100 S. RESERVOIR ST., UNIT G, POMONA CA 91766--MCGHEE BUSINESS CENTER



9327 Fairway View Pl., #300 // Rancho Cucamonga, CA 91730 // 909.786.4300 // alliedcommercialrealestate.com

COMMERCIAL REAL ESTATE

Presented By:

BILL FAULKNER

909.578.8233 bill@alliedcre.com CalDRE #02068702

EXECUTIVE SUMMARY





OFFERING SUMMARY

Lease Rate:	\$1.35 SF/month (Modified Gross)
Building Size:	3,645 SF
Available SF:	3,645 SF
Lot Size:	109,461 SF
Year Built:	1987
Renovated:	2024
Zoning:	M-2
Market:	Los Angeles
Submarket:	East San Gabriel Valley

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PROPERTY OVERVIEW

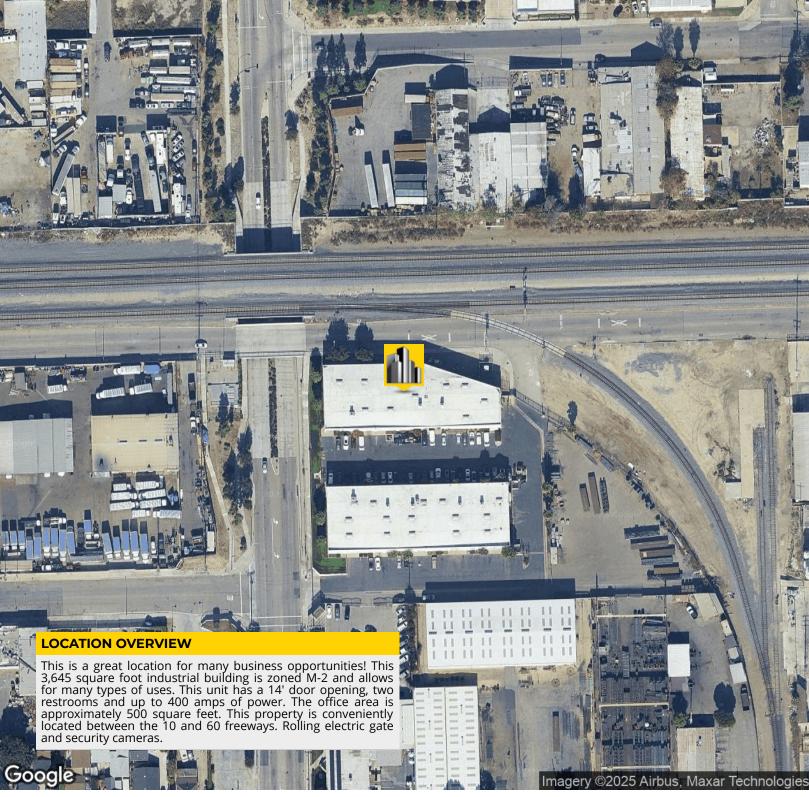
Introducing a prime leasing opportunity at 100 S Reservoir St., Unit G, Pomona, CA, 91766. This exceptional property boasts a range of features designed to accommodate a variety of business needs. With a spacious 20' clear height and a 14' ground level door, it offers convenient access and ample space for operations. The inclusion of 200 amps, two restrooms, two small offices, and an electric wrought iron gate ensures functionality and security. Seize the opportunity to establish your business in this versatile and well-appointed property, perfectly suited for a range of commercial enterprises.

PROPERTY HIGHLIGHTS

- Wrought iron fence
- 20' foot clear height
- 200 amps
- 1 private restroom
- Small Office
- 14' Ground Level Door
- Built out mezzanine for additional storage



LOCATION MAP



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ADDITIONAL PHOTOS









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