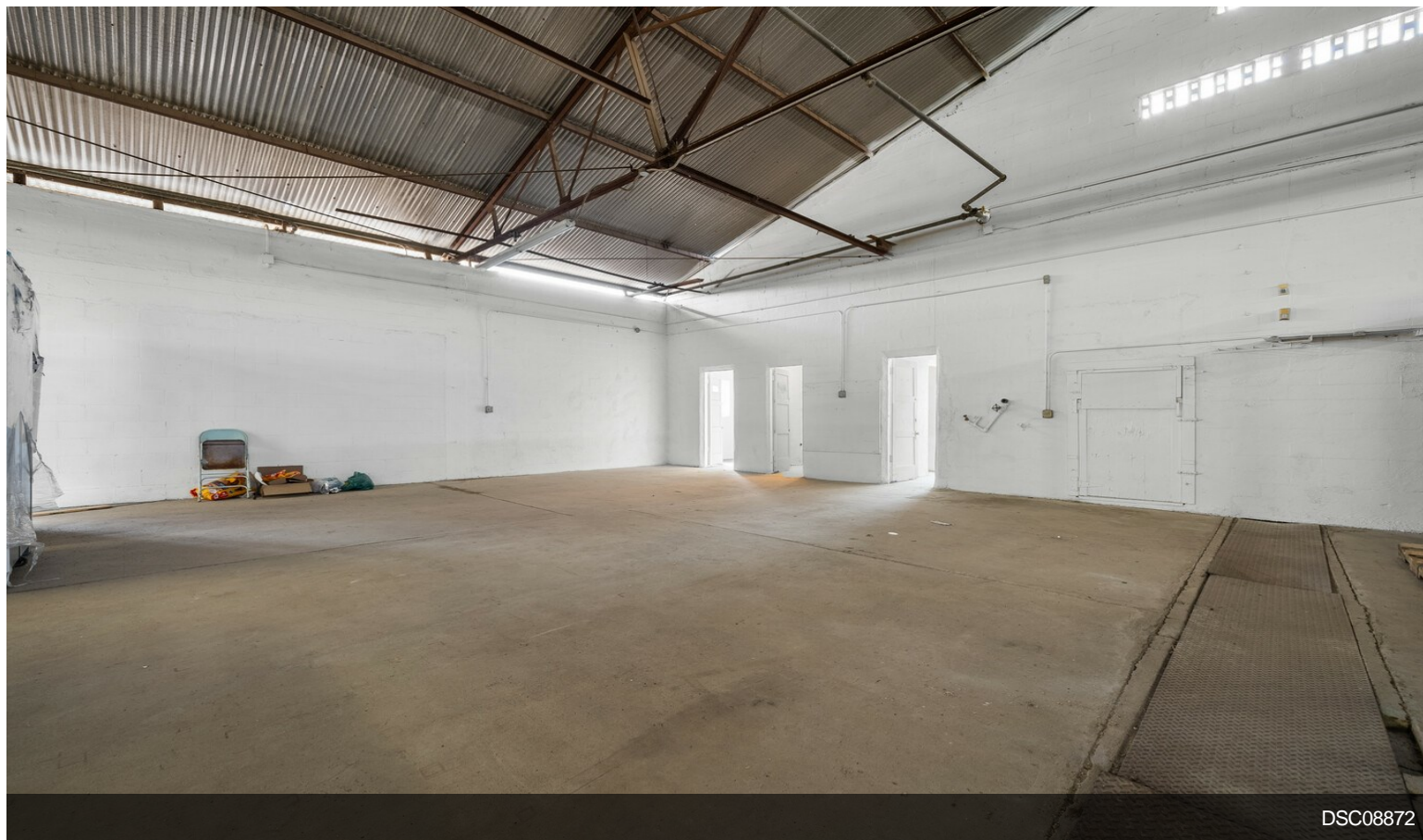


DSC08857

Property Photos



DSC08867

