

# FOR SALE OR FOR LEASE

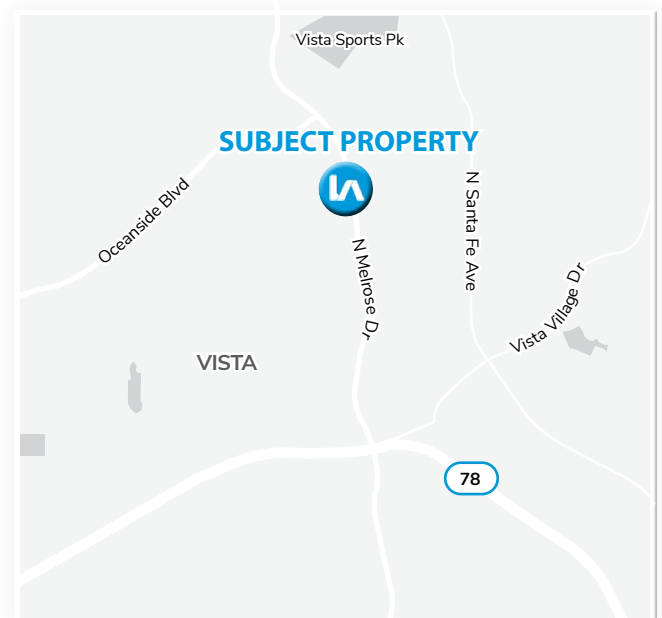
625 North Avenue | Vista, CA 92083



## RARE STORAGE YARD WITH AN EXISTING OFFICE BUILDING

### PROPERTY HIGHLIGHTS

Address	625 North Avenue, Vista, CA 92083
APN	161-071-06-00
Property Type	Fully Paved Contractors Storage Yard
Approximate Lot Size	±21,780 SF
Primary Structure	±1,100 SF Office Building
Other Structures	Office Trailer, Storage Sheds
Security	Fully Fenced & Secure
Zoning	<a href="#">Specific Plan 8 Area A</a>
Freeway Access:	Convenient Access to Highway 78



**FOR SALE: \$1,024,000.00**

**FOR LEASE: \$8,750/MO GROSS + UTILITIES  
(\$0.40/SF GROSS)**

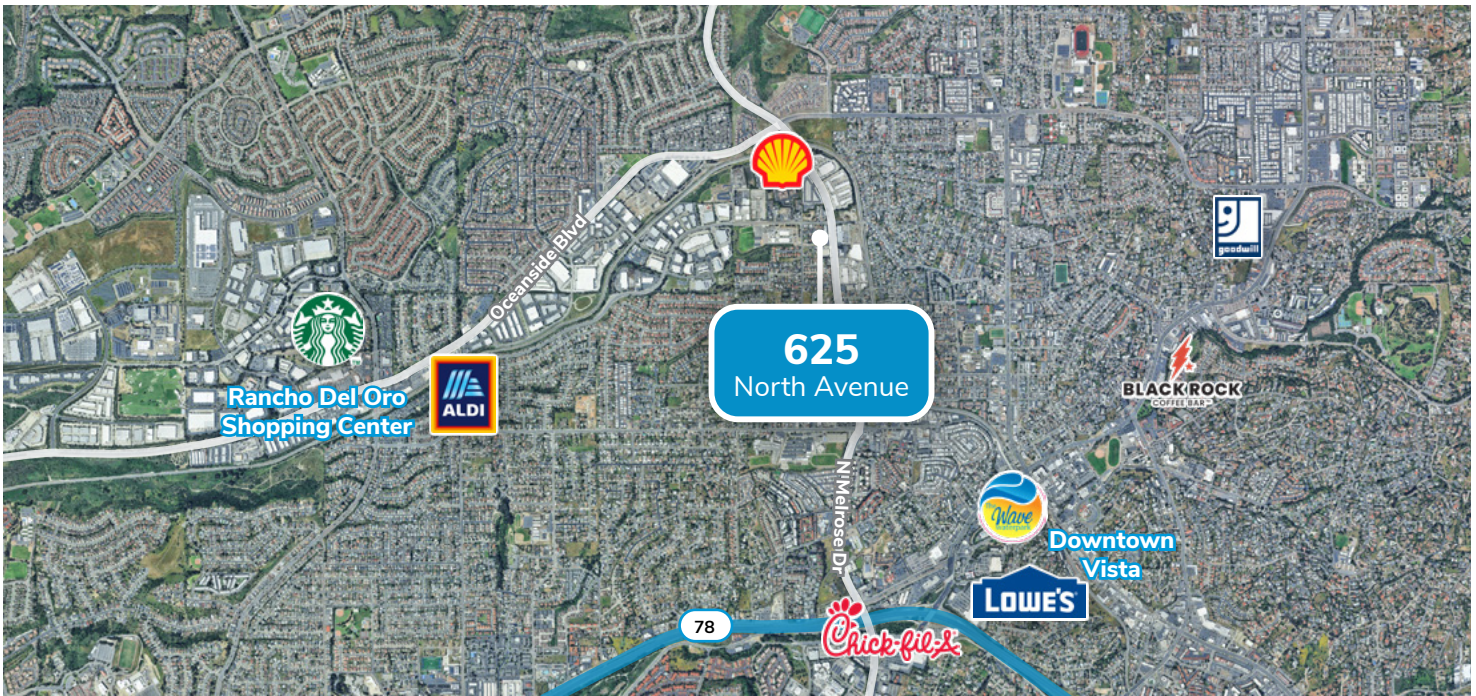
Available May 1, 2025 - Call to Show

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.



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