



**FOR SALE**

28486 Westinghouse Pl,  
Unit 120, Valencia CA 91355

6,255 SF Warehouse Industrial Facility



**Matt Dierckman**

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Accelerating success.

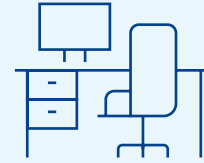
# Building Highlights



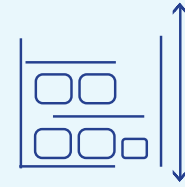
Panoramic Views / Great Signage Exposure



Immediate 5/126 Freeway Access



In Place Solar / High End Offices



Warehouse HVAC Unit / Skylights / 14'x14' GL Door

## Specifications

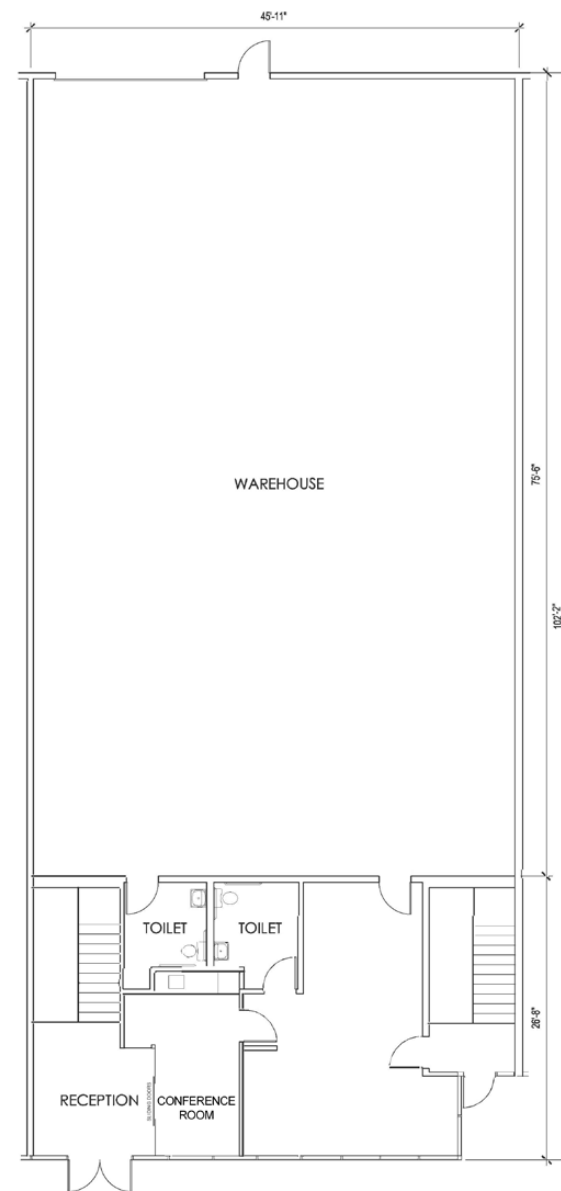
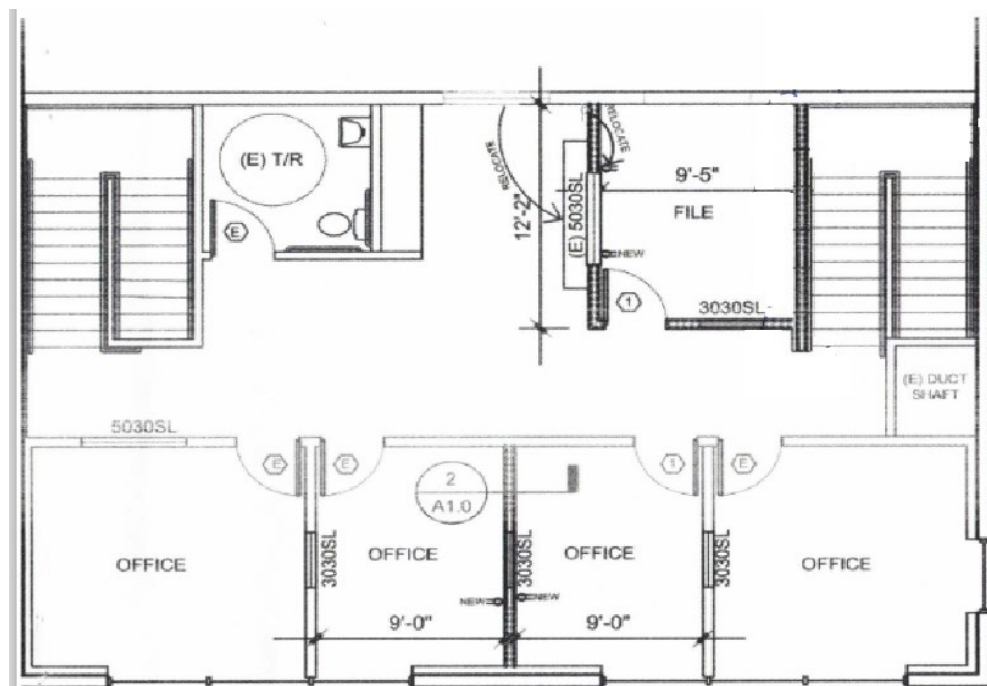
Sale Price	\$1,995,000
Sale Price PSF	\$318.95
Clear Height	22'
GL Doors / Dim	1 / 14'x14'
Power	200A, 480V, 3Ph, 4W
Parking Spaces / Ratio	13 / 2.08:1
Office SF	2,568
Zoning	SCBP
Possession	Close of Escrow
To Show	Call Agent