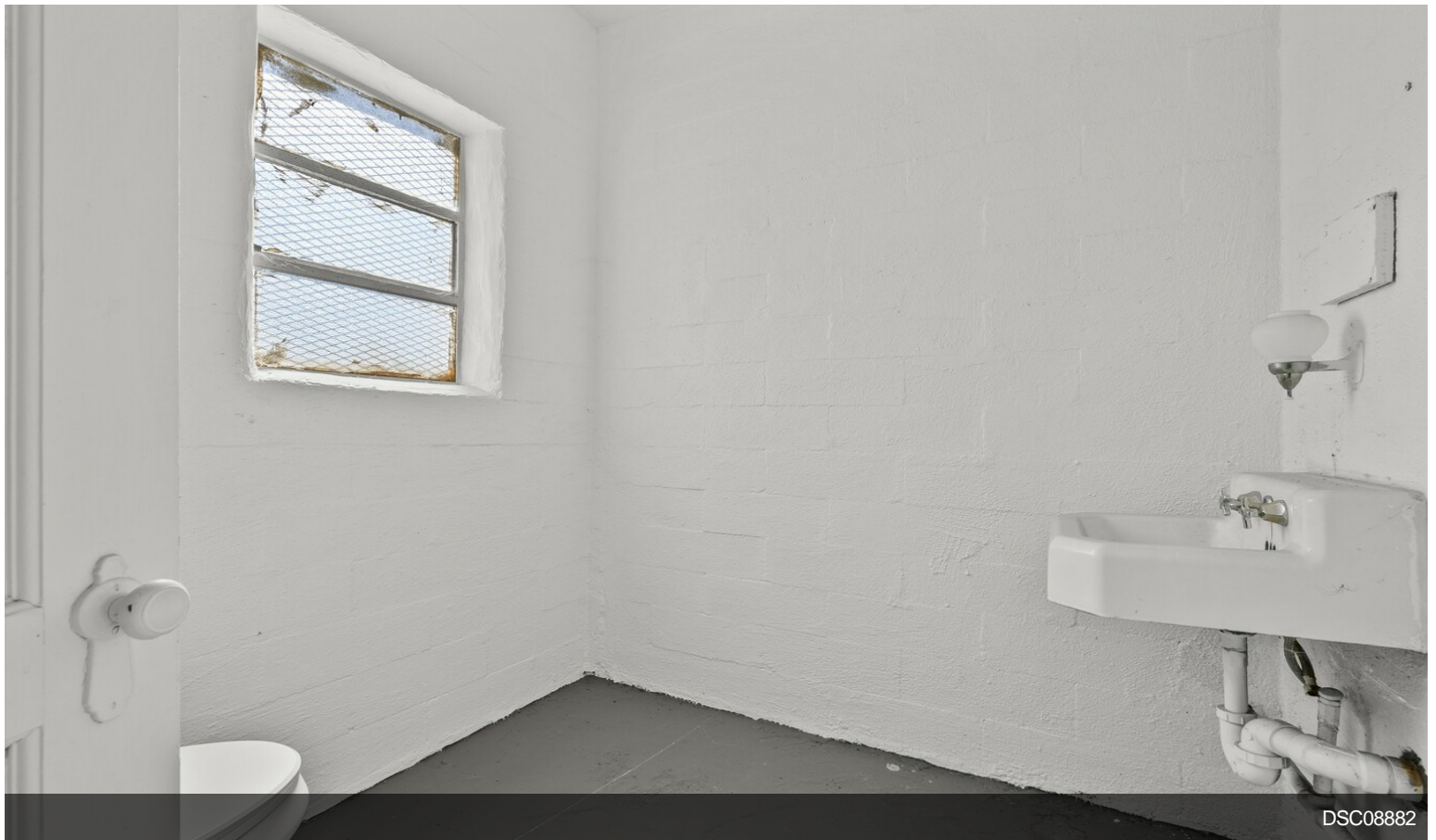


DSC08872

Property Photos

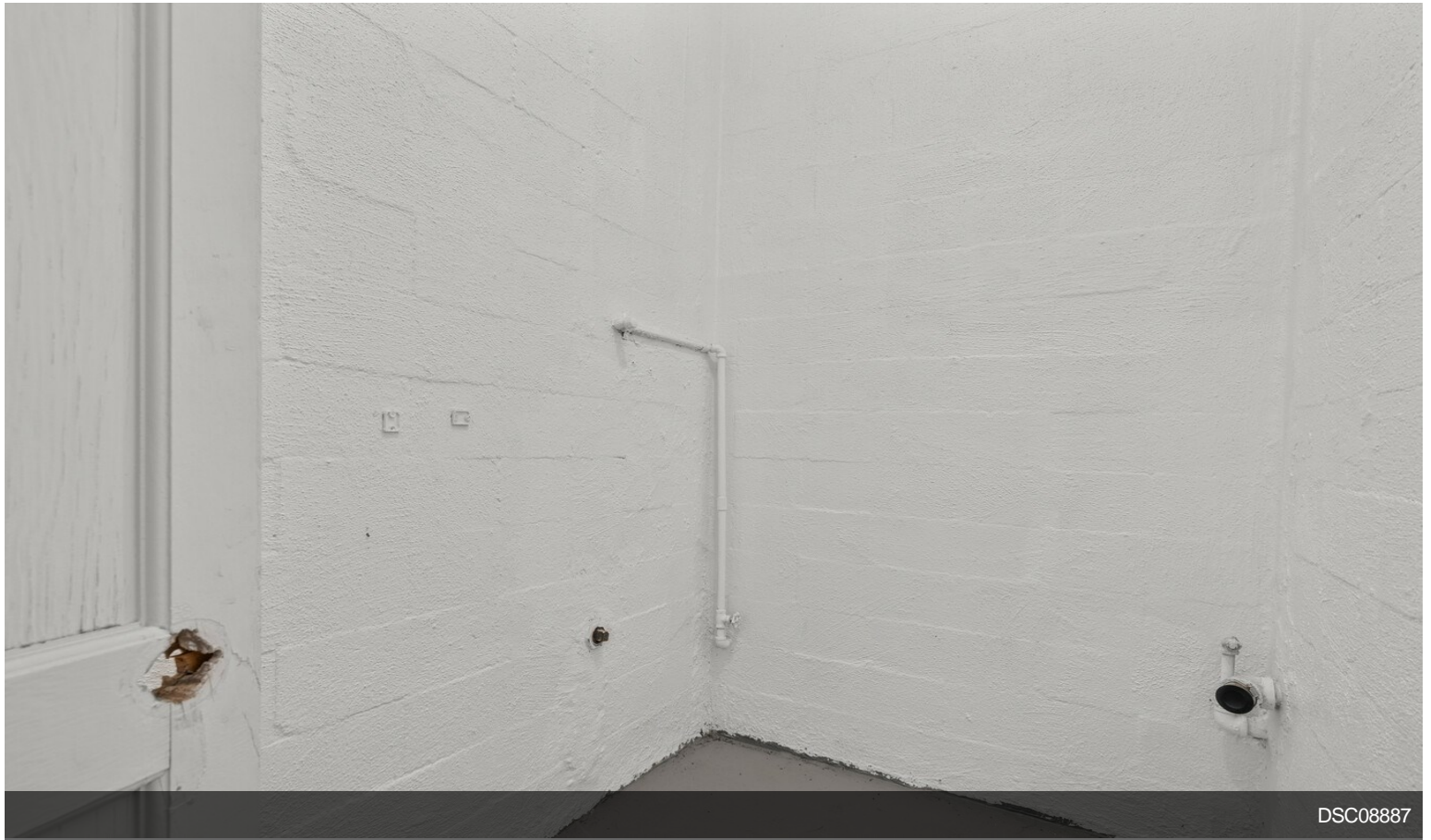


