



PROPERTY HIGHLIGHTS:

- **** MOVE-IN SPECIAL RATE. CALL FOR DETAIL.**
- **18750 COLIMA RD. is a neighborhood retail and office center.**
- **1,100 sf. Available For Lease.**
- **Excellent location & great visibility in Rowland Heights.**
- **Street Front and Inline Spaces for Medical Office or Retail use.**
- **Monument Signage included.**
- **Very Low NNN Charges.**
- **Ample Free Parking Spaces.**
- **Heavy foot traffic from many Restaurants and Hanmi Bank nearby**
- **Easy access to Freeway 60.**
- **Traffic Count: approx. 74,952 cars per day**

For more information:

Kevin Lee / Real Estate Broker / DRE: 01720786 / 15038 Clark Ave., Hacienda Heights, CA 91745
Cell: (626) 975-2521 / Direct: (626) 986-5619, Ext. 111 / Fax: (626) 986-5626
Email: Kevin.Lee@bhhsprop.com

AVAILABLE SPACE FOR OFFICE or RETAIL

Space #:

Size:

Rent Rate:

#D (Inline)

1,100 SF.

\$1.00 PSF/Mo. + NNN

**(\$1.00 per sf. Rent Rate for Month 1-6,
\$1.95 per sf. Rent Rate Starting from Month 7)**

NNN's = \$0.45/SF/Mo



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