Notes: Electrical service quoted above is from info listed on power panel(s), however, that info may not be accurate. Tenant is responsible to have a licensed electrician confirm actual service prior to signing lease & confirm zoning allows tenant's use.

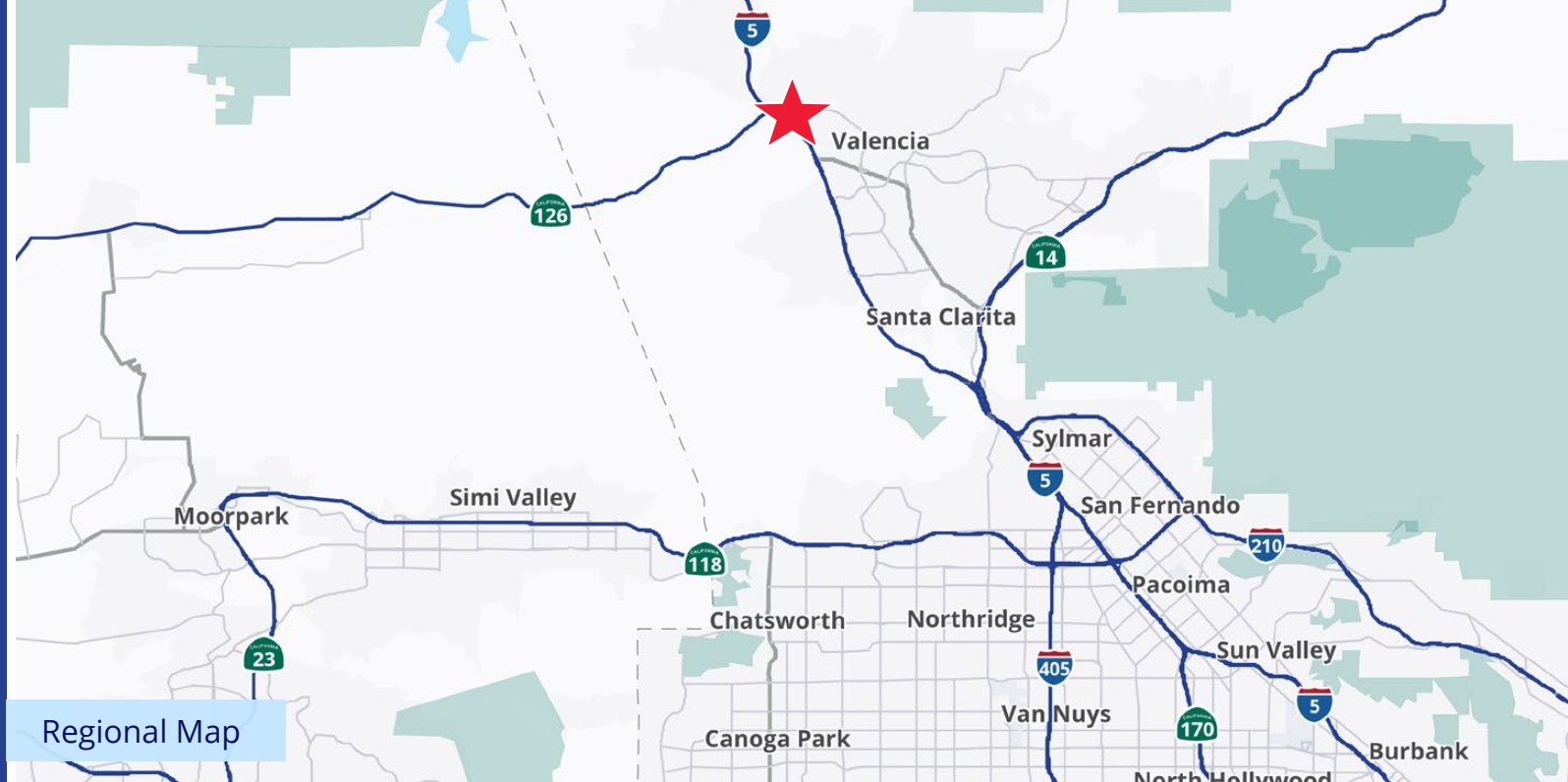
# Layout

## Mezzanine

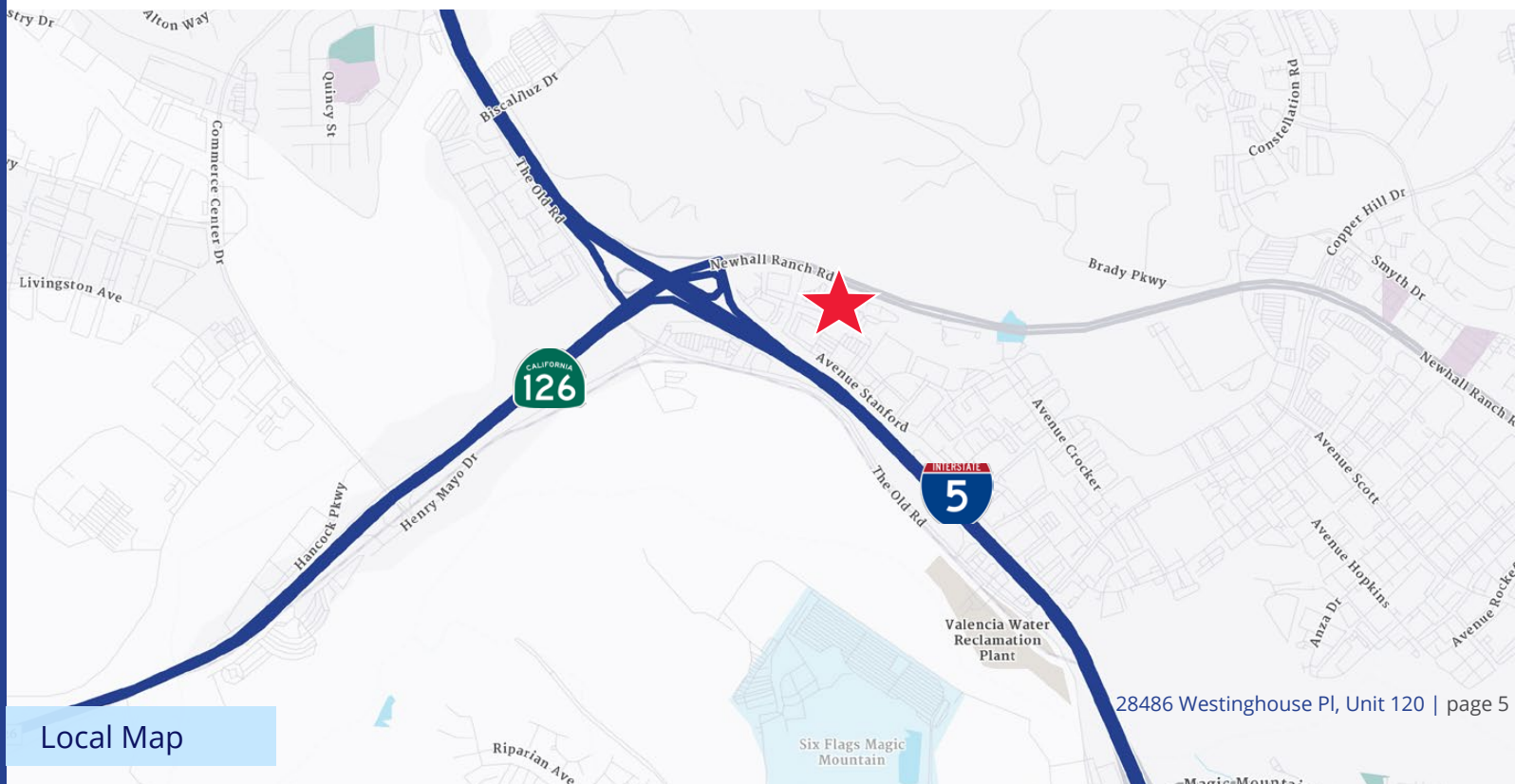


# Photos





Regional Map



Local Map

# Location Maps



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## Contact Info

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