

AVAILABLE UNITS:

- 13,816 SF (UNITS 105-106)
- 14,458 SF (UNITS 103-104)

FOR LEASE

\$1.25 NNN

NNN = \$.28 PSF



REMINGTON DISTRIBUTION CENTER

42006 REMINGTON AVENUE, TEMECULA, CA 92590

51,752 SF MULTI-TENANT DISTRIBUTION BUILDING



REMINGTON DISTRIBUTION CENTER

TEMECULA, CA 92590

REMINGTON DISTRIBUTION CENTER

- 2,624 sf of office
- 3 private offices
- 2 restrooms
- Second story improved open bullpen office
- 5 DH Doors, 1 GL Door
- \$1.25NNN

REMINGTON DISTRIBUTION CENTER

TEMECULA, CA 92590

- # REMINGTON DISTRIBUTION CENTER

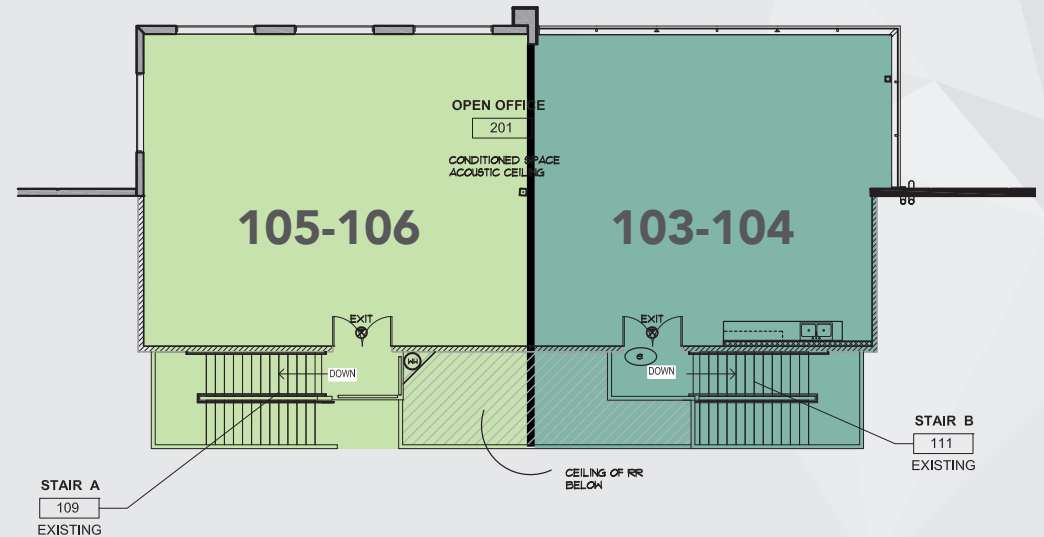


UNIT FEATURES

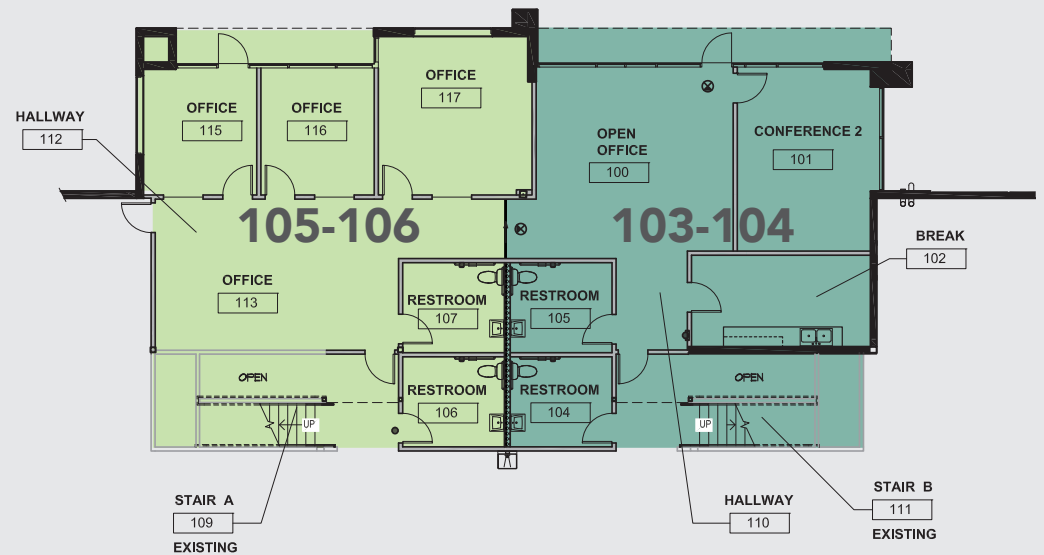
- Existing new 2 story offices.
- 27 ' warehouse clearance
- 2.3/1000 parking
- Ample power
- ESFR Fire sprinklers
- Concrete loading and parking areas
- Turbine warehouse roof vents
- Extensive warehouse skylights
- Availability - 30 days

