



Premier Professional Class Production Studio

13358 Monte Vista Ave, Chino, CA 91710



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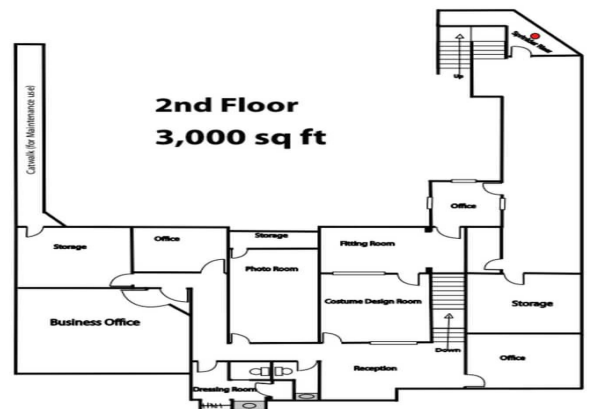
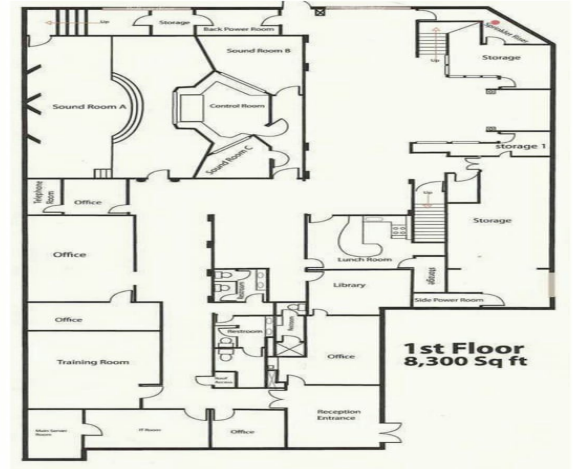
Premier Professional Class Production Studio

\$3,672,000

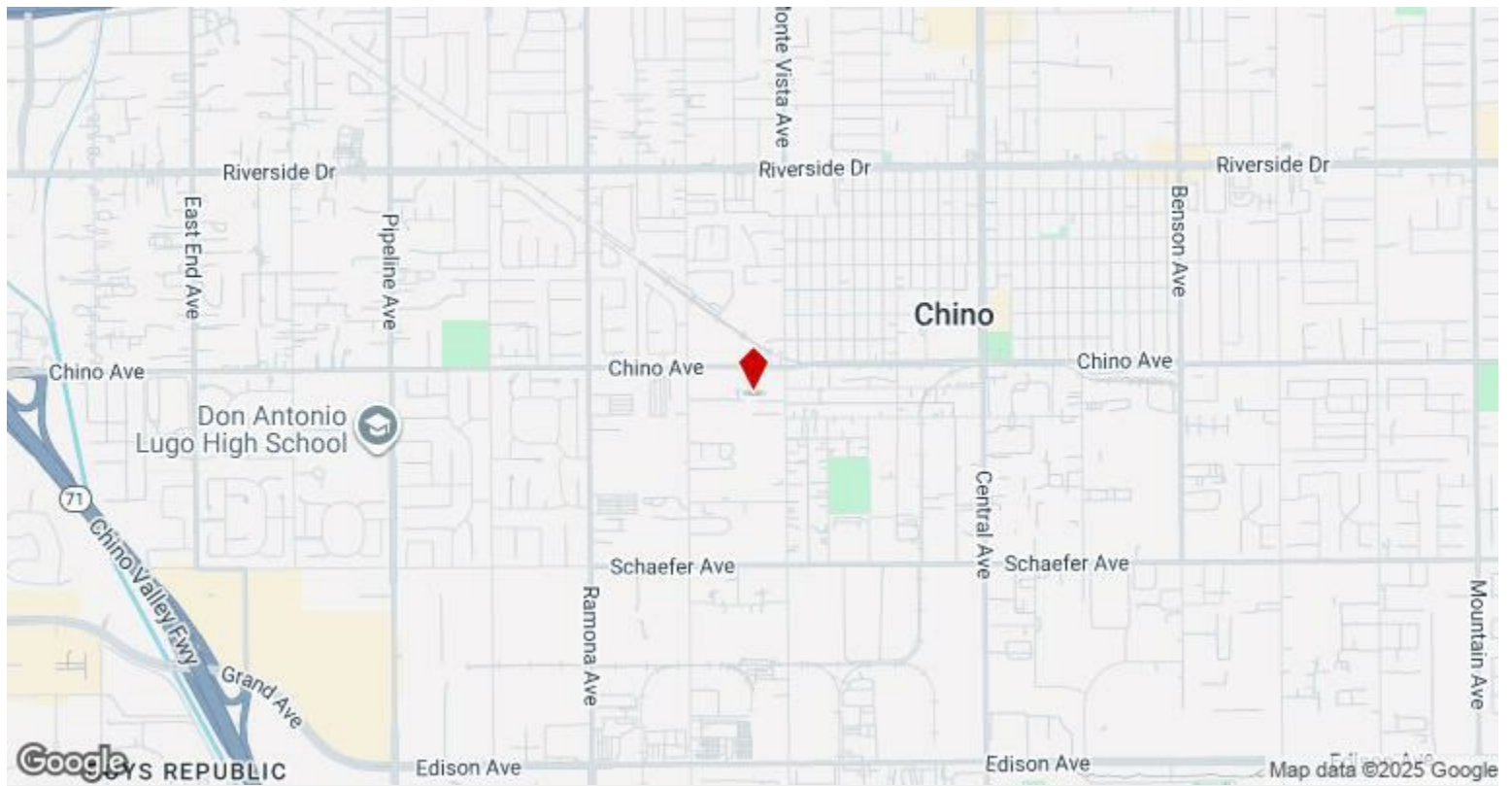
±11,300 SF | Recording Studio • Theatre • Film & Editing Suites

