

FOR SALE / LEASE

261 W. Valley Blvd, Rialto, CA 92335



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PROPERTY SUMMARY

PROPERTY DETAILS

PROPERTY TYPE Industrial Land

LOT SIZE 3.21 Acres

LOCATION

Rialto, CA

ZONING

I-P Planned Industrial



PROPERTY HIGHLIGHTS

- **±3.21 Acres** Ideal for Equipment or Contractor Use
- **±5,000 SF** Warehouse Facility
- **±1,651 SF** Office Space
- **Zoned I-P:** Planned Industrial
- Well-Suited for **Truck Sales** or **Contractor Operations**
- Easy Access to Freeways via Riverside Avenue





LOCATION MAP

261 W. VALLEY BLVD



DISCLAIMER

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DISCLAIMER STATEMENT:

The information provided has been obtained from sources believed reliable. While we do not doubt its accuracy we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax, zoning, property condition, and other factors which should be evaluated by your tax, financial, legal, and other advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

No representation or recommendation is made by SVN | Vanguard as to the legal sufficiency or tax consequences of this document or the transaction to which it relates. These are questions for your attorney and/ or other advisors. In any real estate transaction, it is recommended that you consult with a professional such as an attorney, accountant, civil engineer, property inspector or other person, with experience in evaluating the transaction, and the legal documents prepared in connection therewith.

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