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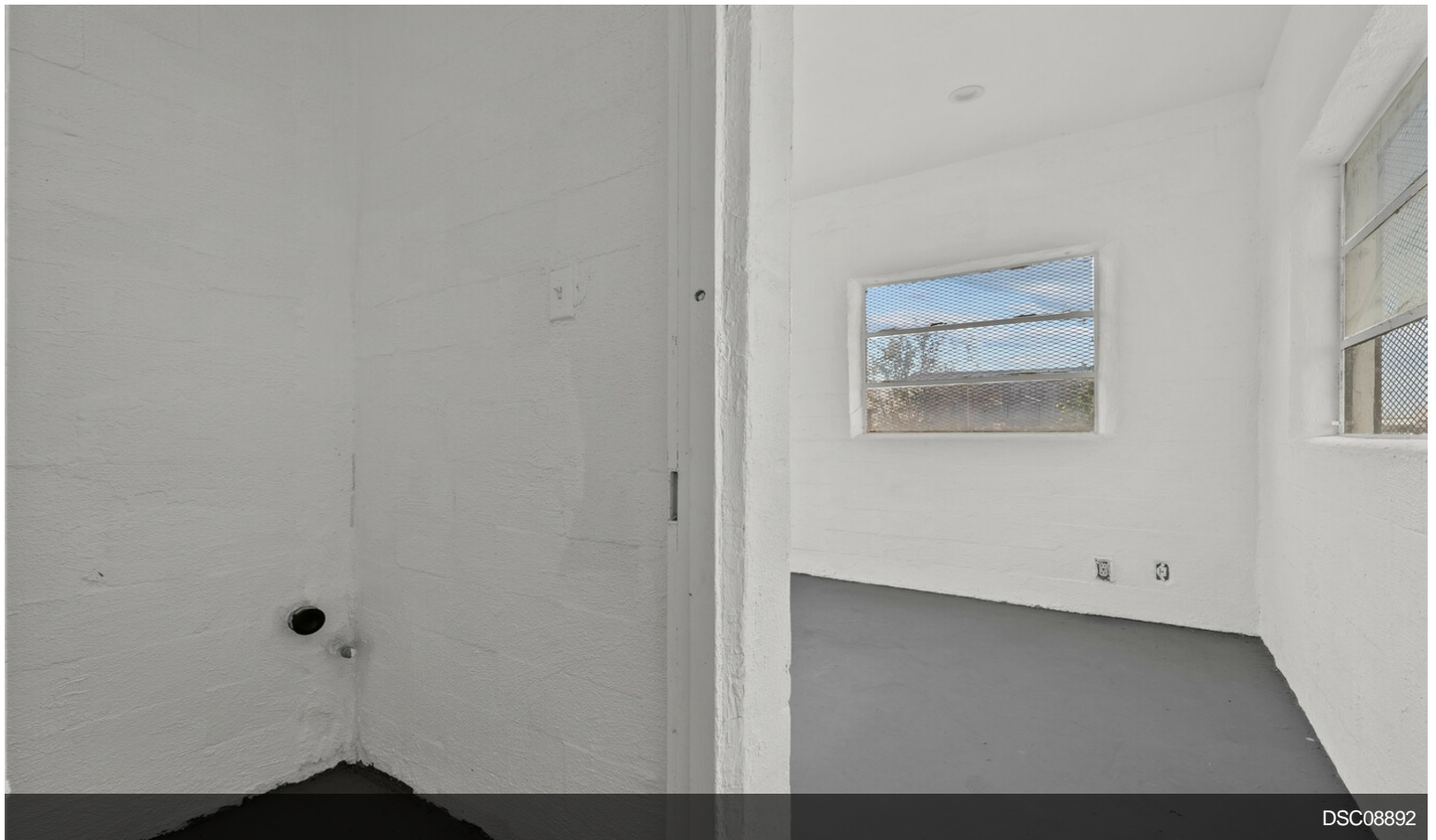