AREA FEATURES

- Located in the Westside Business Center, the premier Business Park in SW Riverside County
- Direct access to Interstate 15 from Winchester Road
- Close to numerous restaurants and retail services
- High image corporate neighbors include Medline (PHS), Abbott Labs & Scott's Turf

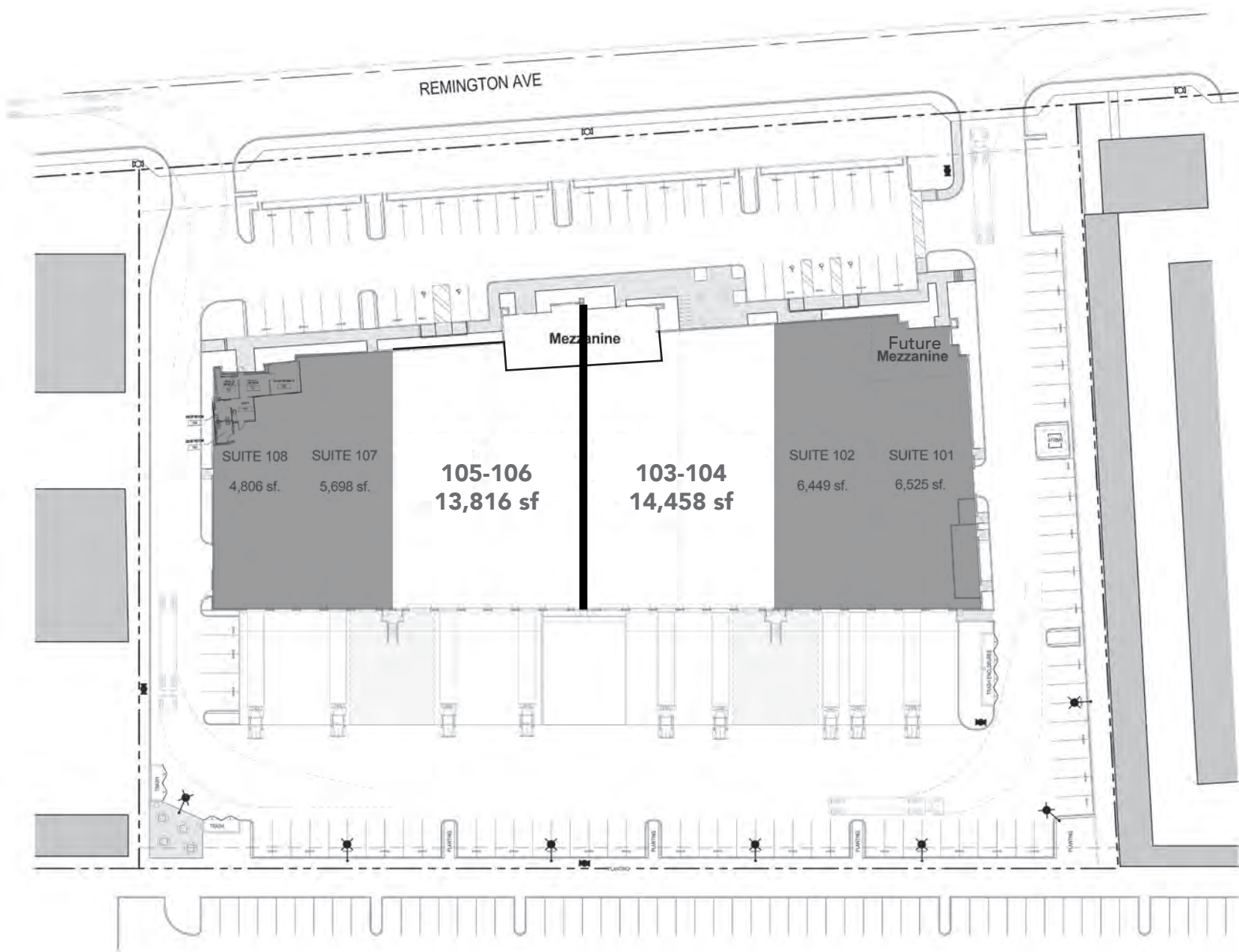


SECOND FLOOR PLAN



FIRST FLOOR PLAN

SITE PLAN



LOCATION AERIAL



WINCHESTER RD

DIAZ RD

ZEVO DR

REMINGTON AVE

REMINGTON DISTRIBUTION CENTER

TEMECULA, CA 92590

CONCRETE TRUCK COURT



REMINGTON AVE

REMINGTON DISTRIBUTION CENTER

TEMECULA, CA 92590

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

INTERIOR OFFICES





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