

FOR LEASE

1301 & 1331 S. Santa Fe Avenue
San Jacinto, California 92583



2 Industrial Buildings – Lease One or Both Buildings

1301	1331
<ul style="list-style-type: none">• \pm 5,850 square feet• <u>Electrical Supply</u> 600 AMP 3-Phase 120/240 Volt	<ul style="list-style-type: none">• \pm 4,000 square feet• <u>Electrical Supply</u> 400 AMP 3-Phase 120/208 Volt

Each building has the following:

- Outdoor storage
- Business office with heating, ventilation, & air-conditioning
- Two (2) large roll-up doors facing parking areas (\pm 11' high)
- Two (2) restrooms in each building
- Swamp cooler & heater in warehouse area at both buildings
- Concrete parking/driveways around building
- Excellent access for trucks & deliveries
- Property is fenced
- Ceiling heights: \pm 12'
- Zoning: IL-Light Industrial (City of San Jacinto – Tenant to verify)
- APN 437-180-013 & 014
- Lot Sizes: \pm 30,000 SF each; Total square feet \pm 60,000

Lease Rate: \$1.25 per square foot

FOR ADDITIONAL INFORMATION CONTACT

Guy W. Excell or Howard B. Rosenthal

(951) 658-2559

DRE License No. 01138381



Rosenthal & Excell
Commercial Real Estate Services

1600 East Florida Avenue, Suite 110
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1331 S. Santa Fe Avenue, San Jacinto, CA – Warehouse Interior



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