



## HIGHLIGHTS

- Very affordable alternative to low vacancy, high rent San Diego market
- Three Phase Power
- Fenced & Gated Secure Yard
- Insulated Clear Span Warehouse

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## OVERVIEW

18,000 sq' warehouse, divisible to 6,000sq', Heavily insulated former packing shed, high ceilings, overhead door, clear span warehouse space. Three phase power, fenced and gated yard space. This property could be configured for manufacturing, warehousing, auto & RV storage, distribution, produce packing, etc. Loading dock with additional storage area available. At under 2 hours away from San Diego off Interstate 8, and a third the lease cost than San Diego industrial space, consider El Centro as an alternative for your warehouse needs.

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## FOR LEASE DETAILS

<b>PRICE</b>	-	<b>TENANCY</b>	-
<b>% LEASED</b>	-		

## BUILDING DETAILS

<b>PROPERTY TYPE</b>	Industrial	<b>UTILITIES</b>	Lighting, Water, Sewer
<b>PROPERTY SUBTYPE</b>	Warehouse	<b>CLEAR CEILING HT</b>	16-20 Ft
<b>TOTAL BUILDING SIZE</b>	-	<b>DOCKS</b>	1
<b>STORIES</b>	1	<b>DRIVE INS</b>	1
<b>YEAR BUILT</b>	1980	<b>PARKING SPACES</b>	12

## LAND DETAILS