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Property Photos

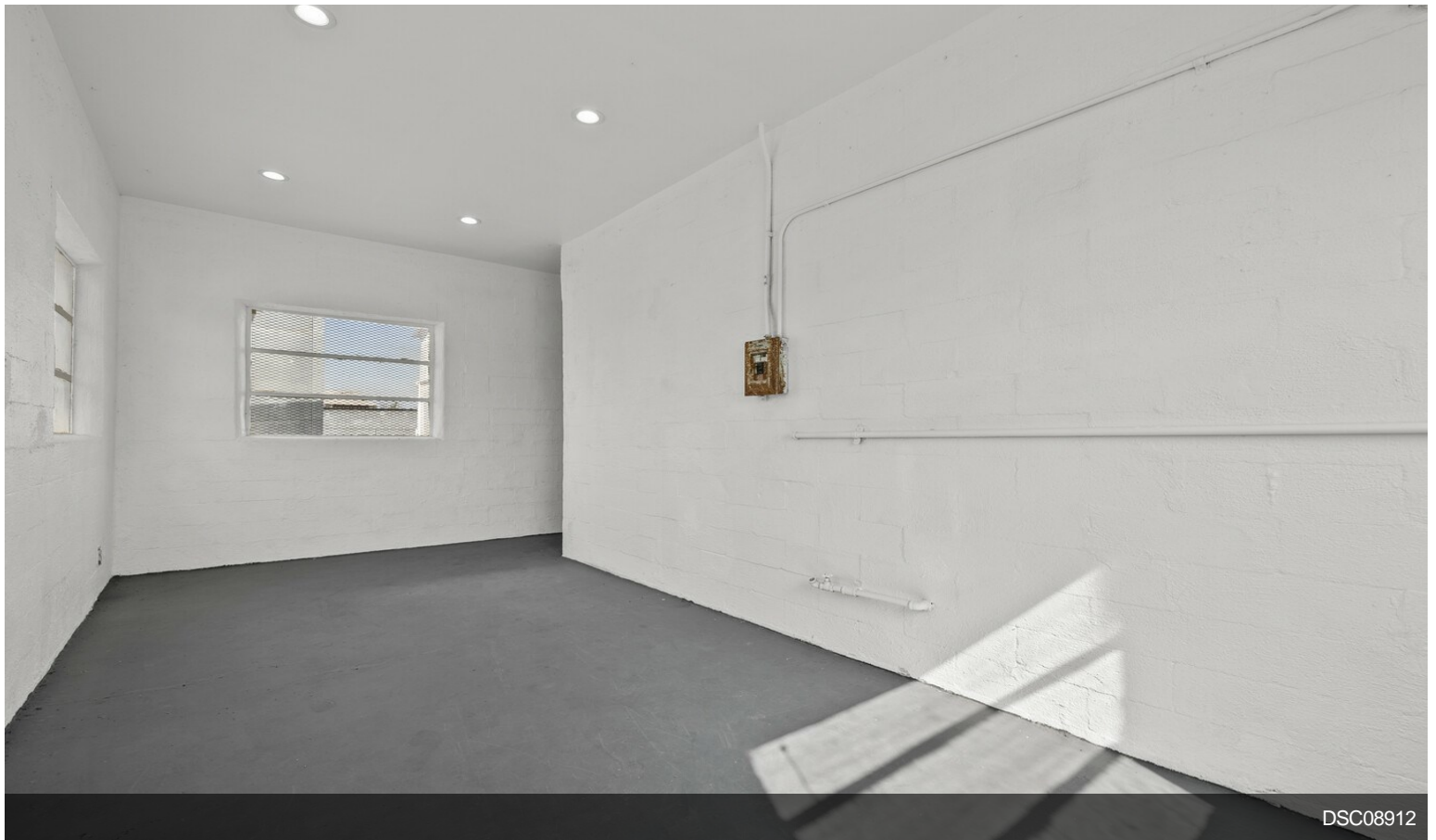


