

# MULTI-TENANT INDUSTRIAL BUILDING

## UNITS AVAILABLE FOR LEASE



18737 US Highway 18 #10  
Apple Valley, CA 92307

## ADDRESS

18737 US Highway 18, Units #10, Apple Valley, CA 92307

## PROPERTY OVERVIEW

±1,460 SF unit now available in the Town of Apple Valley. The space is comprised of an office/showroom area with full bathroom including shower and separate garage area.

## LOCATION

The building is located between Pohez Road and Tao Road along Outer Highway 18. Conveniently situated less than one mile from the busy intersection of Highway 18 and Apple Valley Road, the site benefits from exceptional visibility and exposure to an average traffic count of ±46,000 vehicles per day. The property is strategically located, with approximately ±3,300 housing units within a 1.5 mile radius.

## MUNICIPALITY

Town of Apple Valley | County of San Bernardino

## ZONING

C-G (General Commercial); permits a wide range of commercial uses

## PRICE

\$1.12 per sf MG

## UNIT ATTRIBUTES

- One 8' x 16' garage door and one 8' x 8' garage door
- Full bathroom with shower
- Secured parking area, shared with neighboring tenants

# SITE SUMMARY

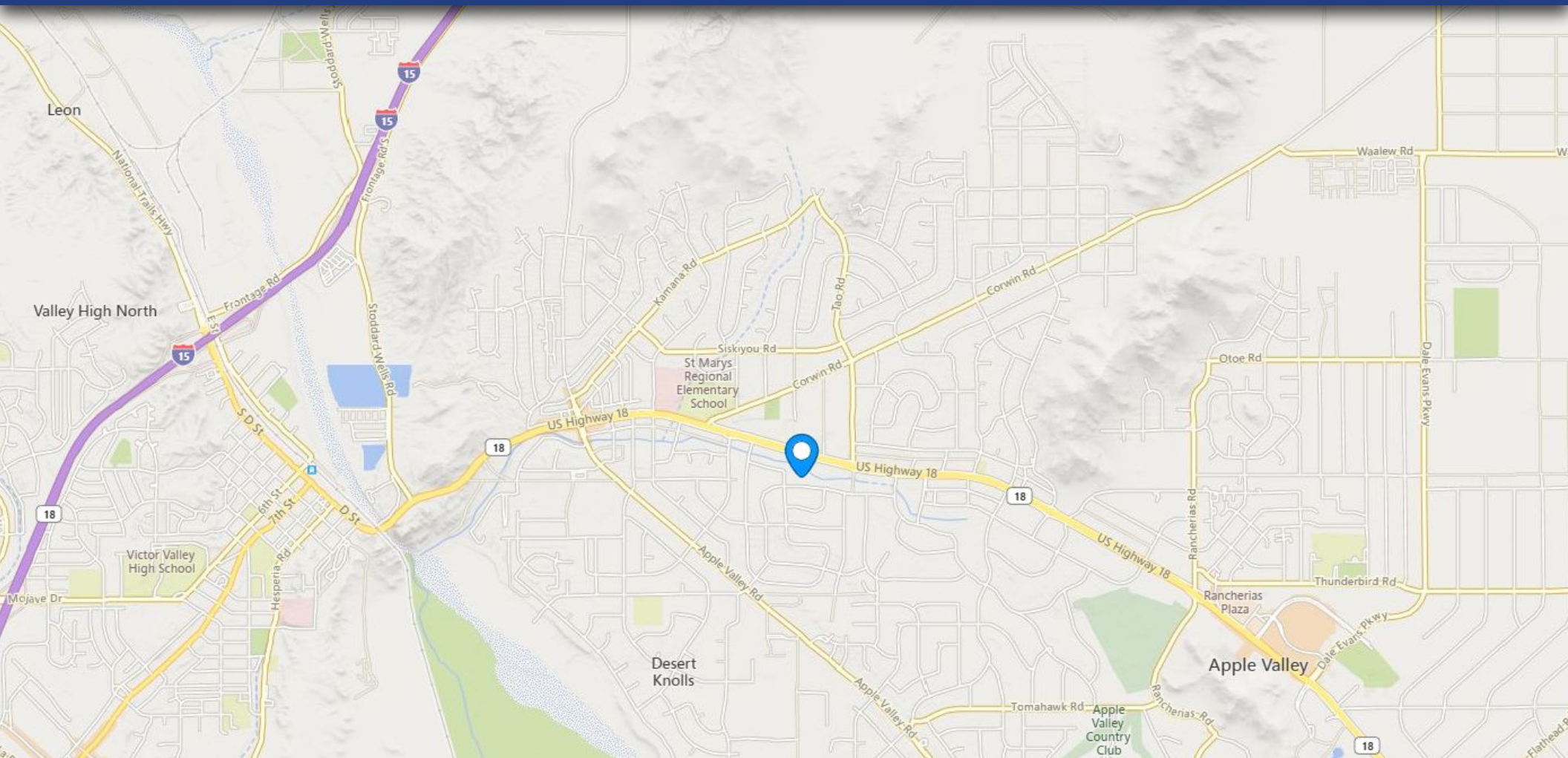




# AERIAL VIEW



# LOCATION



## For more information, please contact:

Jeremy Schmidt  
760.983.2593  
JSchmidt@kurschgroup.com  
DRE #01310579

Aiden Schmidt  
760.983.2592  
ASchmidt@kurschgroup.com  
DRE #02201573

Kursch Group, Inc.  
12180 Ridgecrest Road, Suite 232  
Victorville, CA 92395  
760.983.2383 | [www.KurschGroup.com](http://www.KurschGroup.com)

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