

WINDSOR BUSINESS PARK

43176 BUSINESS PARK DRIVE, SUITE 101, TEMECULA, CA 92590

FLEX / INDUSTRIAL
SPACE FOR LEASE



FOR MORE INFORMATION, PLEASE CONTACT:

CAREY PASTOR | Senior Vice President

(951) 297-7434 | cpastor@cbcsocalgroup.com

CalDRE License # 01403298



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PROPERTY HIGHLIGHTS

- ±1,717 SF Industrial space for lease
- Office improvements include: reception area, 1 private office and 1 restroom
- Balance of the space is warehouse with 10' x 10' rear loading roll-up door and man door
- Light Industrial (LI) Zoning
- Business Park Setting
- Close access to I-15 via Rancho California Road

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AVAILABILITY

UNIT UNIT SIZE

101 ±1,717 SF

MONTHLY BASE RENT

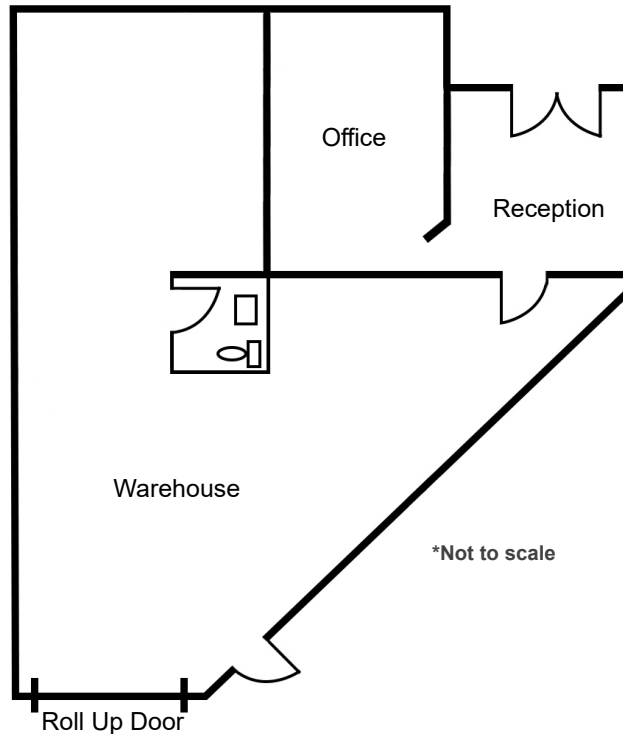
\$2,507.00 Base Rent +
\$361.00 CAOE* per month

SPACE DESCRIPTION

Office: reception area, 1 private office, 1 restroom,
Warehouse: 14-16' clear height, lighting,
10 x 10 GL rear loading roll-up door and man door

*2026 Common Area Operating Expenses (CAOE) are currently assessed at \$361.00 per month and subject to annual reconciliation and adjustment

