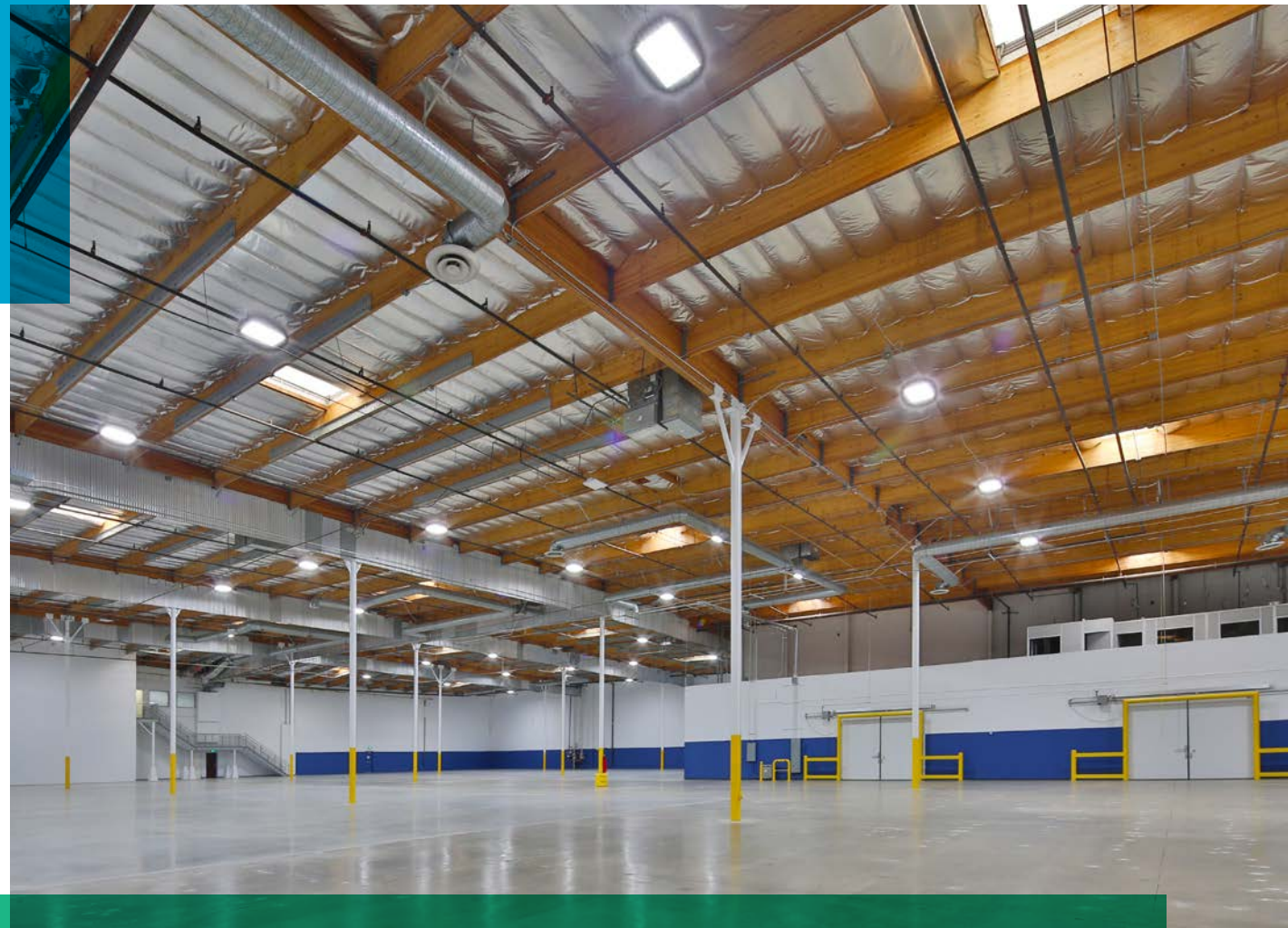




*STATE-OF-THE-ART WAREHOUSE/
MANUFACTURING FACILITY*

26245
TECHNOLOGY DR

VALENCIA, CALIFORNIA



61,856 SF AVAILABLE FOR SUBLEASE

CBRE

HIGHLIGHTS & PROPERTY INFORMATION

26245
TECHNOLOGY DR



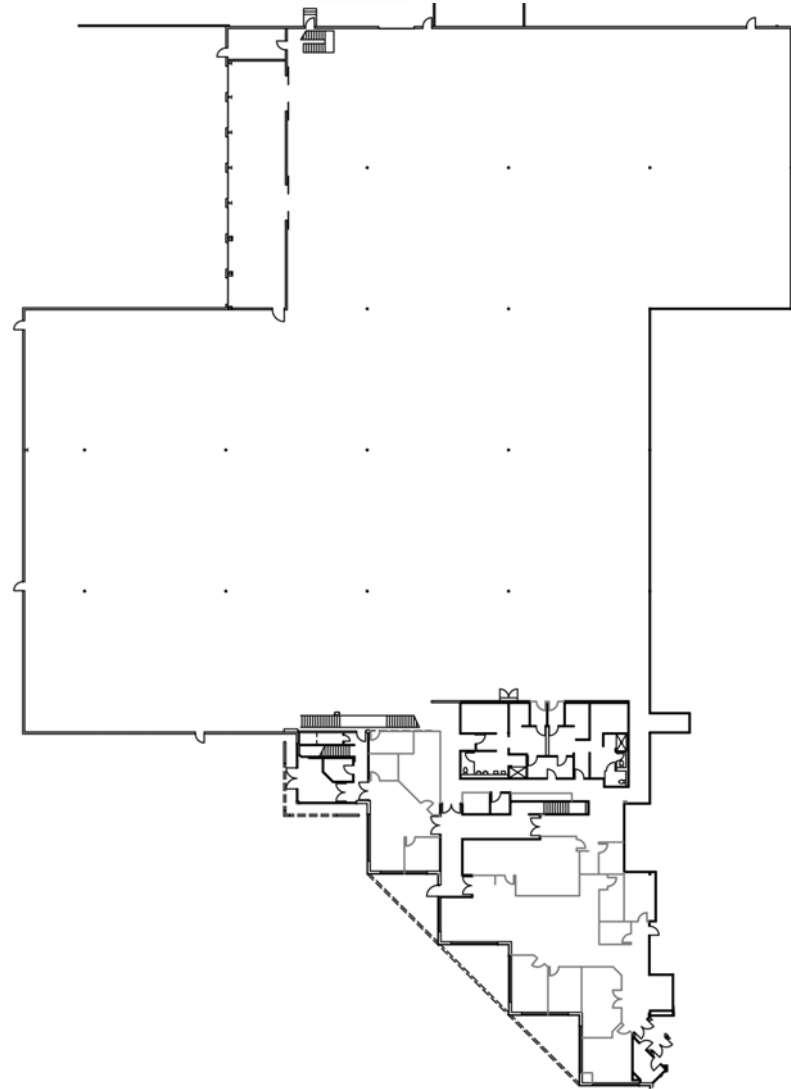
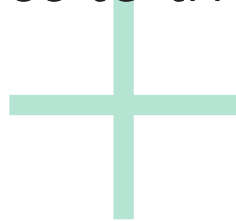
- + Available SF: 61,856 SF
- + Office Size: ±11,865 SF
- + Warehouse Size: ±50,000 SF
- + Sublease Rate: \$1.17/SF NNN
- + Sublease Available Through 4/30/2028
- + Excellent Loading
- + Executive Suite with Restroom and Shower
- + Dock High: 7 / Ground Level: 1
- + 28' Minimum Clearance
- + Power: 2,000 Amps; 277/480 Volts
- + Parking Spaces: 105 Stalls
- + Located in Master Planned Business Park
- + Excellent Freeway Access
- + Locker Room and Changing Area



