

FOR SALE

**2,647± SQ. FT. PROFESSIONAL OFFICE CONDO | FULLY
BUILT OUT | PRIME RANCHO CUCAMONGA LOCATION**

8580

Utica Ave

Rancho Cucamonga, CA 91730



Haven Ave.

Arrow Rt.

EDMOND MELENDEZ

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Property Overview

Well-appointed professional office condominium located in the heart of Rancho Cucamonga's business district. This second-floor suite offers 2,647± square feet of fully built-out professional space, featuring seven private offices, a reception area, waiting room, break room, and two restrooms. The property is elevator-served and provides excellent visibility with front-building signage on Utica Avenue. Situated adjacent to Haven City Market and near the Civic Center and Rancho Courthouse, the property offers convenient access to major corridors including Haven Avenue and Arrow Route. Ideal for professional users or medical/health practices seeking a turnkey office environment in one of the Inland Empire's most desirable commercial hubs.

**8580 Utica Ave,
Rancho Cucamonga, CA 91730**

Property Address

0209-511-11

APN

INDUSTRIAL PARK (IP)

Zoning

2,647 SQ. FT.

Professional Office Condo

COMMERCIAL OFFICE CONDO

Use

\$1,125,000

Asking Price

SECOND FLOOR | ELEVATOR ACCESS

Building Features

SEVEN PRIVATE OFFICES | TWO RESTROOMS

Interior Layout



Property Highlights

- Fully Built-Out Professional Office Condo
- Seven Private Offices + Reception & Waiting Area
- Break Room and Two Restrooms
- Second-Floor Suite with Elevator Access
- Front-Building Signage on Utica Avenue
- Adjacent to Haven City Market
- Near Civic Center & Rancho Courthouse
- One Block from Haven Ave. & Arrow Route
- Ideal for Professional or Medical/Health Use



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For more information contact:

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