Rare opportunity to lease or purchase a fully converted creative-industrial building in the heart of Chino. This ±10,000 SF facility has been transformed into...

- Premier-Class Professional Production Studio designed for elite audio and video production.
- Approx. 10,000 SF of Creative Excellence Space.
- Live Stage & Performance with top of the line signature equipment and instruments.
- Multi-use Creative office/loft/room for entertainment.
- Second Floor Amenities included: Conference Room, Fashion Design Studio, Photography Room, Makeup & Dressing Room, and Executive Producer Office.
- Fully built out for audio and video editing, ensuring reliable, high-performance post-production workflows with dedicated server room.



Price:	\$3,672,000
Property Type:	Industrial
Property Subtype:	Warehouse
Building Class:	B
Sale Type:	Owner User
Lot Size:	20,000 SF
Gross Building Area:	11,300 SF
Rentable Building Area:	11,300 SF
No. Stories:	2
Year Built:	2003
Tenancy:	Single
Parking Ratio:	1.59/1,000 SF
Clear Ceiling Height:	18 FT
No. Drive In / Grade-Level Doors:	2
Zoning Description:	M1, Chino

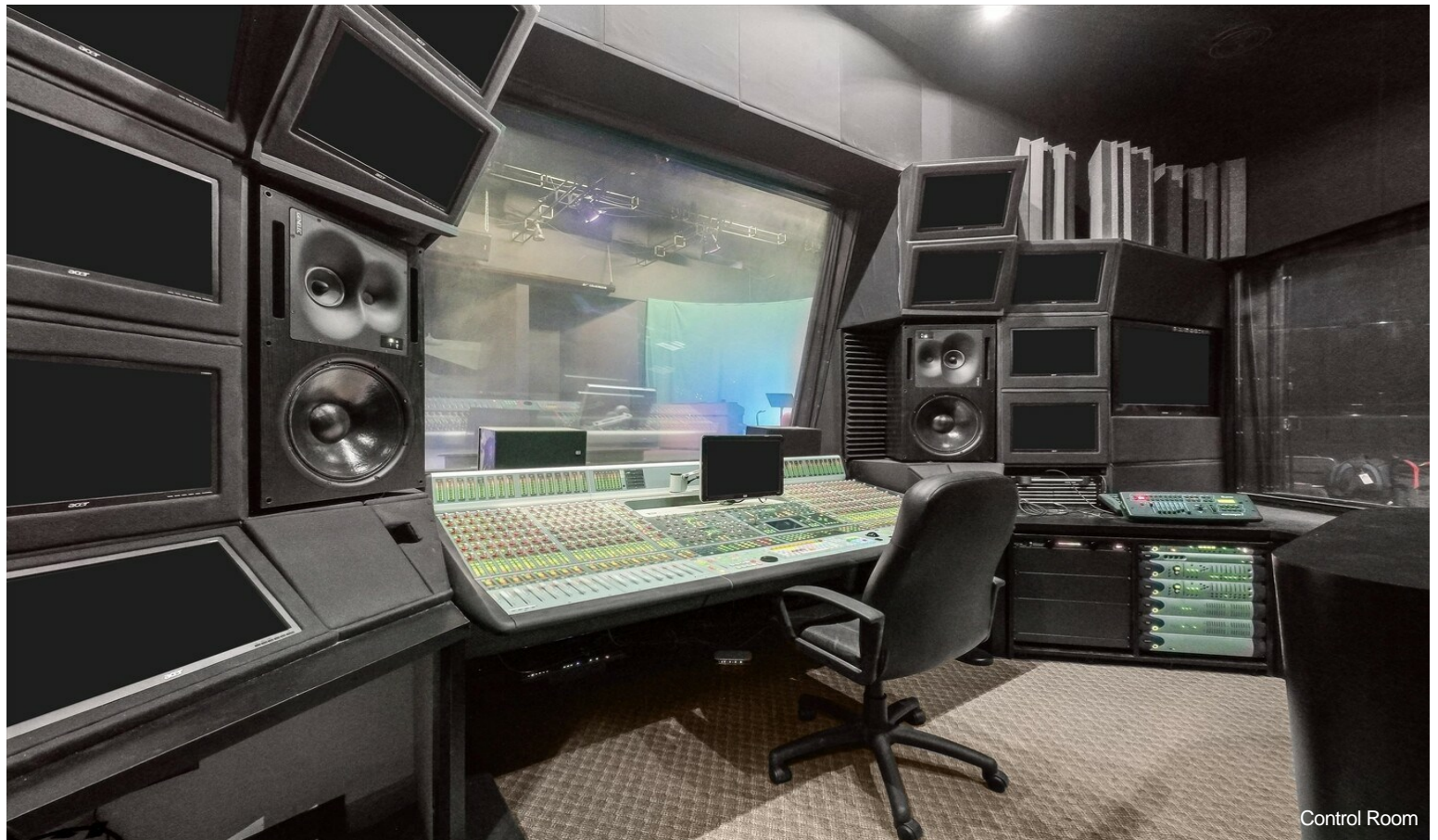


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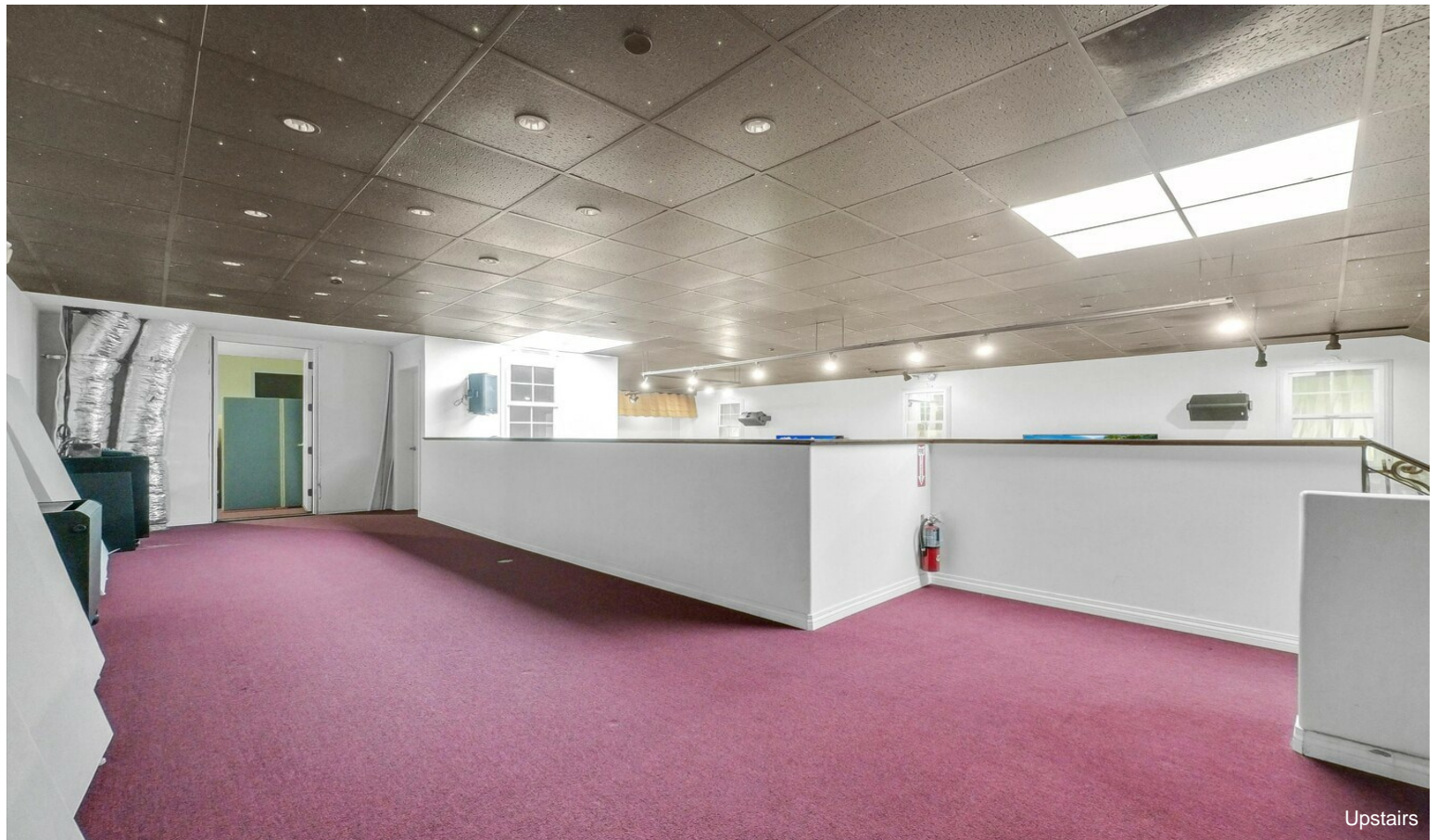
Property Photos



