

# INDUSTRIAL SUITES FOR LEASE

26111 YNEZ ROAD - TEMECULA, CA



**APPROVED  
FOR AUTO  
BROKERS!**

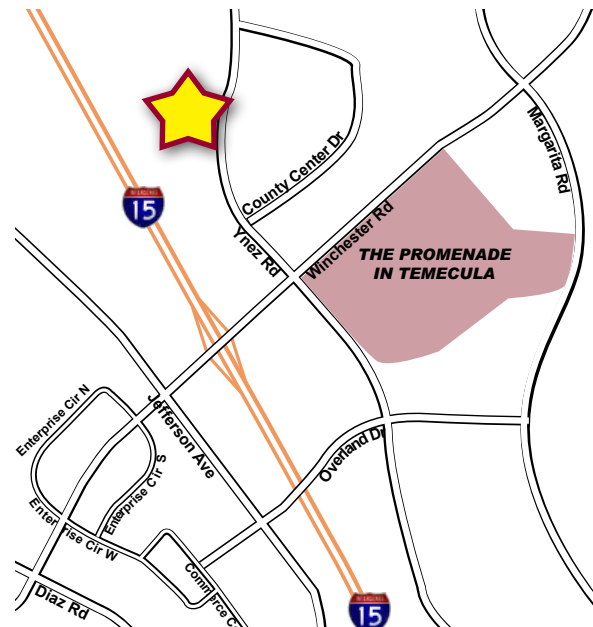


## PROPERTY HIGHLIGHTS:

- Suites Available Starting at  $\pm 1,028$  Square Feet
- Immediate Occupancy
- Premier Location - Rancho California Corporate Park (East of Interstate 15)
- 100-225 Amps, 120/208 Volt, 3-Phase
- Fire Sprinklered
- 9' x 10' Truck Doors
- On Lockbox



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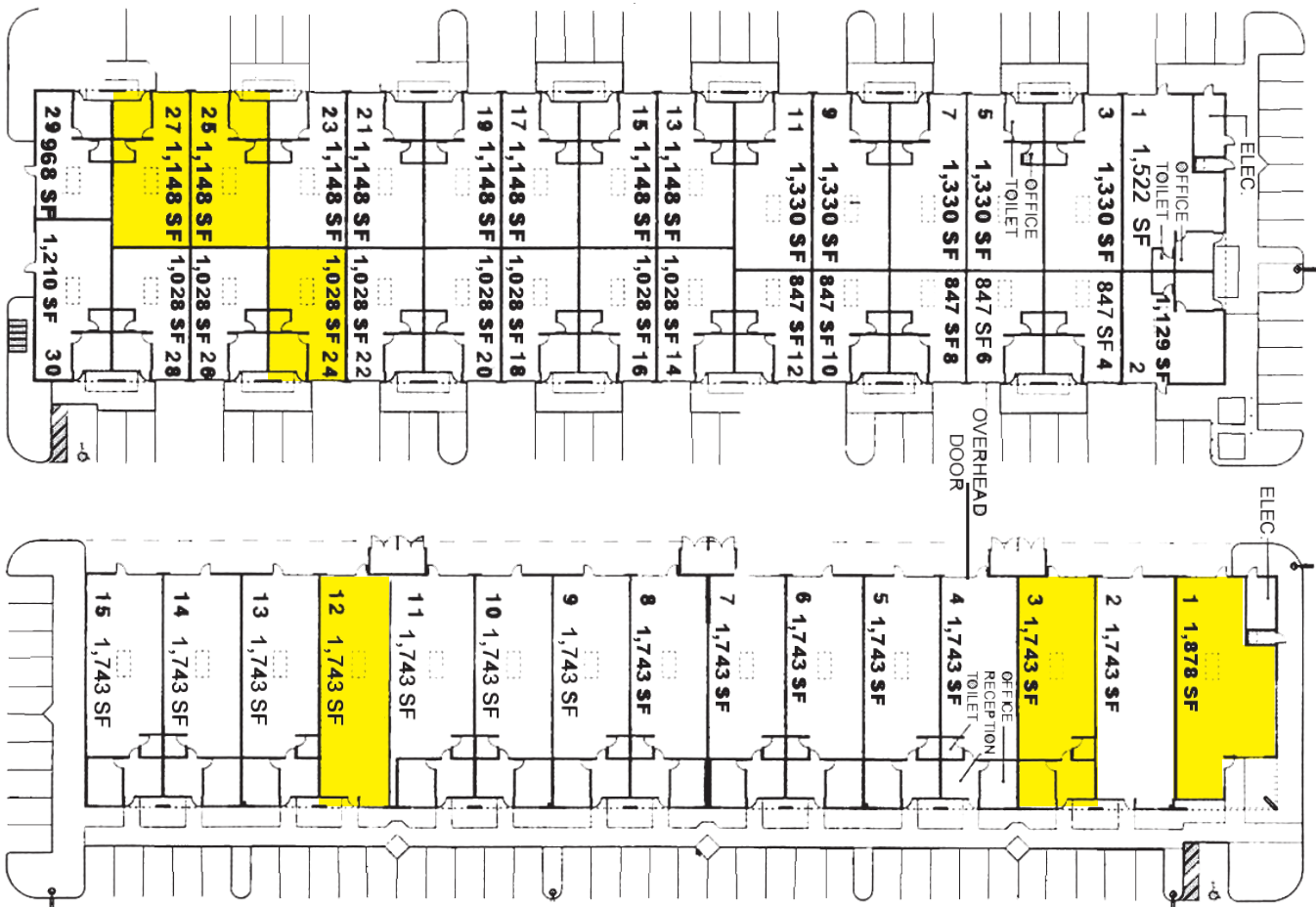
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SUITE	SIZE (±SF)	RENT/MO.	DESCRIPTION
B-24	1,028 SF	\$1,223	1 office, restroom, warehouse. Immediate Occupancy. On Lockbox
B-25	1,148 SF	\$1,366	1 office, restroom, warehouse. Immediate Occupancy. On Lockbox
B-27	1,148 SF	\$1,366	3 offices, restroom, warehouse. Immediate Occupancy. On Lockbox
C-3	1,743 SF	\$2,074	5 offices, open bullpen, restroom, small warehouse, 90% HVAC. Immediate Occupancy. On Lockbox
C-12	1,743 SF	\$2,126	2 offices, restroom, warehouse with dropped ceiling and truck door. Immediate Occupancy. On Lockbox
C-1	1,878 SF	\$2,348	End unit with lots of glass! Open showroom, restroom, warehouse. Immediate Occupancy. Shown by Appointment.

No Automotive or Machine Shops • 5% Annual Increases • Auto Brokers pay \$0.20 psf/mo premium  
Move In Deposits: First and Last Month's Rent Plus Security Deposit • Landlord Pays Trash & Water Subject to Base Year  
Rev. 11/18/2020





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**YNEZ**  
BUSINESS CENTER