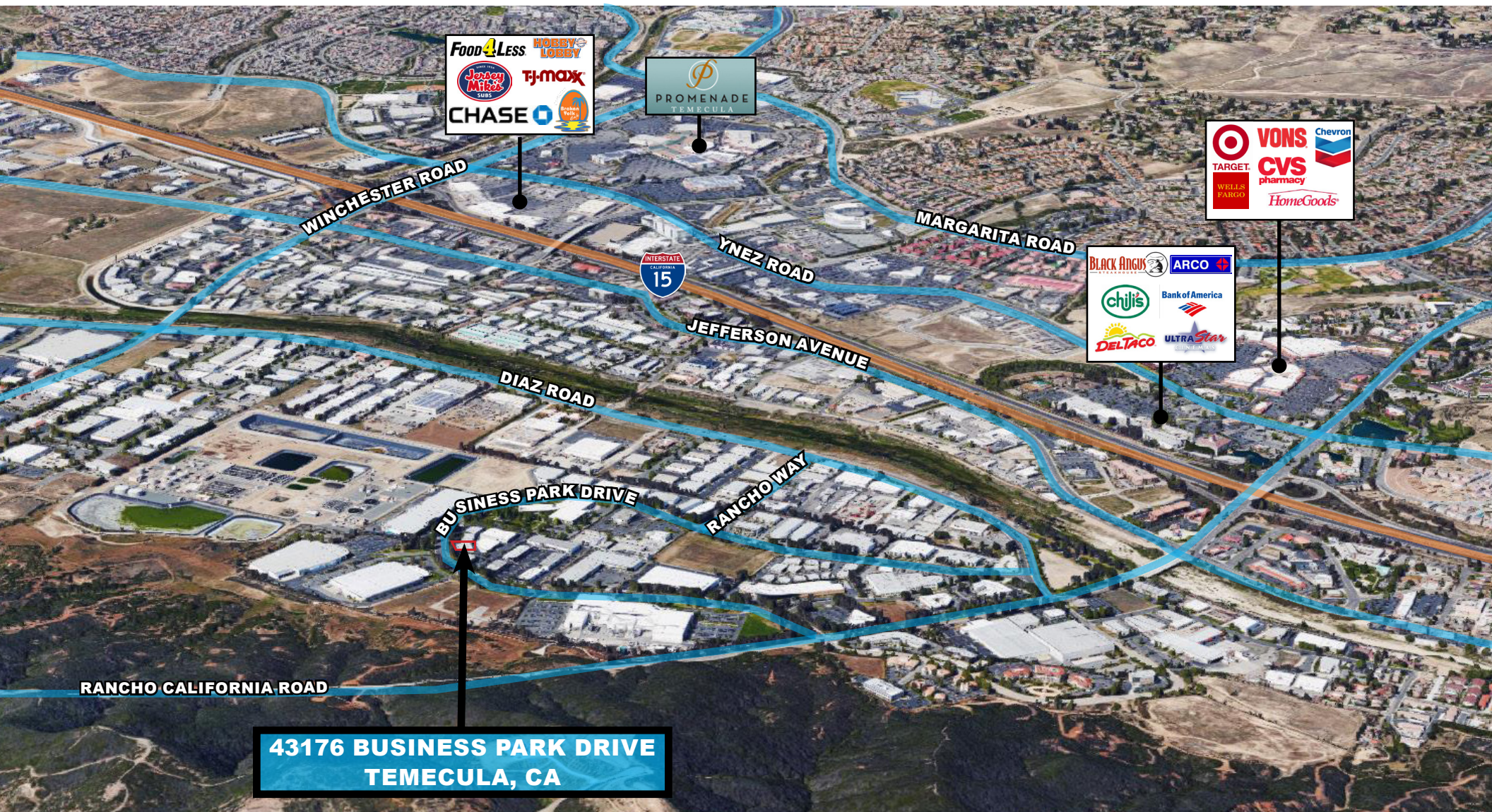
FLOOR PLAN



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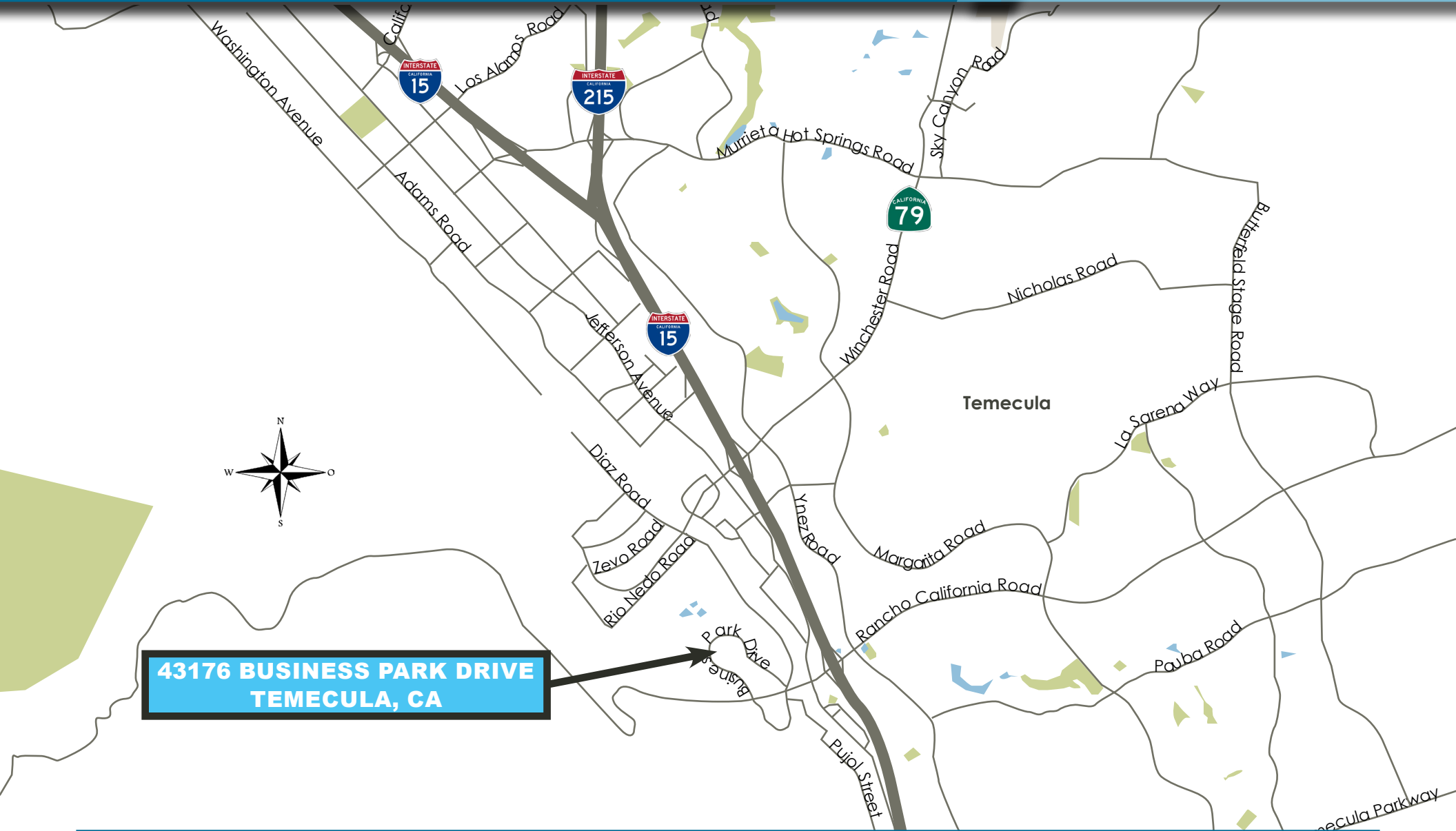
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CalDRE # 01403298

27368 Via Industria | Suite 102

Temecula | California | 92590

t 951.200.7683 | f 951.239.3147

cbcsocalgroup.com



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