Property Photos



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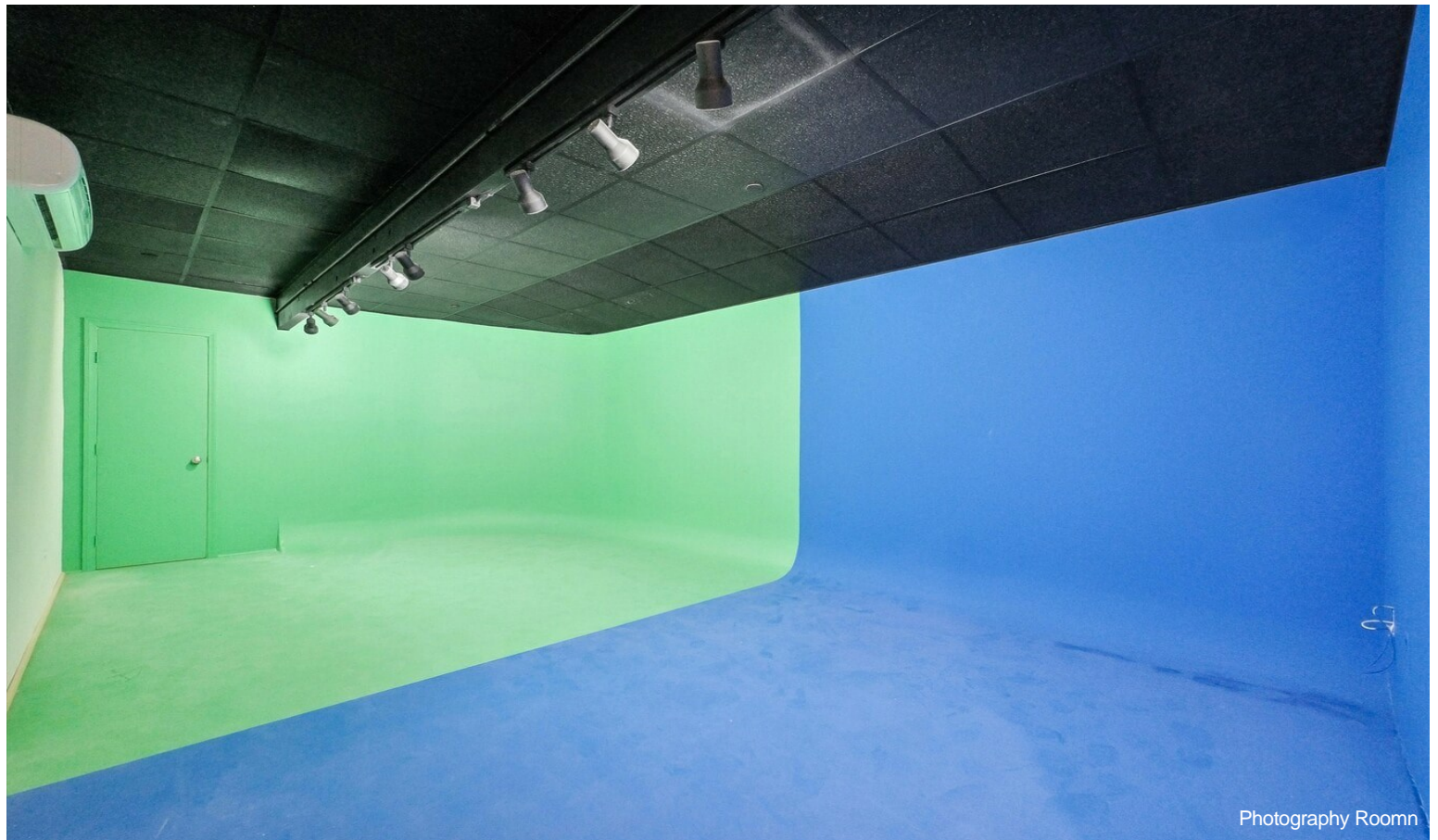


