



# INDUSTRIAL BUILDING FOR SUBLEASE

141 Calle Iglesia  
San Clemente, CA

**8,061 SF FREESTANDING** building

**2,722 SF OFFICE** space

**5,339 SF WAREHOUSE** area

**FENCED YARD** area

**2 ROLL-UP DOORS**

**TRUCKWELL**

**18' WAREHOUSE** ceiling height

**BREAKROOM** & office upstairs

**3 RESTROOMS**

**SUBLEASE** through July 2025

**LONGER TERM** possible

**DO NOT DISTURB** occupant, contact  
Jim to tour

**JIM WYNNE**

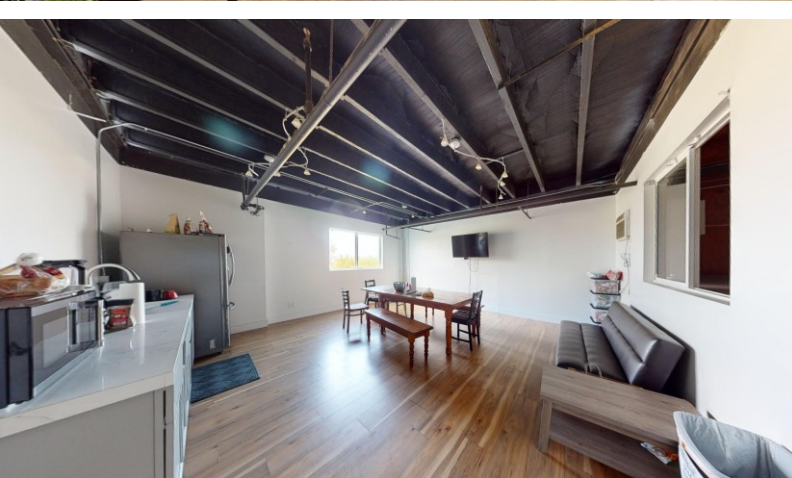
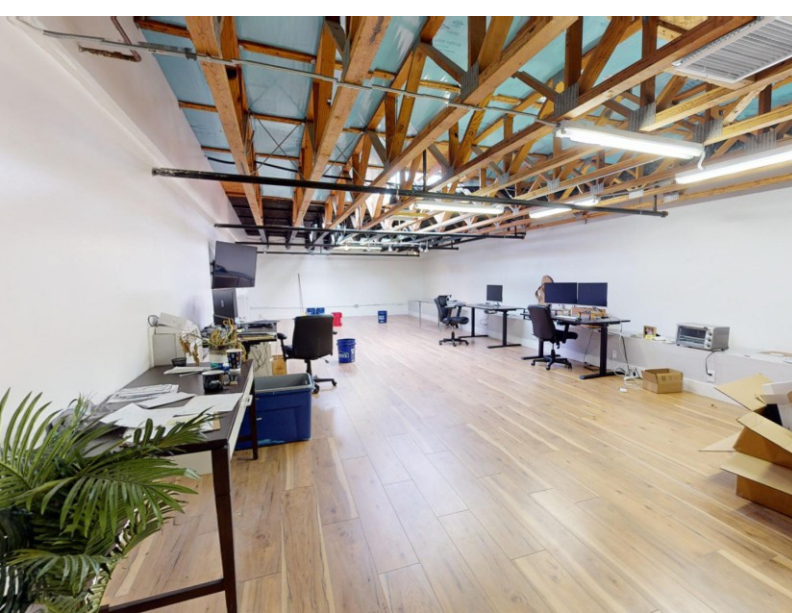
949-374-2052

[jim@wynnecre.com](mailto:jim@wynnecre.com)

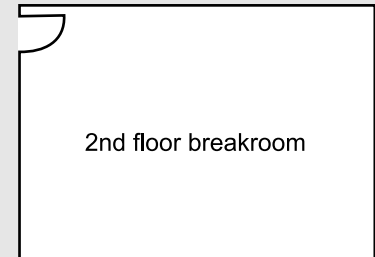
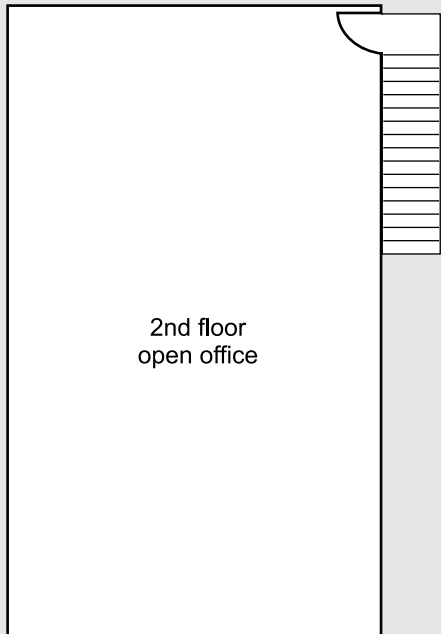
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