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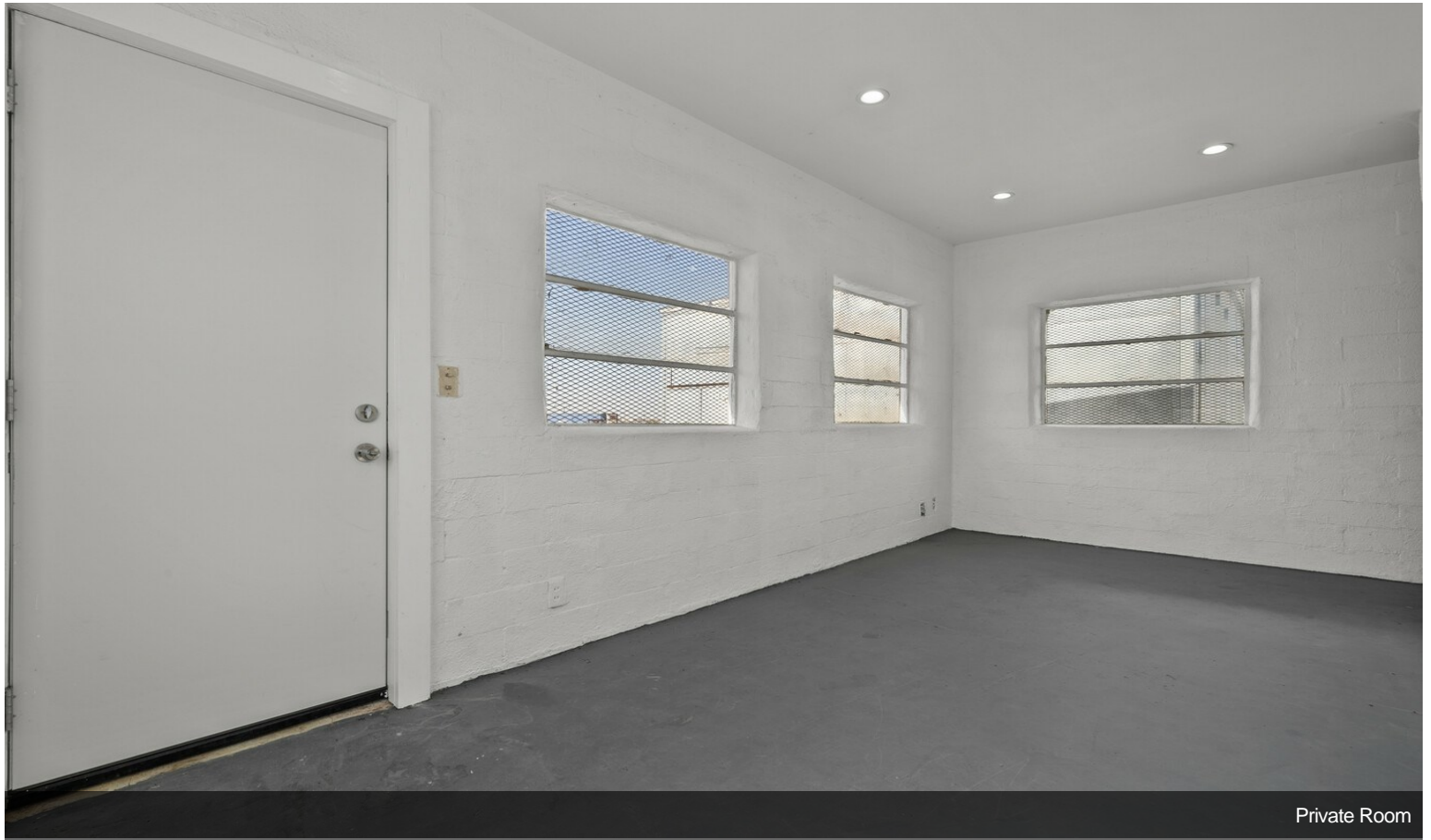


