

Ave I Business Center

340 E Avenue I

Lancaster, CA 93535

FOR LEASE



Valley Realty



PROPERTY OVERVIEW

This Business Center is across the street from the “*High Desert Regional Health Center*” complex that opened in 2014! The project is also home to the new, Department of Veterans Affairs Outpatient Clinic which opened in 2015. The 10,400+/- rsf end cap is available and for larger needs, the contiguous units could be combined to offer a total of 15,600sf! Great parking and visibility on Avenue I which offers an ADT of 21,200!

PROPERTY DETAILS

BLDG SIZE:	27,592+/- rsf
AVAILABLE:	
#101	10,400+/-rsf - \$8,320/mo
#105/106	2,600+/-rsf - \$2,340/mo LEASED
#117/118	2,600+/-rsf - \$2,340/mo
LEASE TYPE:	Modified Gross
YEAR BUILT:	1988
PARKING:	5.35/1000
ZONING:	C (Commercial)
SIGNAGE:	Monument/Building

FOR MORE INFORMATION CONTACT:

Harvey Holloway - BRE #00594721
harvey@cbcvalleyrealty.com

Direct 661.948.2644 x 22 Main 661.948.2644 42402 N. 10th Street West #E
Fax 661.945.2524 Cell 661.609.8173 Lancaster, CA 93534

WWW.CBCValleyrealty.com

Coldwell Banker Commercial and the Coldwell Banker Commercial Logo are registered service marks licensed to Coldwell Banker Real Estate LLC. Each Office is Independently Owned and Operated.

