

SHADOW ROCK COMMERCE CENTER

2902-2976 RUBIDOUX BLVD,
JURUPA VALLEY, CA 92509

FOR LEASE

±2,575 SF - ±8,685 SF
INDUSTRIAL & FLEX BUILDINGS

SUITES 2902 (A & B), 2906 (C-E), 2908 AVAILABLE

***1-MONTH
FREE RENT PER
1 YEAR OF TERM**

SUMMER SPECIAL LIMITED-TIME OFFER



RUBIDOUX BLVD

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

*Ask Rate Deals Only
*Maximum of 3 Months Free

FLEX AVAILABILITIES



Suite:	Suite 2902 A/B (Divisible into 2 Units)
Product Type:	Office/Flex
Suite SF:	±2,575 SF - ±5,151 SF
Yard SF:	N/A
Asking Rate:	\$1.20 PSF NNN* (Max of 3 Months Free)
Operating Expenses:	\$0.33 PSF
Sale Price:	Not For Sale
Available:	Now

**SUITE 2902 A/B INTERIOR
VIDEO TOUR**

**SUITE 2902 A/B
FLOOR PLAN**

INDUSTRIAL AVAILABILITIES



Suite:	Suite 2906 C (Contiguous with 2906 D/E)
Product Type:	Industrial
Suite SF:	±3,585 SF
Yard SF:	N/A
Asking Rate:	\$1.20 PSF NNN* (Max of 3 Months Free)
Operating Expenses:	\$0.33 PSF
Sale Price:	Not For Sale
Available:	Now

**SUITE 2906 C
VIDEO NOT AVAILABLE**

**SUITE 2906 C
FLOOR PLAN**

INDUSTRIAL AVAILABILITIES



Suite:	Suite 2906 D/E (Contiguous with 2906 C)
Product Type:	Industrial
Suite SF:	±5,100 SF
Yard SF:	N/A
Asking Rate:	\$1.03 PSF NNN* (Max of 3 Months Free)
Operating Expenses:	\$0.33 PSF
Sale Price:	Not For Sale
Available:	Now

**SUITE 2906 D/E
VIDEO NOT AVAILABLE**

**SUITE 2906 D/E
FLOOR PLAN**



Suite:	Suite 2908
Product Type:	Industrial
Suite SF:	±6,804 SF
Yard SF:	N/A
Asking Rate:	\$1.03 PSF NNN* (Max of 3 Months Free)
Operating Expenses:	\$0.33 PSF
Sale Price:	Not For Sale
Available:	Now

**SUITE 2908 INTERIOR
VIDEO TOUR**

**SUITE 2908
FLOOR PLAN**

PROPERTY PHOTOS



ZONING & SITE PLAN



SHADOW ROCK COMMERCE CENTER

2902-2976 RUBIDOUX BLVD,
JURUPA VALLEY, CA 92509

FOR MORE INFORMATION, PLEASE CONTACT:

MASON WILSON Associate
951.276.3603 | DRE #02163918
mwilson@lee-associates.com

CARLY HAMILTON Leasing Director
951.276.3663 | DRE #01968295
chamilton@lee-associates.com

TOBY TEWELL Senior Vice President
951.276.3662 | DRE #01822772
ttewell@lee-associates.com



No warranty or representation has been made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. Lee & Associates Commercial Real Estate Services, Inc. - Riverside 4193 Flat Rock Drive, Suite 100, Riverside, CA 92505 | Corporate DRE# 01048055

