

**3655 PLACENTIA LN,
RIVERSIDE, CA**

**+/- 9.33 ACRES
AVAILABLE FOR LEASE
(WILL DEMISE)**



MACLEOD&CO.

JC CASTILLO
Director
(949) 413-9396
jc@macleodco.com

ETHAN FLOR
Director
(424) 235-9211
ethan@macleodco.com

CHASE MACLEOD
CEO & Founder
(949) 783-7707
chase@macleodco.com

BRIAN TRESSEN
Vice President
(951) 847-2226
brian@mabrealty.com

PROPERTY FEATURES

+/- 9.33 ACRE PARCEL (WILLING TO DEMISE DOWN TO 3.00 ACRES)

+/- 406,414 LAND SQUARE FOOTAGE

GRAVELLED YARD

FENCED & LIT

LEGAL NON-CONFORMING INDUSTRIAL - ALL UTILITIES TO SITE

MULTIPLE METAL STRUCTURES ON SITE

CLOSE PROXIMITY TO 215 & 91 FREEWAY INTERCHANGE

PRIVATE INTERNAL ROAD FULLY USABLE FOR PARKING & STORAGE

APN: 246-070-015

PROPERTY HIGHLIGHTS

IDEAL USE



Vehicle Parking & Storage



Contractor Storage



Equipment Sales & Rental



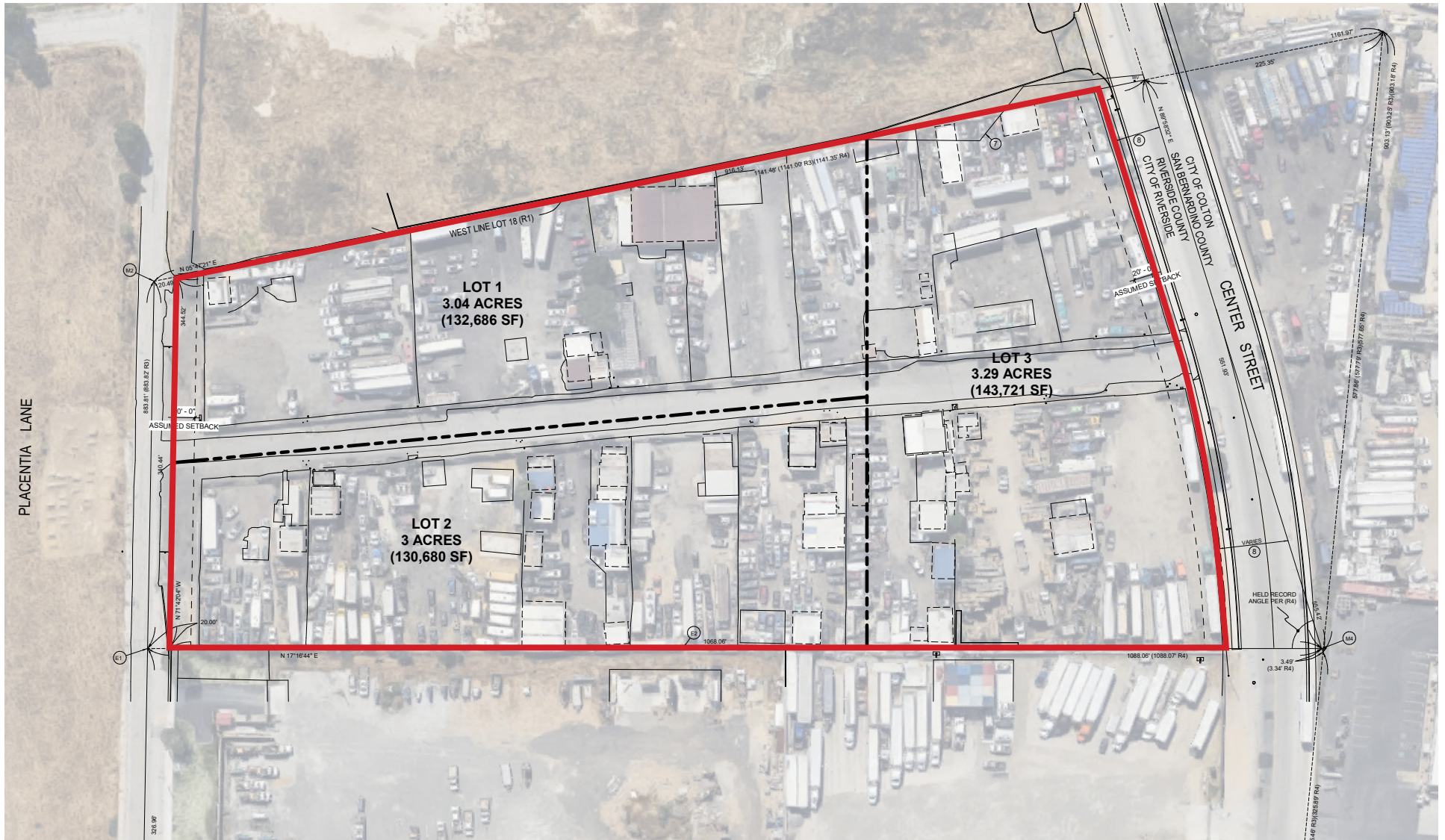
Lumber Yard & Materials Storage



INDUSTRIAL OUTDOOR STORAGE PROPERTY
3655 PLACENTIA LN, RIVERSIDE, CA

PRELIMINARY SITE PLAN

Ability to Alter per Tenant Needs



PRELIMINARY SITE PLAN

INDUSTRIAL OUTDOOR STORAGE PROPERTY

3655 PLACENTIA LN, RIVERSIDE, CA



BURRTEC
"We'll Take Care Of It"