Upstairs

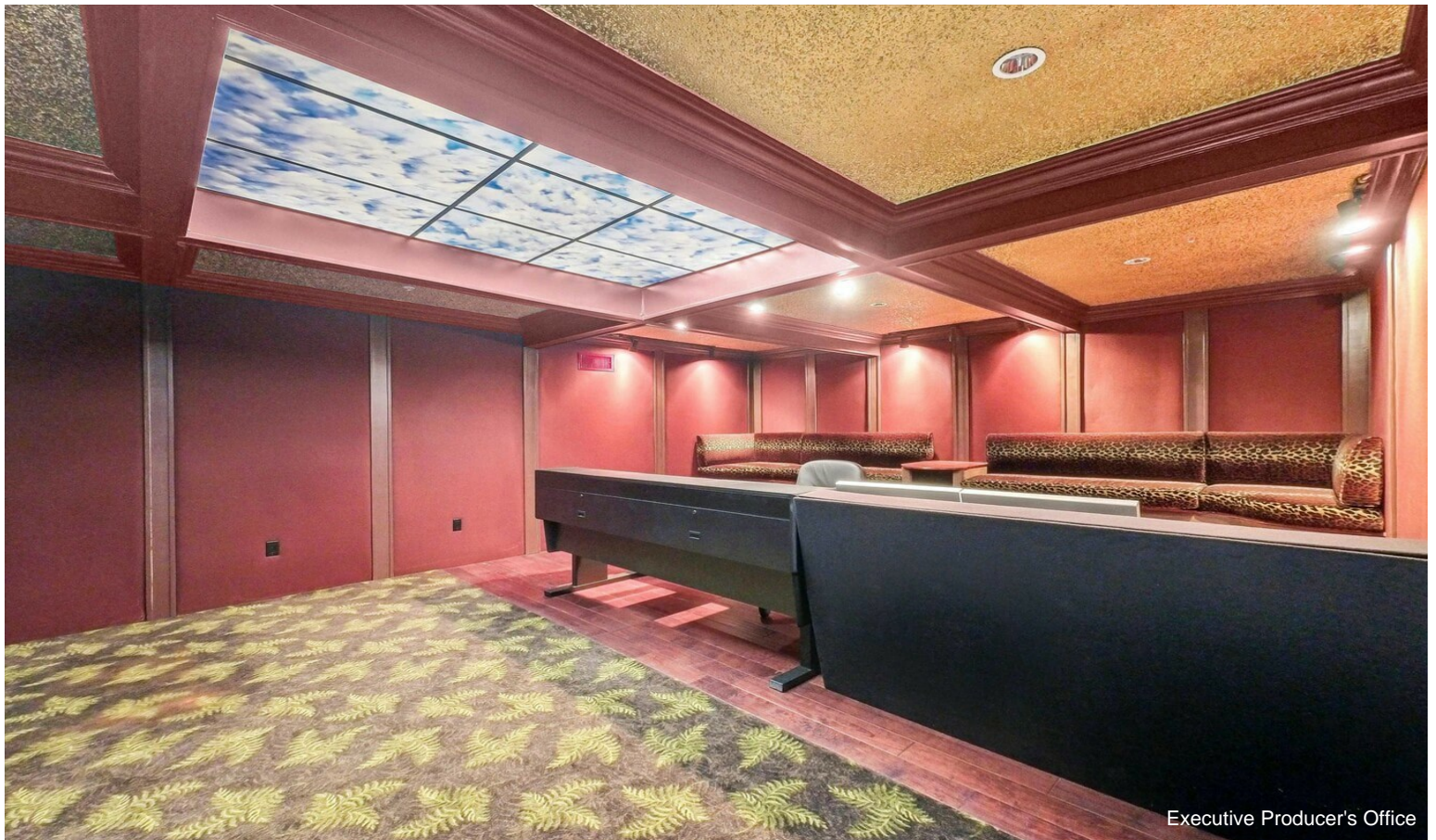


Conference Room

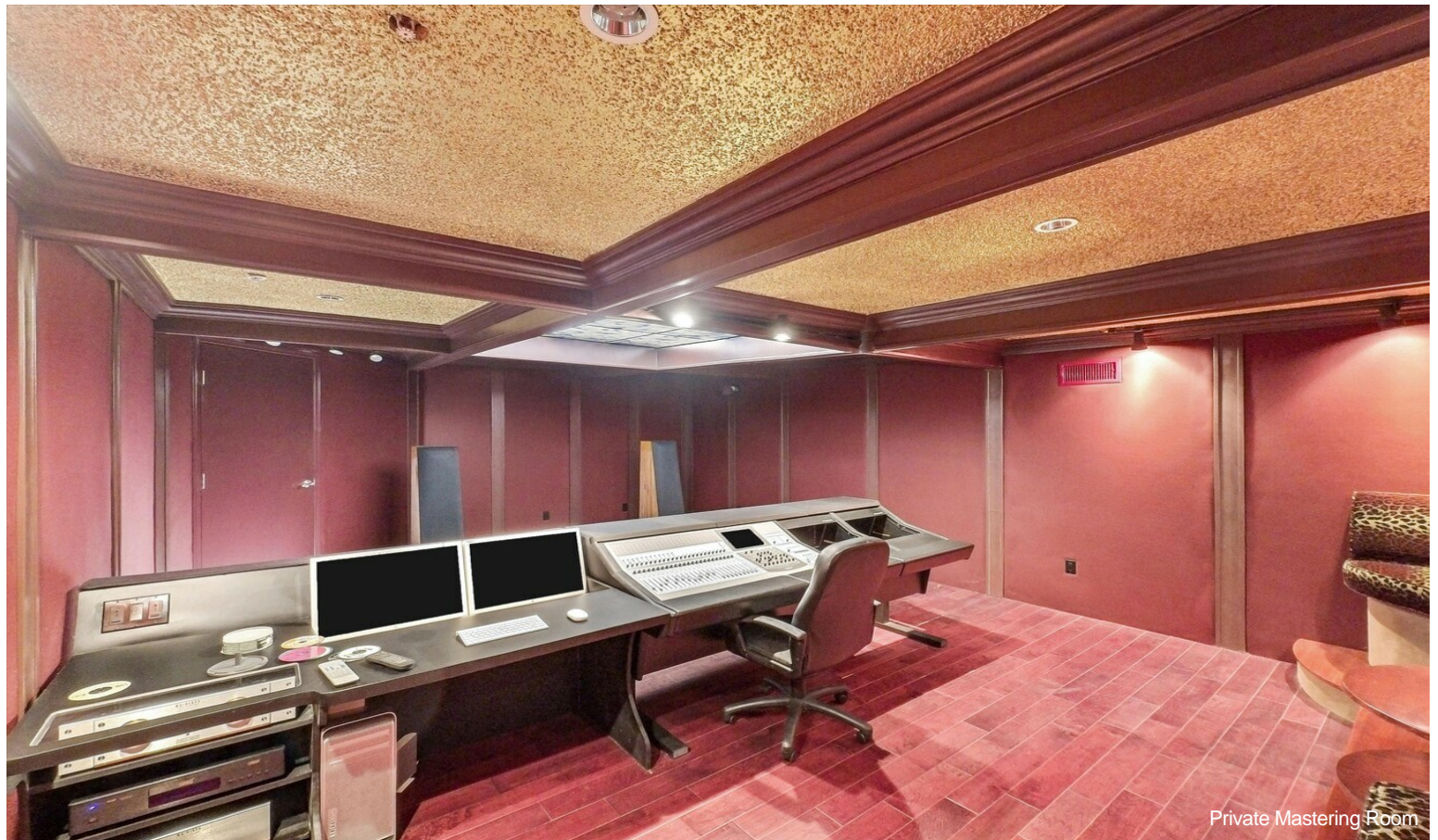
Property Photos



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Property Photos



Yard



Office/Loft

Property Photos



Property Photos



Property Photos