DSC08892

Property Photos



Property Photos



Private Room



Outdoor Space

Property Photos



Outdoor Space



Outdoor Space

Property Photos



DSC08935



DSC08940

Property Photos



DSC08947



DSC08952

Property Photos



Open Space High Ceilings

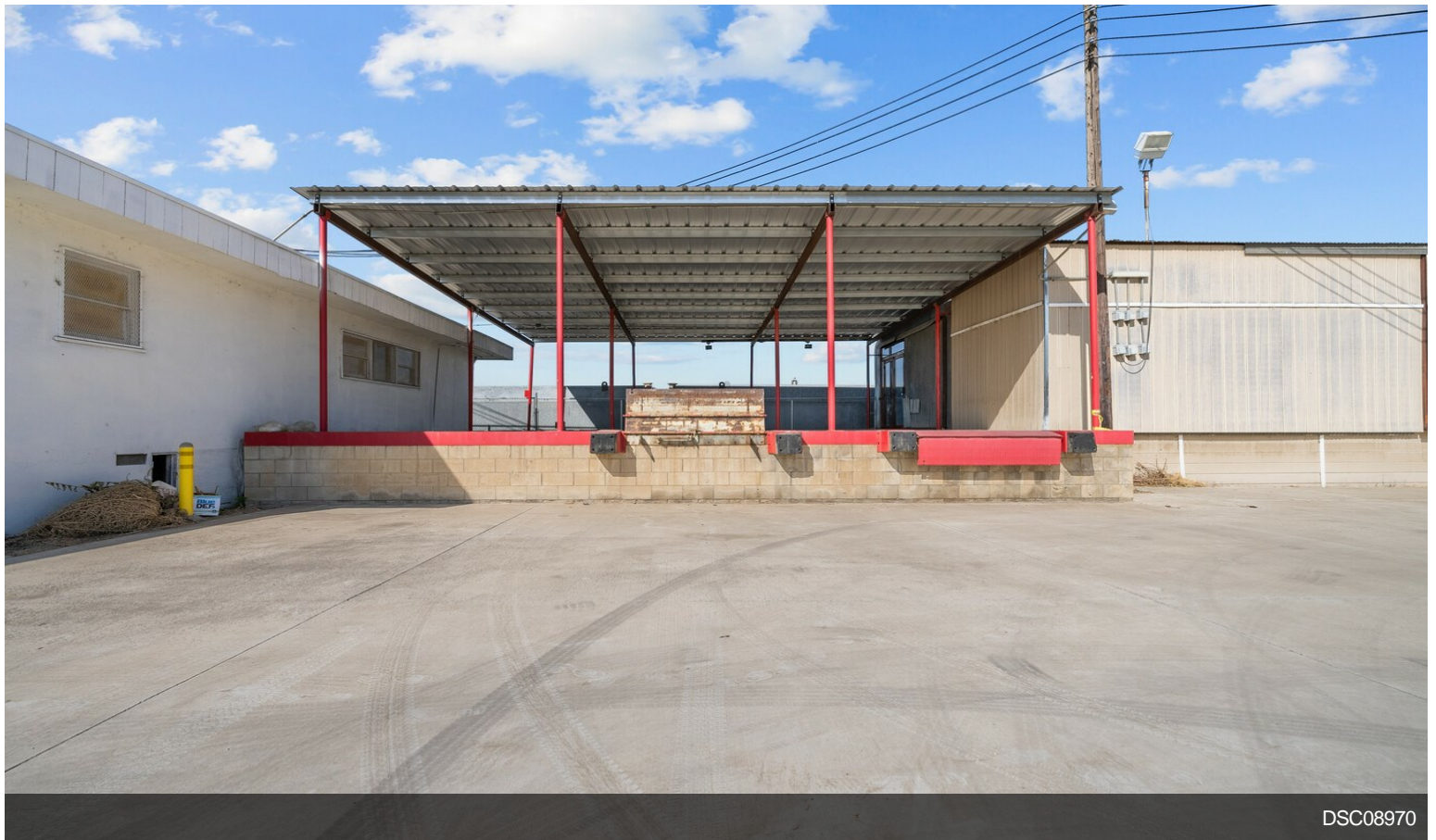


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Property Photos



DSC08965



DSC08970

Property Photos



DSC08975

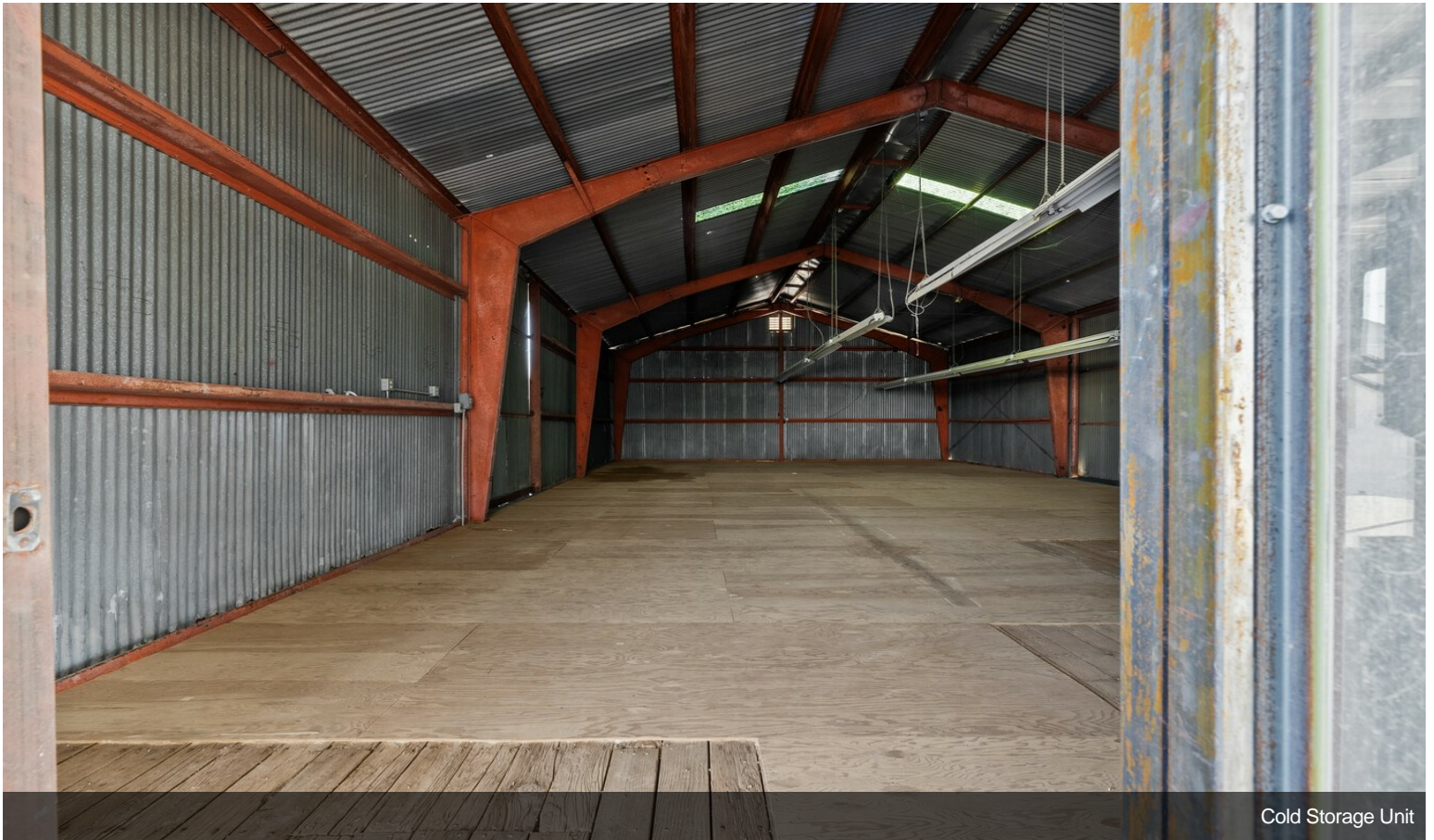