CRST

SIMPSON
Strong-Tie

LIVING SPACES

AVALON
apparel



INDUSTRIAL METAL SUPPLY COMPANY
metal made easy

FedEx

RIVERSIDE
CONSTRUCTION
COMPANY, INC

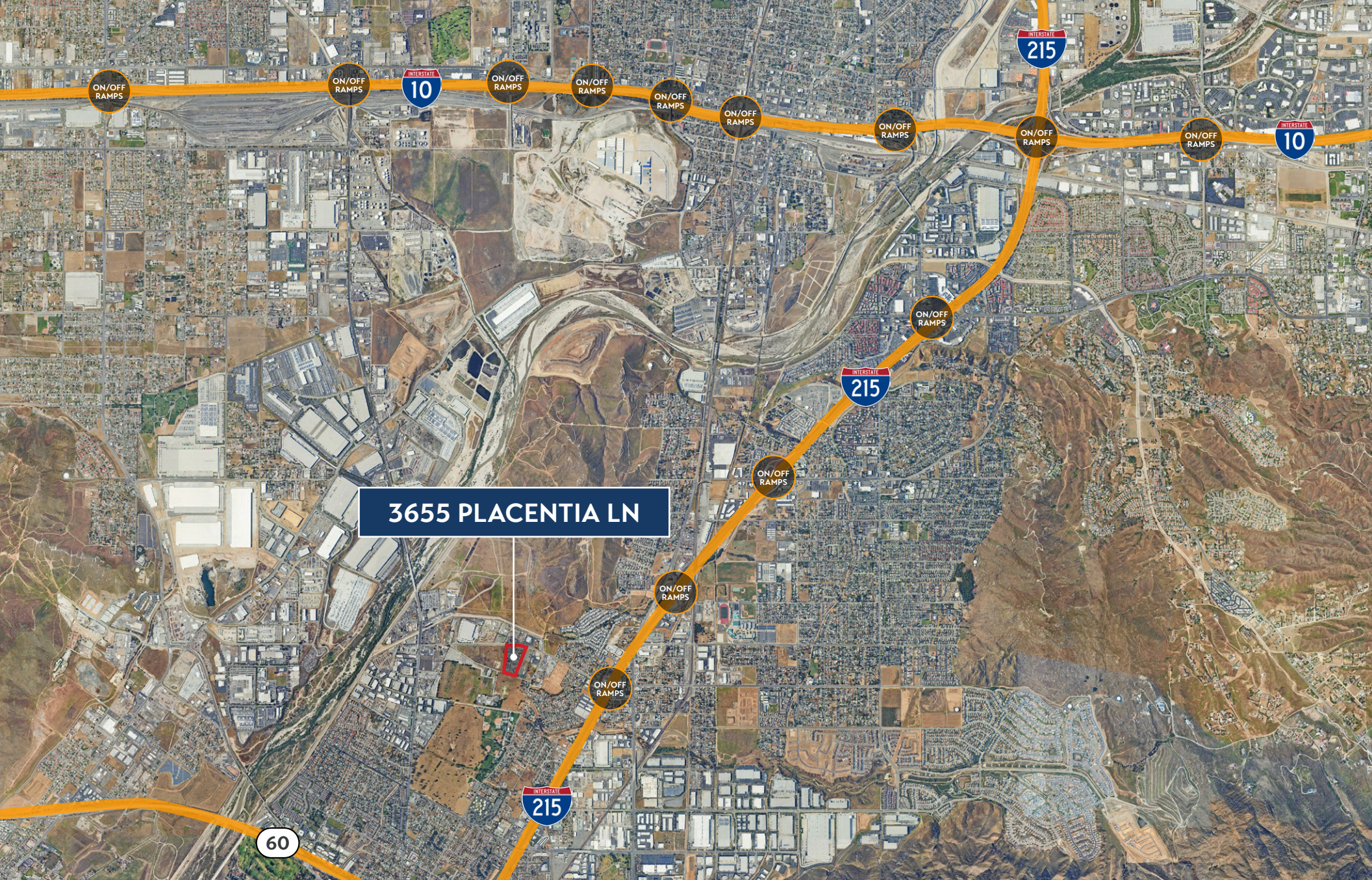
3655 PLACENTIA LN

Lineage



NEIGHBORING TENANTS

INDUSTRIAL OUTDOOR STORAGE PROPERTY 3655 PLACENTIA LN, RIVERSIDE, CA



3655 PLACENTIA LN

LOCATION MAP

INDUSTRIAL OUTDOOR STORAGE PROPERTY 3655 PLACENTIA LN, RIVERSIDE, CA



PROPERTY PHOTOS

INDUSTRIAL OUTDOOR STORAGE PROPERTY 3655 PLACENTIA LN, RIVERSIDE, CA



3655 PLACENTIA LN, RIVERSIDE, CA 92501



MACLEOD & CO.

MacLeod & Co. is an industrial real estate brokerage company that specializes in the sale and leasing of warehouse distribution and logistics facilities, industrial outdoor storage yards, and land sites for new development.

Headquartered in Orange County, California, the company provides expert brokerage services including capital markets and investment sales, agency leasing, tenant representation, and land sales for development.

In three short years, MacLeod & Co. has successfully negotiated and closed over \$630 million in industrial transactions for institutional investors, private equity groups, high net worth investors, corporate tenants, and end users from California to Texas.

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