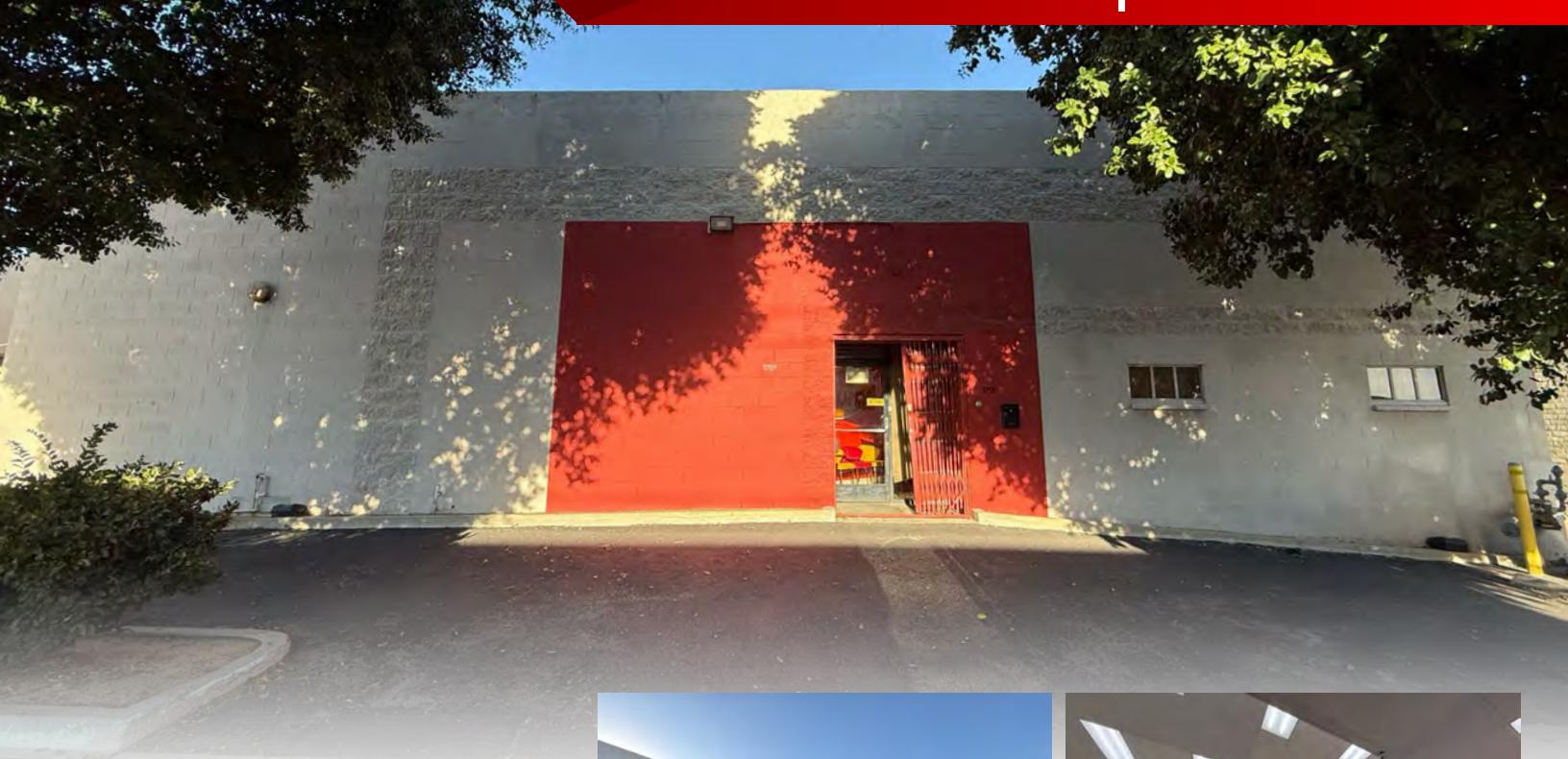


FOR LEASE

5,294 SF

FOOD BUILDING
\$2.10 GROSS PSF



1701

1ST STREET

SAN FERNANDO, CA

PROPERTY HIGHLIGHTS

-  FDA/FOOD PREPARATION FACILITY
-  COLD STORAGE & FLOOR DRAINS
-  16' MINIMUM CLEARANCE
-  FIRE SPRINKLER SYSTEM
-  CITY OF SAN FERNANDO BENEFITS



spectrumcre.com | 818.252.9900

SPECTRUM
COMMERCIAL REAL ESTATE, INC.



