

Trevor Industrial

45030 Trevor Ave

Lancaster, CA 93534

FOR LEASE



**COLDWELL BANKER
COMMERCIAL**
VALLEY REALTY



PROPERTY OVERVIEW

The front office area is apx. 2,430sf with 3 offices, 2-restrooms and an open work and/or storage area with drop ceiling that's served by 10'X10' gl door. The rear portion is connected to the front through double doors with apx 3,291sf of mostly open, clear span space, its own restroom, a 14' clear height, and a 12'X12' gl door. This property provides a convenient, downtown location close to the many amenities offered along "The Blvd" which is becoming the A.V's premier destination for shopping, dining, entertainment and the Arts!

PROPERTY DETAILS

BLDG SIZE: 5,721+/-sf
BUILDING: Wood Frame/Metal
AVAILABLE: 5,721+/-sf
LEASE: \$5,500 (\$0.96/sf)
GL DOORS: 2-(1-10'X10' & 1-12'X12')
POWER: 120v/240v
LEASE TYPE: Modified Gross
YEAR BUILT: 1969/1971
ZONING: TOD (*Employment Commercial*)

FOR MORE DETAILS CONTACT:

Harvey Holloway - DRE #00594721
harvey@cbcvalleyrealty.com

Direct 661.948.2644 x 22 **Main** 661.948.2644
Fax 661.945.2524 **Cell** 661.609.8173

42402 N. 10th Street West #E
Lancaster, CA 93534

www.cbcvalleyrealty.com

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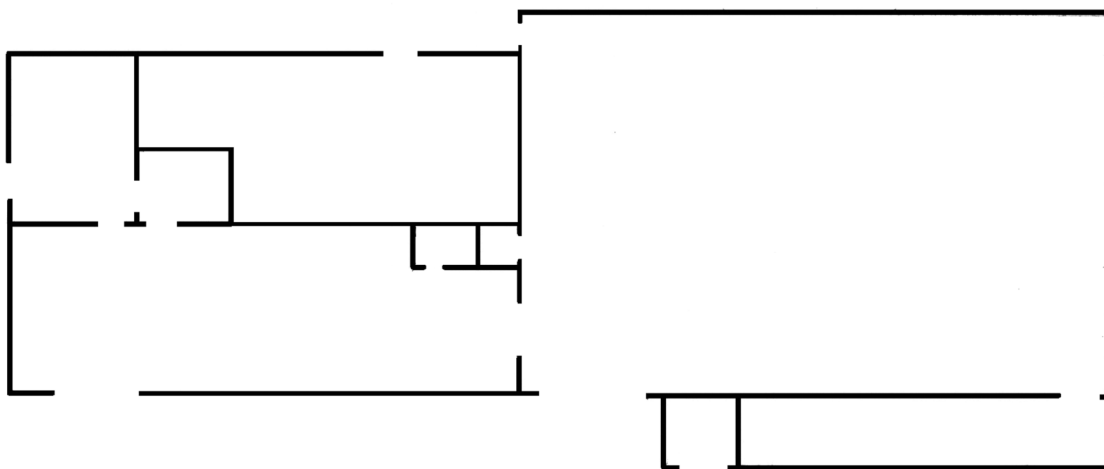
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