

**Coming Soon!**  
Multi-Tenant Industrial  
Investment Property



**105 W. DAKOTA AVENUE | CLOVIS, CA**

The Sandel Plaza is a four (4) building multi-tenant industrial complex totaling 116,690± SF. The property is 100% occupied. There are currently twenty-one (21) individual tenants with thirty-five (35) existing suites. The units sizes range from 2,000± SF to 10,680± SF, with most being in the 2,000± SF to 4,000± SF range.

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SANDEL PLAZA

CLOVIS, CA

**HIGHLIGHTS**

- Clovis Location
- Multi-tenant Industrial Project
- Light Industrial Zoning
- Functional Building Design
- Shared Truck Well

**BUILDING INFORMATION**

Square Footage:	116,690± SF
Lot Size:	6.77± Acres
Buildings:	4
Property Use:	Warehouse/Distribution
Tenancy:	Multiple
Year Built:	1985
Ceiling Height:	18'
Sprinklers:	Wet
Parking:	135 Spaces; 1.16/1,000 SF

**SALE PRICE: \$8,000,000 (\$68.55 PSF)**

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