FLOOR PLAN

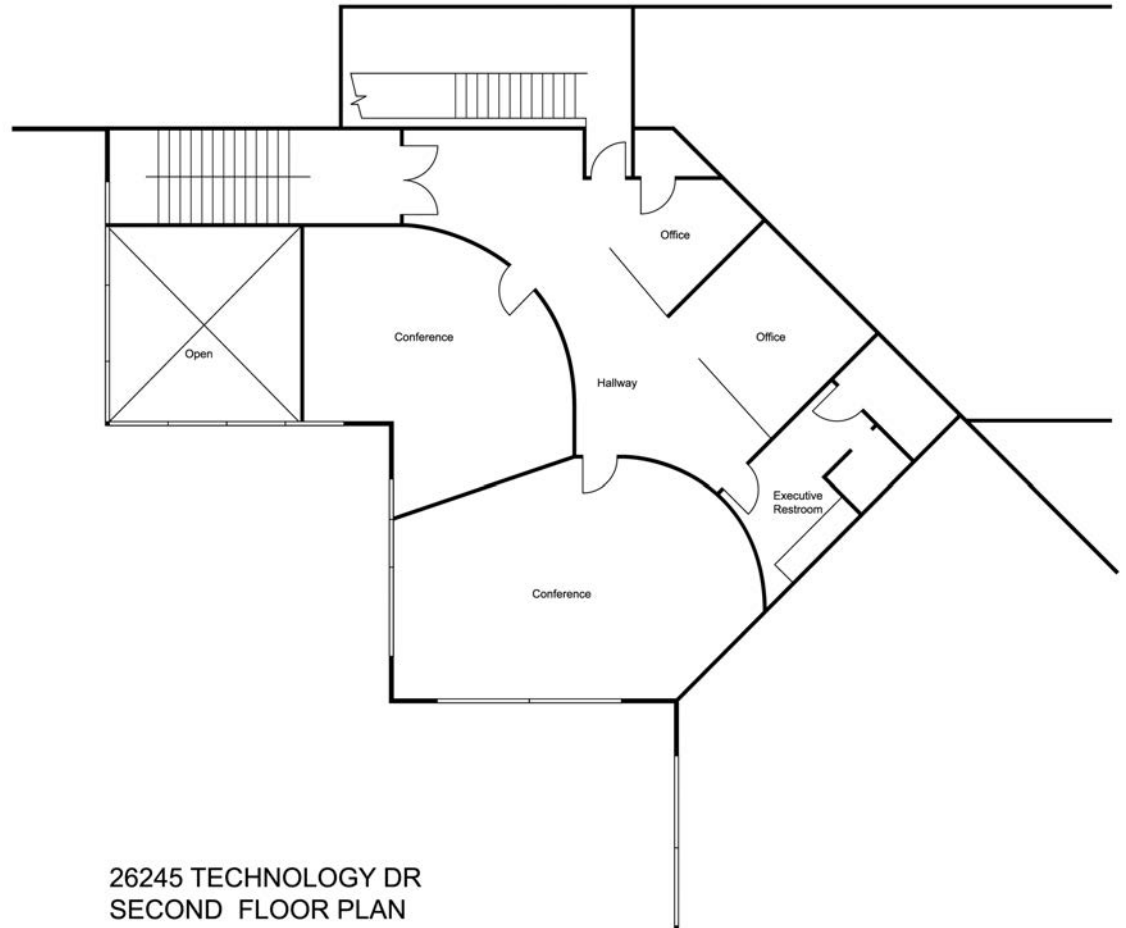
26245
TECHNOLOGY DR

*This state-of-the-art
industrial space takes
your business to the
next level*



FLOOR PLAN

26245
TECHNOLOGY DR

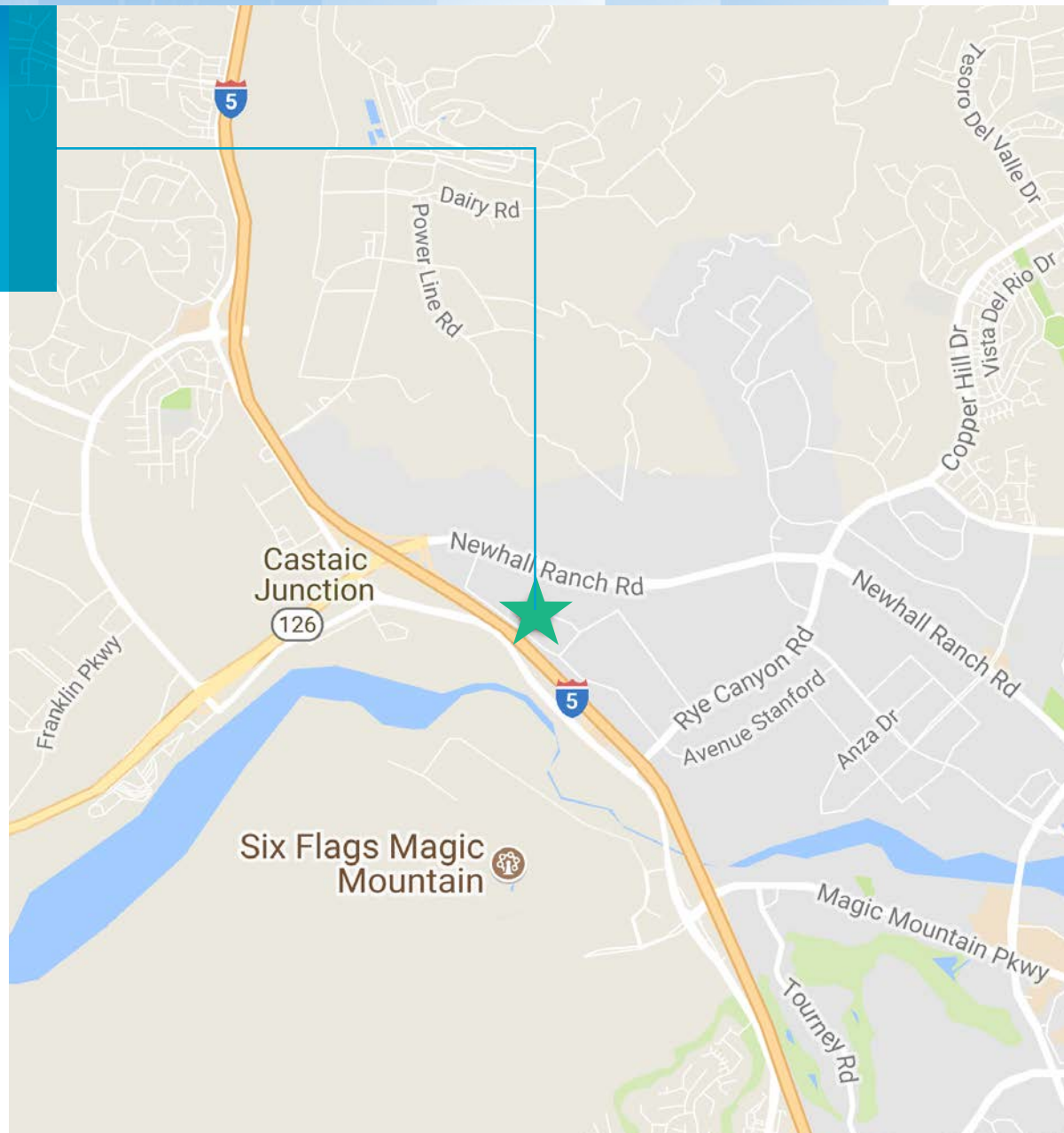
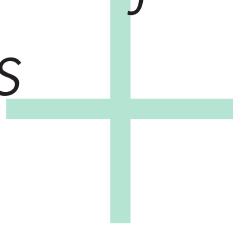


26245 TECHNOLOGY DR
SECOND FLOOR PLAN

LOCATION MAP

26245
TECHNOLOGY DR

*Unbeatable
access to major
highways*



26245
TECHNOLOGY DR



26245 TECHNOLOGY DR

VALENCIA, CALIFORNIA

SAM GLENDON, SIOR

First Vice President

Lic. 01826689

+1 818 502 6745

sam.glendon@cbre.com

CBRE, INC

Broker Lic. 00409987

CBRE

© 2024 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners and use of these images without the express written consent of the owner is prohibited.