DSC08980

Property Photos



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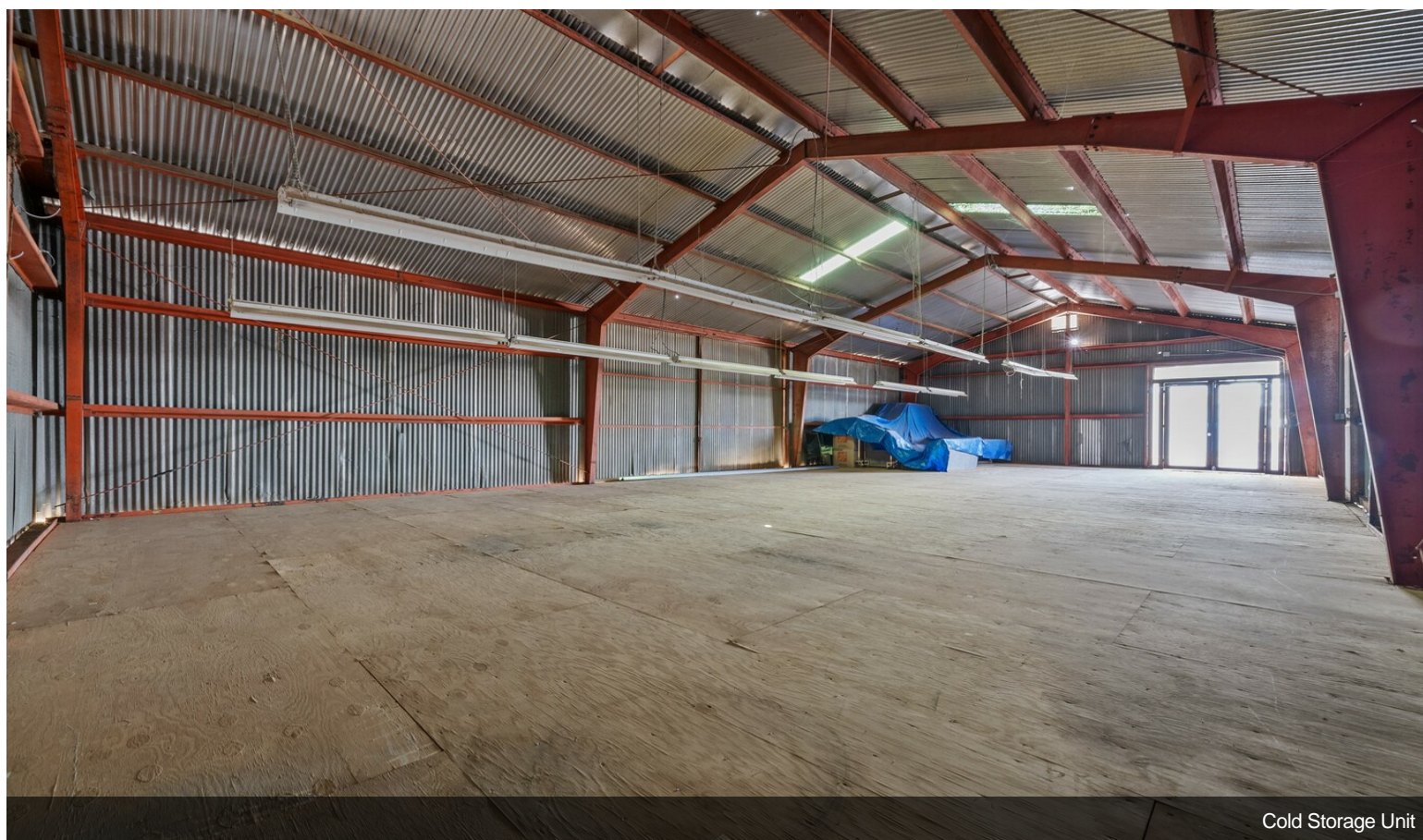


Cold Storage Unit

Property Photos



Cold Storage Unit



Cold Storage Unit

Property Photos



Cold Storage Unit