



1825 CHICAGO AVE, RIVERSIDE, CA 92507

PLEASE, DO NOT DISTURB TENANTS

JOE STANCE, CCIM, SIOR

CELL: 909.772.1212

Joe@StanceRealEstate.com

DRE:# 01788741

HEIDI STANCE, Ed.D.

CELL: 951.966.7712

Heidi@StanceRealEstate.com

DRE:# 02131357

NICK CHORIEGO, ASSOCIATE

CELL: 951.892.8180

Nick@StanceRealEstate.com

DRE:# 02215276

 **StanceRealEstate.com**

No warranty or representation has been made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. DRE #01788741

Property Highlights

- Divisible from $\pm 1,000$ SF - $\pm 3,740$ SF
- 4:1,000 SF Parking Ratio
- Elevator Served
- Shared Restrooms
- Keycard-Controlled Access
- Fiber Optic Communications Available
- Professionally landscaped and Maintained
- 60, 91, & 215 Freeway Access
- Close to Downtown Riverside
- Chicago Avenue Visibility



JOE STANCE, CCIM, SIOR

CELL: 909.772.1212

Joe@StanceRealEstate.com

DRE:# 01788741

HEIDI STANCE, Ed.D.

CELL: 951.966.7712

Heidi@StanceRealEstate.com

DRE:# 02131357

NICK CHORIEGO, ASSOCIATE

CELL: 951.892.8180

Nick@StanceRealEstate.com

DRE:# 02215276

 **StanceRealEstate.com**

No warranty or representation has been made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.
DRE #01788741



CLASS A
FINISHES



4:1,000 SF
ON SITE



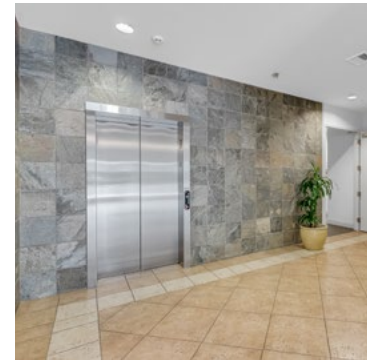
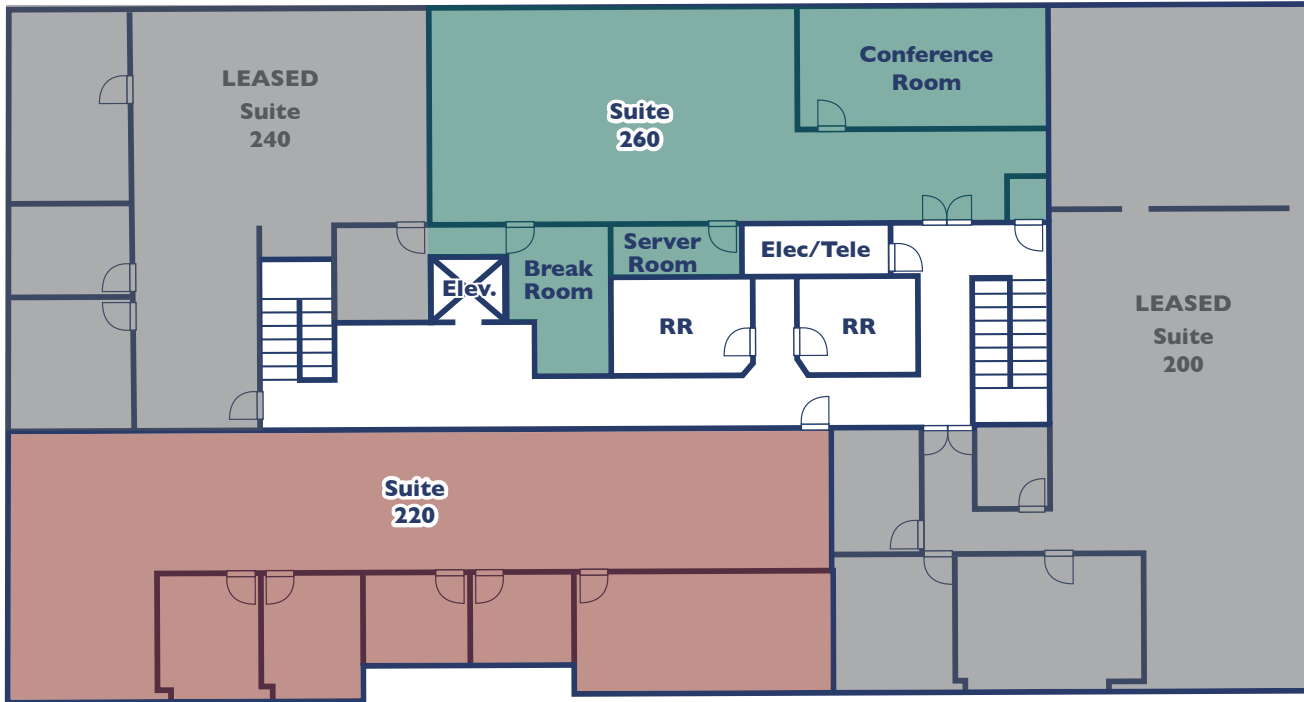
ELEVATOR
SERVICED



FLEXIBLE
SUITE SIZES



MINUTES
TO DOWNTOWN
RIVERSIDE



AVAILABILITY			
SUITE	SIZE	FEATURES	LEASE RATE
100	±6,406 SF	(6) Offices and Open Work Space	LEASED
105	±6,390 SF	(5) Offices and Open Work Space	LEASED
200	±4,789 SF	(2) Offices, Open Work Space, and Storage	LEASED
220	±1,000 SF - ±3,740 SF	(5) Offices, Open Work Space, and Storage	INQUIRE FOR LEASING RATES.
240	±2,175 SF	(2) Offices, Conference Room, and Open Work Space	LEASED
260	±3,148 SF	Conference Room, Break Room, and Server Room	INQUIRE FOR LEASING RATES.

JOE STANCE, CCIM, SIOR

CELL: 909.772.1212

Joe@StanceRealEstate.com

DRE:# 01788741

HEIDI STANCE, Ed.D.

CELL: 951.966.7712

Heidi@StanceRealEstate.com

DRE:# 02131357

NICK CHORIEGO, ASSOCIATE

CELL: 951.892.8180

Nick@StanceRealEstate.com

DRE:# 02215276

 **StanceRealEstate.com**

No warranty or representation has been made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. DRE #01788741

HIGH IMAGE CORPORATE OFFICE

SUITES AVAILABLE FOR LEASE



STANCE

COMMERCIAL REAL ESTATE



PROUDLY SERVING RIVERSIDE • CA



**NICK
CHORIEGO**

**HEIDI
STANCE**

**JOE
STANCE**

JOE STANCE, CCIM, SIOR

CELL: 909.772.1212

Joe@StanceRealEstate.com

DRE:# 01788741

HEIDI STANCE, Ed.D.

CELL: 951.966.7712

Heidi@StanceRealEstate.com

DRE:# 02131357

NICK CHORIEGO, ASSOCIATE

CELL: 951.892.8180

Nick@StanceRealEstate.com

DRE:# 02215276

 **StanceRealEstate.com**

No warranty or representation has been made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. DRE #01788741