

FOR SALE/LEASE: ±8,569 SF

2970 RUBIDOUX BLVD | JURUPA VALLEY, CA 92509

BUILDING FOR SALE IN CAMPUS-LIKE SETTING



CALL AGENTS TO SHOW

2970 RUBIDOUX BOULEVARD ±8,569 SF WITH ±12,774 SF YARD



TOBY TEWELL

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2970 RUBIDOUX BOULEVARD

±8,569 SF WITH ±12,774 SF YARD

PROPERTY HIGHLIGHTS

- ±8,569 SF Range
- ±12,774 SF Private Fenced Yard
- Renovation In-Process
- Ground Level Loading
- Flexible Zoning
- Direct Frontage on 60 Freeway & Rubidoux Blvd
- Professional Business Park in Jurupa Valley



SALE PRICE: \$275/PSF
LEASE RATE: \$1.03 PSF NNN + \$0.33 PSF OPEX



12'
CLEAR HEIGHT



200 (VERIFY)
AMP POWER



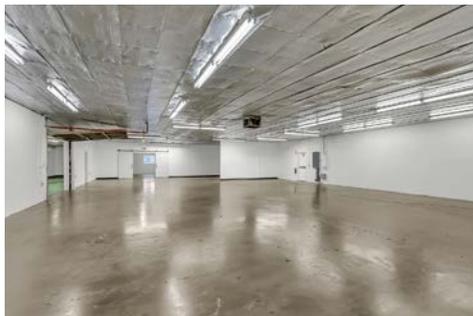
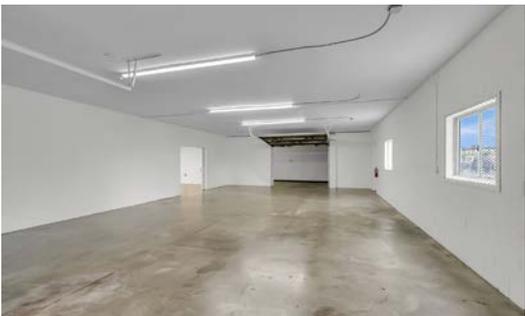
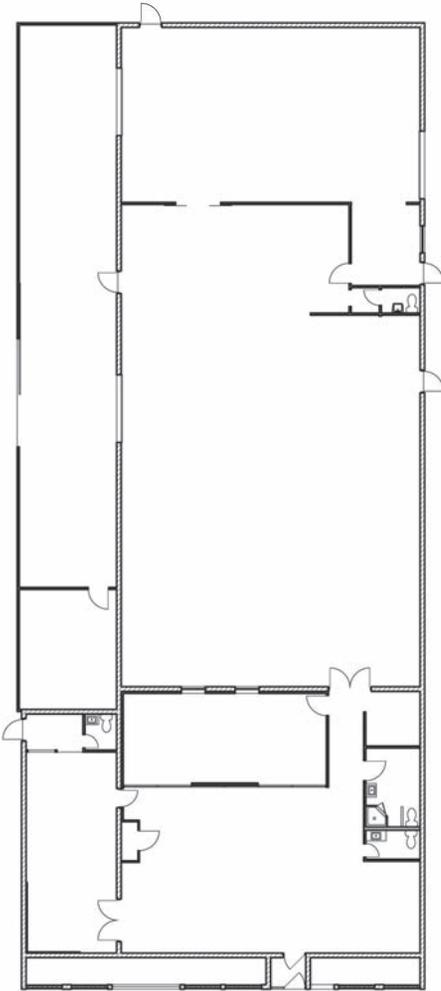
2/1,000
PARKING RATIO



GROUND LEVEL
LOADING DOOR



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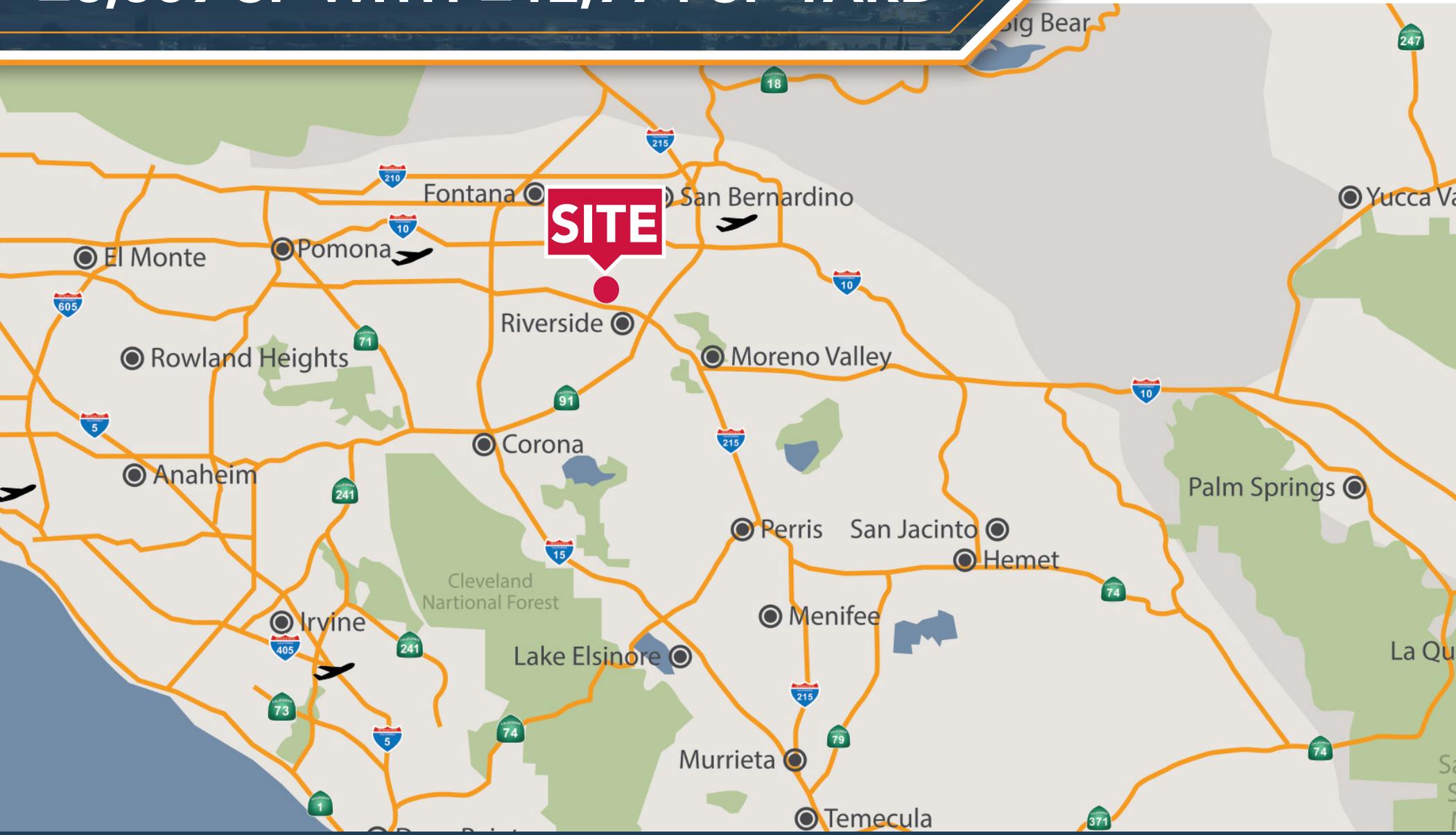
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- CI - CP Zone
- M - SC Zone
- Available for Sale



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