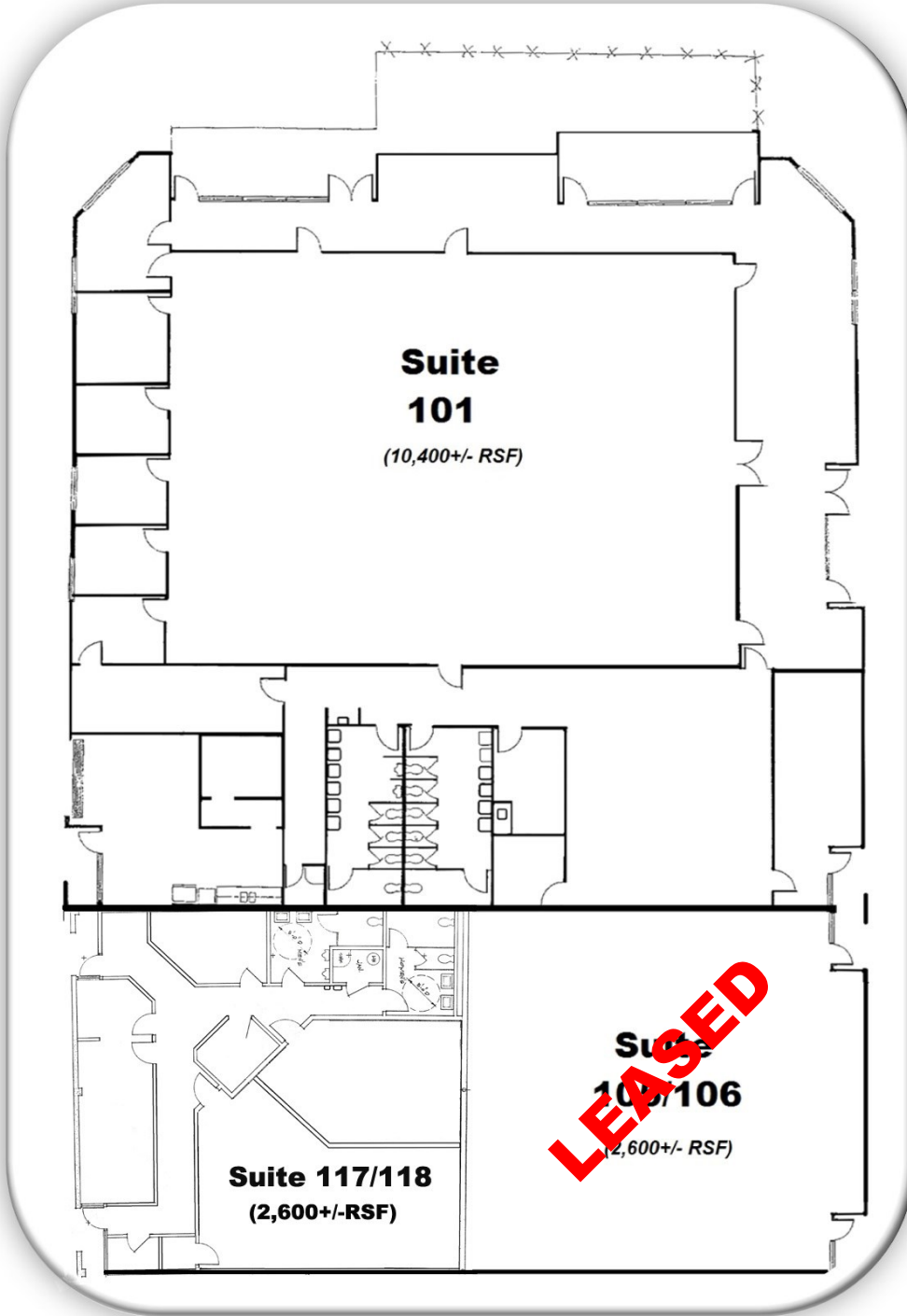
Ave I Business Center

340 E Avenue I

FOR LEASE



Lancaster, CA 93535



Harvey Holloway - BRE #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, Suite E
Lancaster, CA 93534

CBCValleyrealty.com

Coldwell Banker Commercial and the Coldwell Banker Commercial Logo are registered service marks licensed to Coldwell Banker Real Estate LLC. Each Office is Independently Owned and Operated.

Ave I Business Center

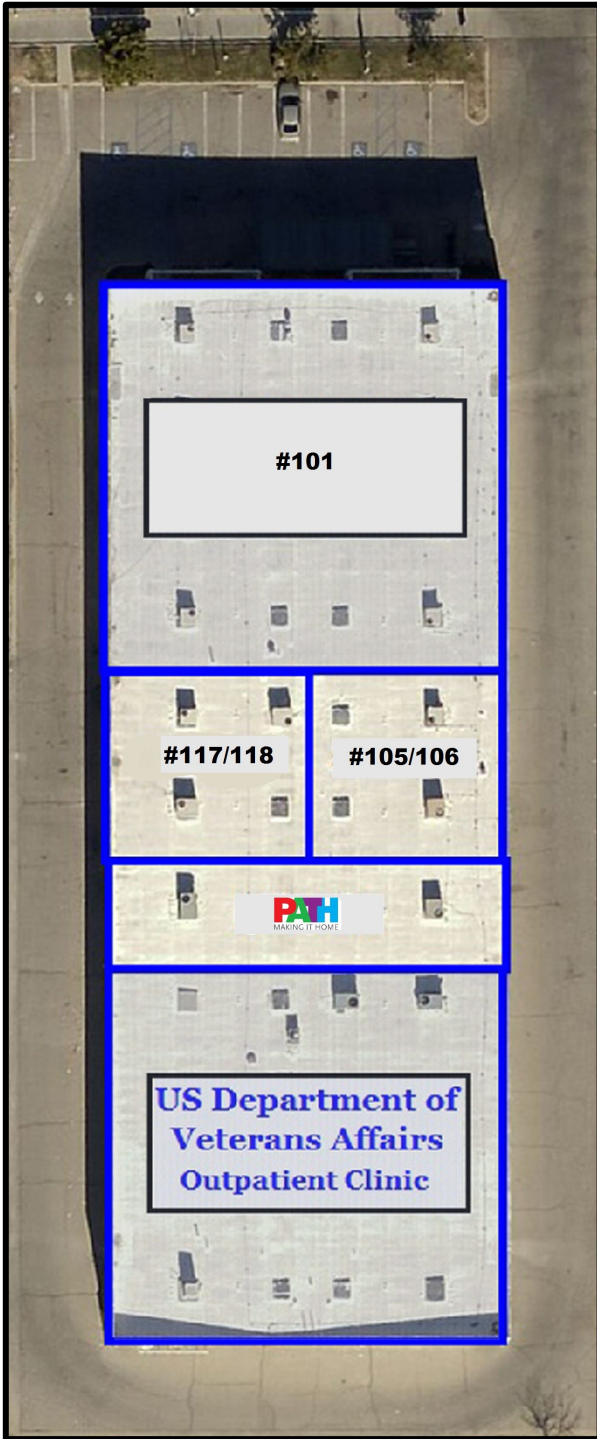
340 E Avenue I

Lancaster, CA 93535

FOR LEASE



COLDWELL
BANKER
COMMERCIAL



Harvey Holloway - BRE #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, Suite E
Lancaster, CA 93534

CBCValleyrealty.com

Coldwell Banker Commercial and the Coldwell Banker Commercial Logo are registered service marks licensed to Coldwell Banker Real Estate LLC. Each Office is Independently Owned and Operated.