

**FOR LEASE**  
**125 McPherson Avenue, Suite A, Santa Cruz, Ca.**



**Westside Santa Cruz Research and Development Facility**

**Building:** Available 3,351 +/- Square Feet  
**Lot Size:** 25,700 +/- Sq. Ft.  
**Interior:** 4 private offices, conference room, warehouse with rollup door, lab room, two private restrooms, shower room, mezzanine and open workspace area.  
**Parking:** Shared, fenced lot with ample parking.  
**Amenities:** Nicely landscaped lot with picnic area in front. Upscale building built in 1995 located on popular westside of Santa Cruz. Close to everything.  
**Asking Rate:** REDUCED TO \$1.50/ SF + NNN (\$0.38/SF +/-)  
**PRESENTED EXCLUSIVELY BY:**



DRE #01270957

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Open workspace area



Front Entrance Area





Interior Conference Room



Interior workspace with private lab area

