

# FOR LEASE

600 Ward Drive  
Goleta, CA



## OFFICE / R&D / CLEAN ROOM SPACE

### Description

Excellent opportunity to lease a highly improved R&D facility near UCSB. Facility includes Class 1000 clean room. In addition, the floor plan includes private offices, high bay warehouse, R&D labs, and open cubicle space. Includes both ground floor and second floor offices. Outdoor storage space available on site for additional charge. Roll-up doors located throughout property. Convenient access to 101 freeway, UCSB, and restaurants/amenities.

- ▶ Asking Rate: \$1.35/Sq. Ft. NNN (\$.35)
- ▶ Zoning: B-P (Business Park)
- ▶ Parking: 2 Per 1000 Sq. Ft.
- ▶ Ample power available
- ▶ Size: 9,900 Sq. Ft.
- ▶ Floors: 1st and 2nd floor
- ▶ Includes Fenced equipment area

Information is deemed reliable, although we have no reason to doubt its accuracy, it is not guaranteed

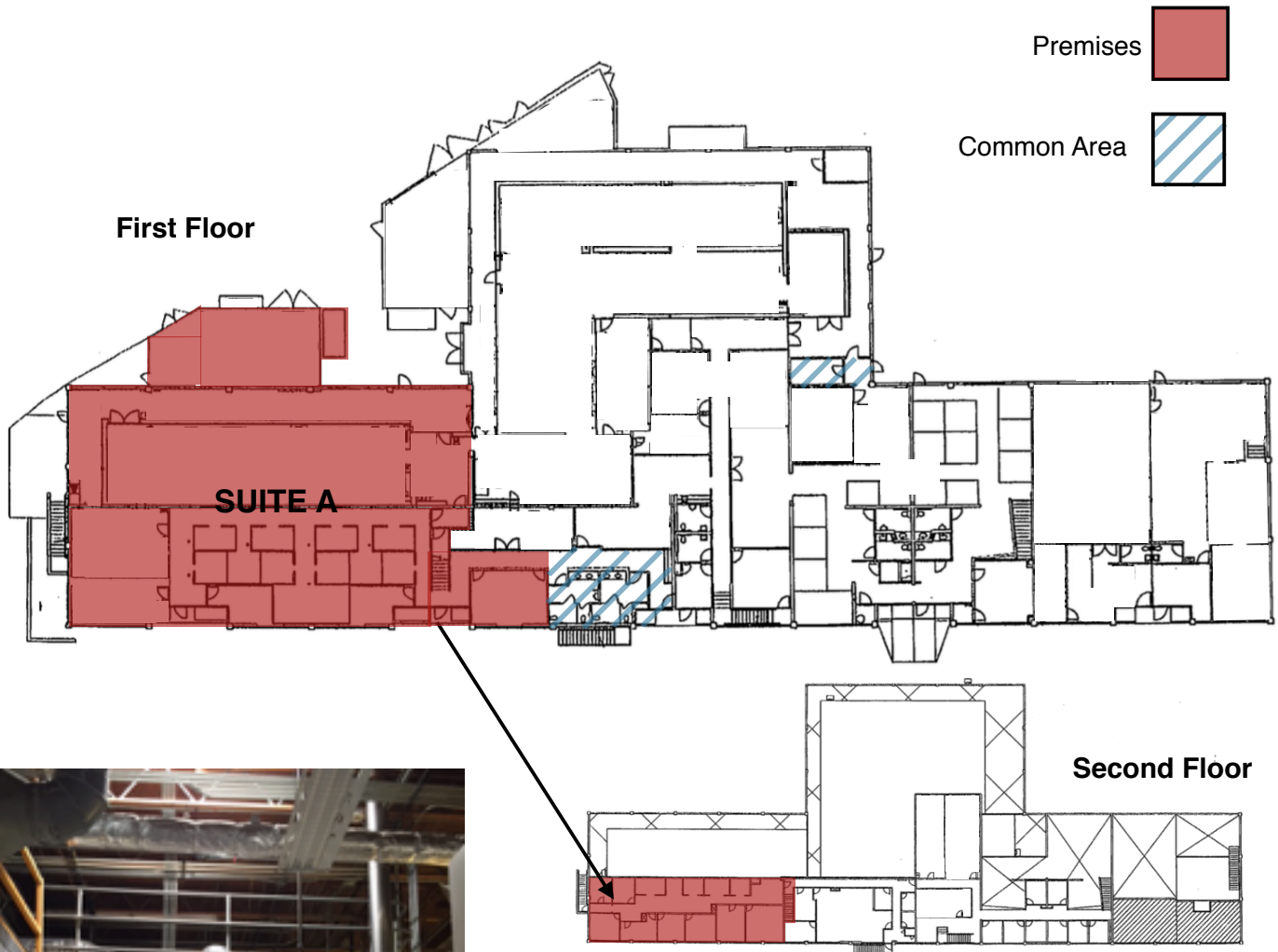
SANTA BARBARA PROPERTY GROUP  
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