ART MINASSIAN



Senior Vice President
818.634.3722
art@availablewarehouses.com
CA DRE Lic. #02026662

RON KASSAN



Executive Vice President
818.512.5001
ron@availablewarehouses.com
CA DRE Lic. #01063078

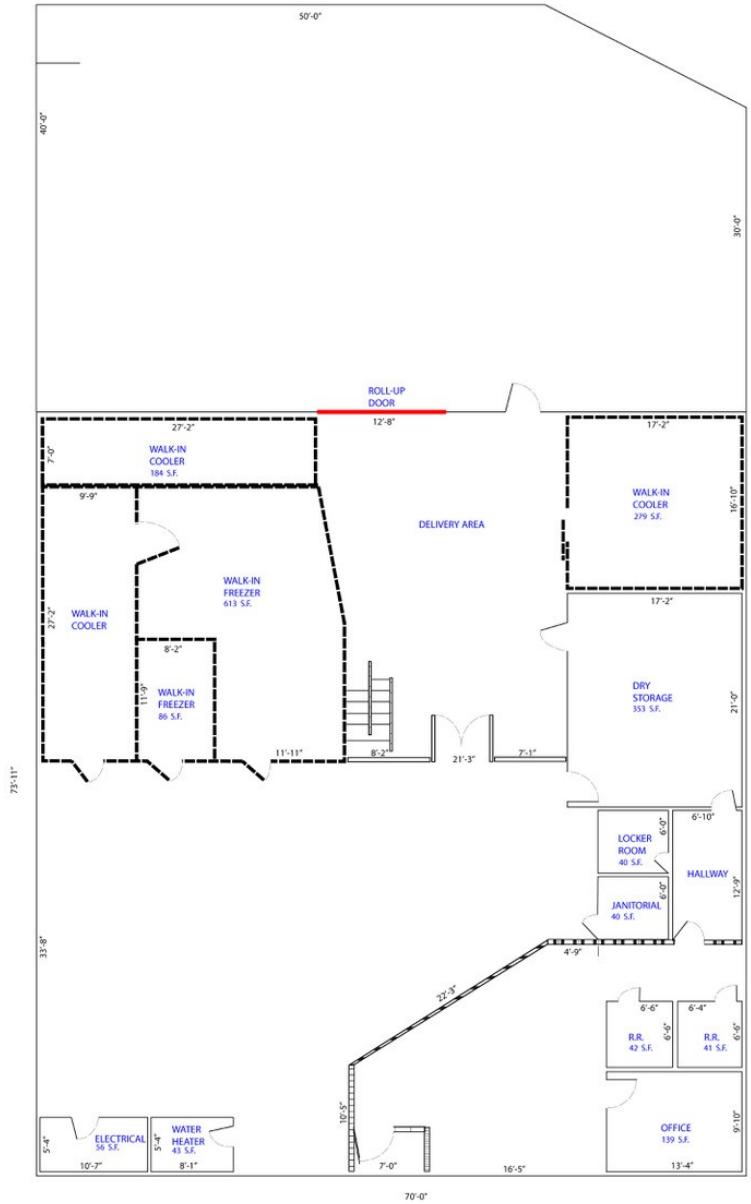
No warranty, express or implied, is made as to the accuracy of the information contained herein. This information is submitted subject to errors, omission, change of price, rental or other conditions, withdrawal without notice, and is subject to any special listing conditions imposed by our principals. Cooperating brokers, buyers, tenants and other parties who receive this document should not rely on it, but should use it as a starting point of analysis, and should independently confirm the accuracy of the information contained herein through a due diligence review of the books, records, files and documents that constitute reliable sources of the information described herein. Spectrum Commercial Real Estate, Inc. CA DRE #02042805



1701

1ST STREET

SAN FERNANDO, CA



spectrumcre.com | 818.252.9900

RON KASSAN

Executive Vice President
818.512.5001

ron@availablewarehouses.com
CA DRE Lic. #01063078

ART MINASSIAN

Senior Vice President
818.634.3722
art@availablewarehouses.com
CA DRE Lic. #02026662



SPECTRUM
COMMERCIAL REAL ESTATE, INC.



No warranty, express or implied, is made as to the accuracy of the information contained herein. This information is submitted subject to errors, omission, change of price, rental or other conditions, withdrawal without notice, and is subject to any special listing conditions imposed by our principals. Cooperating brokers, buyers, tenants and other parties who receive this document should not rely on it, but should use it as a starting point of analysis, and should independently confirm the accuracy of the information contained herein through a due diligence review of the books, records, files and documents that constitute reliable sources of the information described herein. Spectrum Commercial Real Estate, Inc. CA DRE #02042805