

# FOR SALE ±6,020 SQ. FT.

## INDUSTRIAL/FLEX UNIT

4024 Burgess Way, Bldg 4, Riverside, CA



### PROPERTY FEATURES

- ± 6,020 Sq. Ft. Industrial Unit
- ± 2,540 Sq. Ft. of Temperature Controlled Workspace
- 18' Minimum Warehouse Clearance
- 400 Amps of 240 Volt, 3-Phase Power (Verify)
- One (1) Ground Level Loading Door
- Approximately Twelve (12) Parking Stalls
- Conveniently located near the 215 and 60 Freeways



#### NICK DIGIOVANNI

Associate  
714.935.2350  
ndigiovanni@voitco.com  
Lic. #02213131

#### BRENDEN HEFNER

Senior Associate  
714.935.2326  
bhefner@voitco.com  
Lic. #02114046

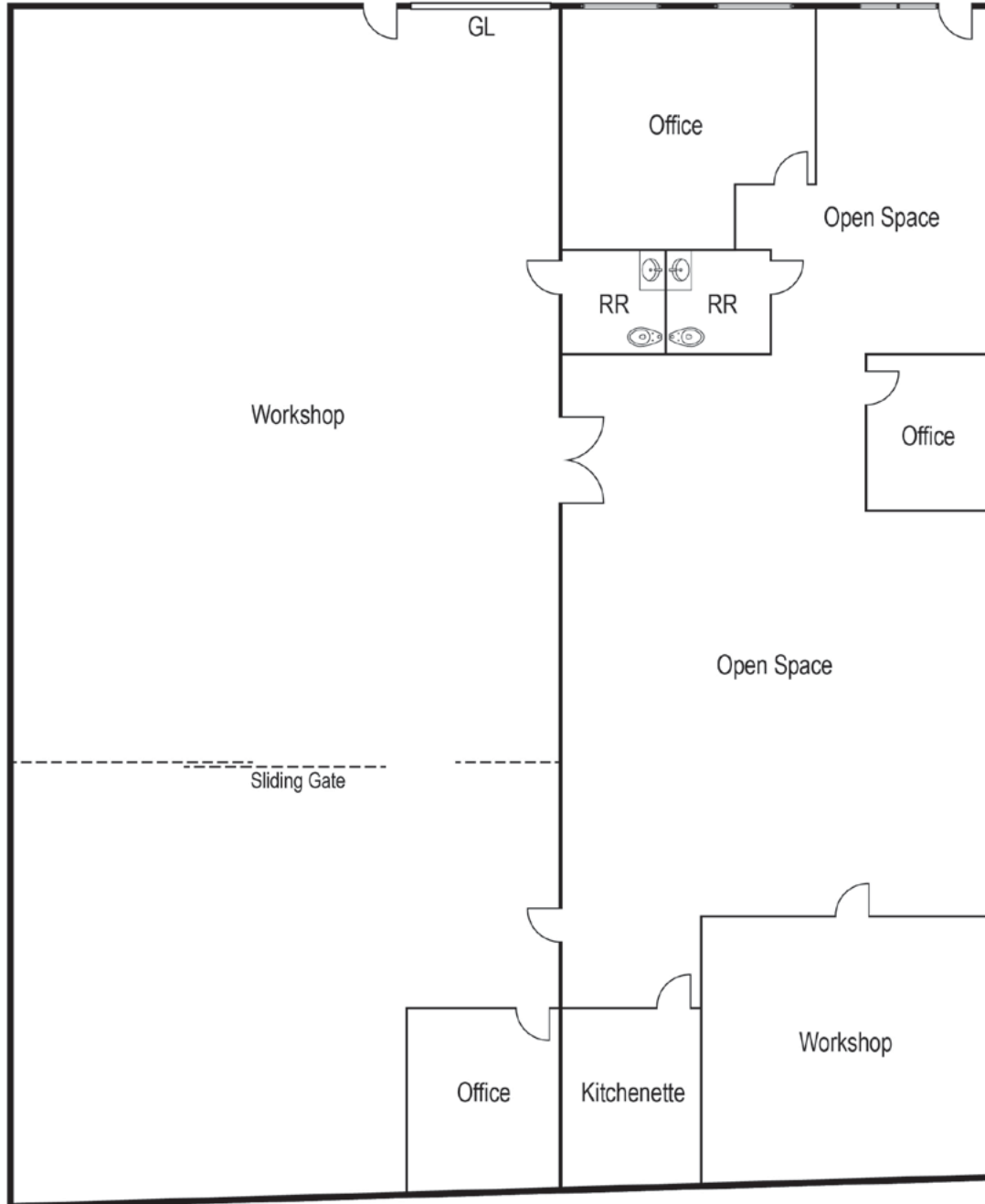
**Voit**  
REAL ESTATE SERVICES

**HV** HEFNER  
VERNICK  
TEAM

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\*Floor plan not to scale

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2400 E. Katella Ave., Suite 750, Anaheim, CA 92806 • 714.978.7880 • 714.978.9431 Fax

www.VoitCo.com

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