



FOR LEASE

5045 State Street Montclair, CA 91762

5,120 sf on 2.36 acres



CANADA PACIFIC
Realty Advisors

DRE #00882736

cprealtyadvisors.com

24730 Ave Tibbitts Suite 100 Valencia, CA 91355

PROPERTY SUMMARY

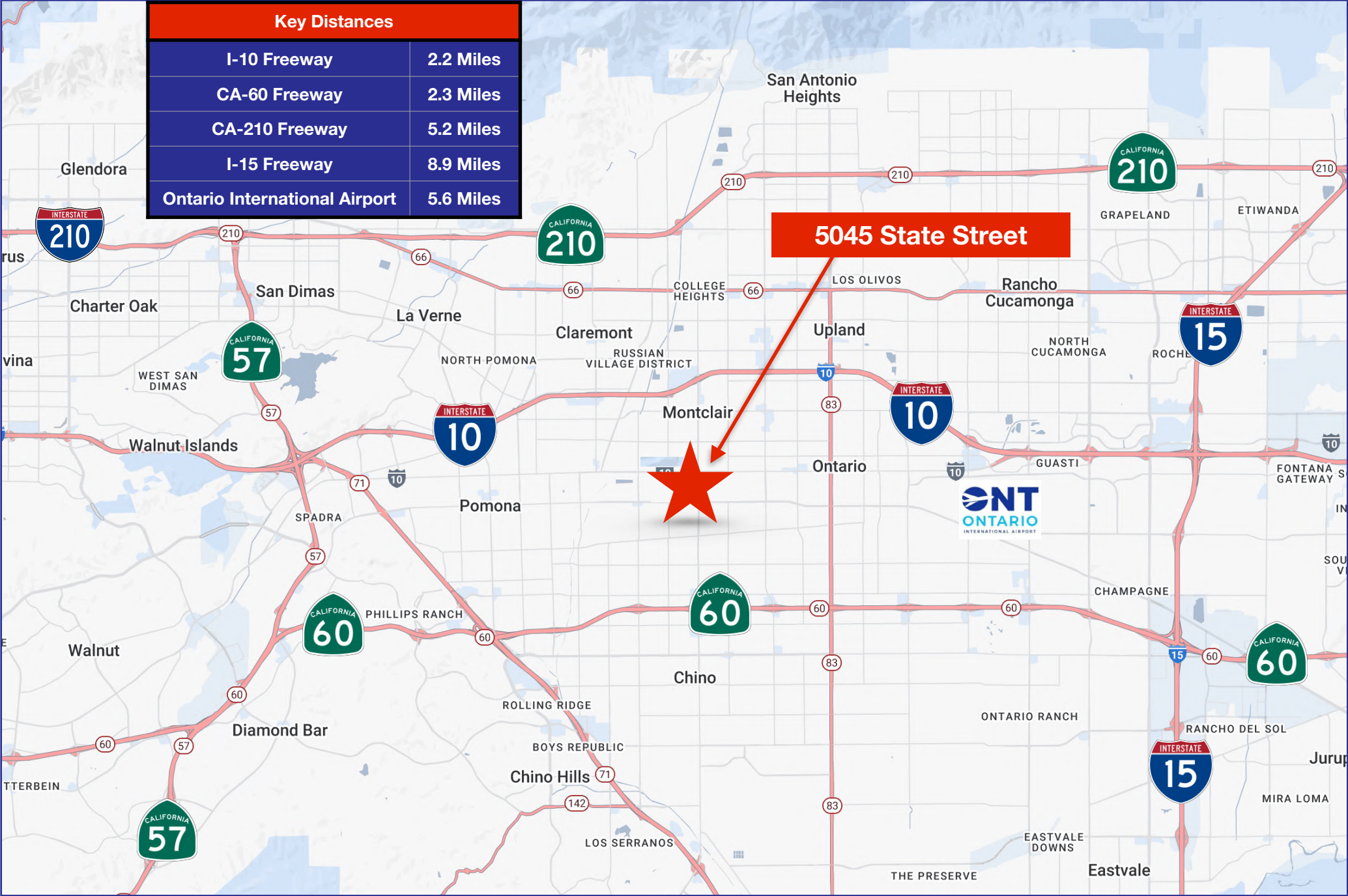
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Available SF	+/- 5,120 SF
Lot Size	+/- 2.36 acres (102,802 SF)
Ground Level Loading	6 GL Doors
Power	TBD
Zoning	"M1" - Limited Manufacturing
Available	CALL US
Lease Rate	\$0.39/SF
Lease Type	Gross

CUP approved for Outdoor storage
uses. CALL US for additional information.

Secured Fenced Yard
Paved Lot
NEW concrete & paint (January 2026)







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Contact us for more information



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